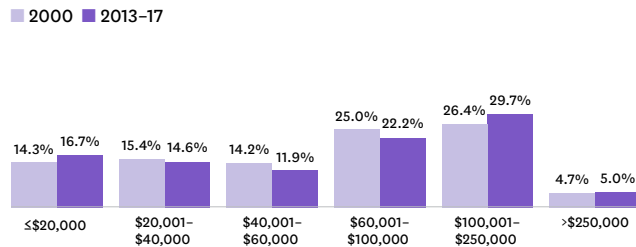


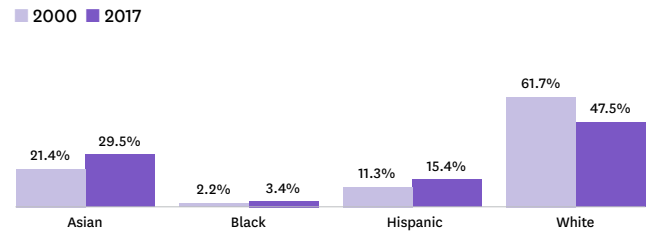


Additional neighborhood information, including expanded indicators and historical data, is available on CoreData.nyc. See Part 3 of this report for indicator definitions.

Household Income Distribution (2018\$)



Race and Ethnicity



Demographics

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population	113,422	116,418	114,462	118,922	—	—	—
Population aged 65+	18.8%	17.0%	16.5%	19.7%	—	2	5
Foreign-born population	52.1%	53.3%	49.6%	47.5%	—	6	10
Households with children under 18 years old	21.9%	24.3%	24.6%	22.4%	—	50	44
Racial diversity index	0.56	0.58	0.59	0.66	—	28	15
Income diversity ratio	—	5.5	4.8	5.3	—	—	33
Median household income (2018\$)	\$74,210	\$74,500	\$62,640	\$76,890	—	14	13
Poverty rate	11.2%	9.5%	9.7%	8.1%	—	45	51
Unemployment rate	5.2%	6.2%	8.9%	3.0%	—	49	51
Population aged 25+ with a bachelor's degree or higher	46.2%	53.1%	52.2%	56.4%	—	7	8
Population aged 25+ without a high school diploma	—	9.3%	8.6%	8.3%	—	—	48

Housing Market and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Homeownership rate	38.3%	42.8%	42.0%	45.2%	—	15	14
♦ Rental vacancy rate	—	—	1.9%	2.8%	—	—	29
♦ Severe crowding rate (% of renter households)	—	—	2.3%	4.2%	—	—	25
Serious housing code violations (per 1,000 privately owned rental units)	—	9.9	9.3	11.9	12.0	—	53
Median rent, all (2018\$)	\$1,270	\$1,380	\$1,500	\$1,680	—	8	10
Median rent, asking	—	—	\$1,600	\$2,000	\$2,000	—	29
Index of housing price appreciation, all property types	100.0	208.5	188.7	287.2	290.4	—	33
• Index of housing price appreciation, 1 unit building	100.0	201.6	193.9	290.7	283.5	—	—
• Median sales price per unit, 1 unit building (2018\$)	\$509,800	\$823,280	\$748,110	\$980,350	\$970,000	—	—
Sales volume, all property types	440	515	293	322	366	30	41
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	2.3	3.7	7.3	3.2	2.1	50	52
Home purchase loan rate (per 1,000 properties)	—	44.0	25.4	26.0	—	—	9

Land Use and Development

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population density (1,000 persons per square mile)	—	41.5	40.8	42.4	—	—	26
Units authorized by new residential building permits	81	25	12	9	67	46	49
Units issued new certificates of occupancy	171	72	92	95	173	20	35

Neighborhood Services and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Car-free commute (% of commuters)	65.7%	70.0%	71.5%	73.0%	—	31	30
Mean travel time to work (minutes)	42.3	41.6	39.7	43.7	—	25	27
Serious crime rate (per 1,000 residents)	—	11.6	7.1	5.5	4.9	—	57
Students performing at grade level in ELA, 4th grade	—	—	—	57.9%	62.4%	—	15
Students performing at grade level in math, 4th grade	—	—	—	59.7%	65.5%	—	13
Residential units within ½ mile of a subway station	—	—	—	80.1%	—	—	33
Residential units within ¼ mile of a park	—	—	—	73.5%	—	—	34

Renters

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
♦ Rental units affordable at 80% AMI (% of recently available units)	—	—	26.0%	27.1%	—	—	38
♦ Severely rent-burdened households	22.0%	—	28.6%	29.3%	—	34	35
♦ Severely rent-burdened households, low-income households	—	—	56.5%	58.6%	—	—	5
Housing choice vouchers (% of occupied, privately owned rental units)	—	—	1.7%	1.4%	—	—	44

♦ These indicators use five-year American Community Survey (ACS) estimates. Data under the 2010 heading comes from the 2006–2010 ACS and data under the 2017 heading comes from the 2013–2017 ACS.
• For information on additional property types, see CoreData.nyc.