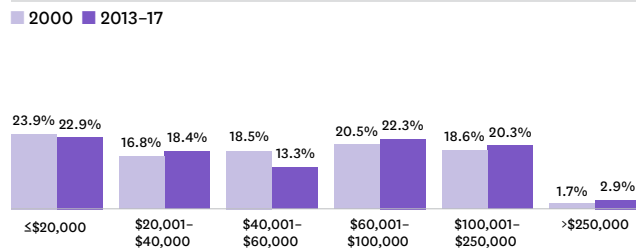


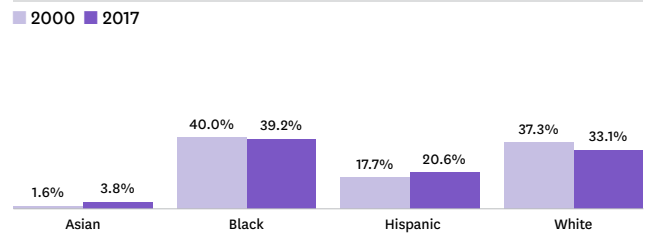


Additional neighborhood information, including expanded indicators and historical data, is available on CoreData.nyc. See Part 3 of this report for indicator definitions.

Household Income Distribution (2018\$)



Race and Ethnicity



Demographics

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population	106,738	120,268	124,031	133,051	—	—	—
Population aged 65+	14.2%	13.9%	13.6%	14.6%	—	12	22
Foreign-born population	24.4%	24.3%	25.7%	22.4%	—	39	50
Households with children under 18 years old	40.1%	41.9%	38.8%	36.3%	—	25	14
Racial diversity index	0.67	0.67	0.67	0.69	—	11	8
Income diversity ratio	—	6.0	6.7	6.0	—	—	20
Median household income (2018\$)	\$53,960	\$54,020	\$54,450	\$55,040	—	33	32
Poverty rate	22.4%	20.3%	22.4%	19.8%	—	24	20
Unemployment rate	12.8%	9.1%	14.2%	10.0%	—	17	7
Population aged 25+ with a bachelor's degree or higher	20.4%	26.3%	25.1%	28.4%	—	29	36
Population aged 25+ without a high school diploma	—	25.5%	21.9%	19.0%	—	—	24

Housing Market and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Homeownership rate	35.1%	41.1%	37.8%	34.1%	—	17	26
Rental vacancy rate	—	—	5.1%	3.1%	—	—	25
Severe crowding rate (% of renter households)	—	—	3.4%	3.0%	—	—	41
Serious housing code violations (per 1,000 privately owned rental units)	—	34.3	39.6	32.5	37.0	—	31
Median rent, all (2018\$)	\$870	\$1,010	\$1,040	\$1,200	—	47	44
Median rent, asking	—	—	\$1,510	\$1,800	\$1,870	—	41
Index of housing price appreciation, all property types	100.0	233.7	157.8	205.0	209.4	—	58
Index of housing price appreciation, 2-4 unit building	100.0	240.8	150.7	215.1	211.3	—	—
Median sales price per unit, 2-4 unit building (2018\$)	\$161,190	\$303,770	\$170,410	\$270,050	\$245,000	—	—
Sales volume, all property types	551	1,055	443	338	535	24	29
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	17.6	23.2	32.4	20.2	14.8	16	14
Home purchase loan rate (per 1,000 properties)	—	53.9	16.6	16.6	—	—	42

Land Use and Development

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population density (1,000 persons per square mile)	—	10.7	11.0	11.8	—	—	52
Units authorized by new residential building permits	1,070	952	46	347	334	4	21
Units issued new certificates of occupancy	266	990	231	331	526	14	16

Neighborhood Services and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Car-free commute (% of commuters)	44.2%	49.8%	49.5%	45.2%	—	47	50
Mean travel time to work (minutes)	45.6	41.7	44.7	51.4	—	13	1
Serious crime rate (per 1,000 residents)	—	8.4	8.4	10.8	10.5	—	29
Students performing at grade level in ELA, 4th grade	—	—	—	29.2%	35.0%	—	49
Students performing at grade level in math, 4th grade	—	—	—	26.7%	34.2%	—	42
Residential units within ½ mile of a subway station	—	—	—	67.8%	—	—	41
Residential units within ¼ mile of a park	—	—	—	81.6%	—	—	26

Renters

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Rental units affordable at 80% AMI (% of recently available units)	—	—	77.1%	—	—	—	—
Severely rent-burdened households	24.9%	—	29.8%	28.8%	—	21	37
Severely rent-burdened households, low-income households	—	—	42.5%	41.0%	—	—	49
Housing choice vouchers (% of occupied, privately owned rental units)	—	—	17.8%	17.5%	—	—	3

• 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.