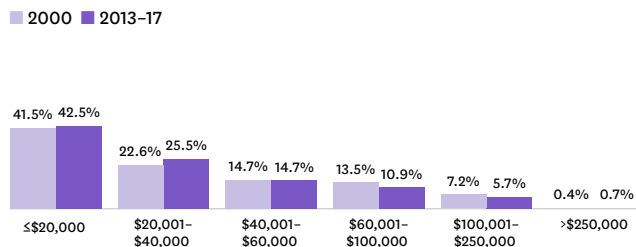


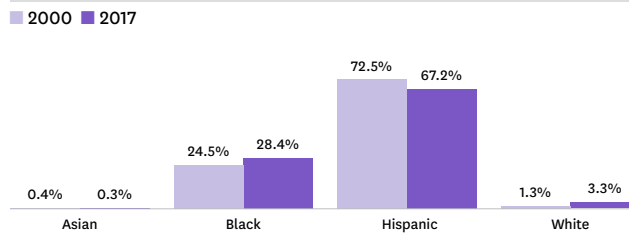


Additional neighborhood information, including expanded indicators and historical data, is available on CoreData.nyc. See Part 3 of this report for indicator definitions.

Household Income Distribution (2018\$)



Race and Ethnicity



Demographics

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population	130,448	137,900	156,790	156,357	-	-	-
Population aged 65+	7.5%	7.5%	8.1%	8.7%	-	50	51
Foreign-born population	23.9%	24.3%	27.7%	29.6%	-	41	38
Households with children under 18 years old	50.6%	46.4%	50.1%	39.3%	-	5	8
Racial diversity index	0.41	0.44	0.47	0.47	-	44	47
Income diversity ratio	-	5.6	5.3	5.9	-	-	22
Median household income (2018\$)	\$27,050	\$22,120	\$23,680	\$21,370	-	55	54
Poverty rate	45.5%	43.2%	41.1%	44.2%	-	1	1
Unemployment rate	23.6%	14.9%	19.1%	13.5%	-	1	4
Population aged 25+ with a bachelor's degree or higher	4.8%	8.0%	8.1%	9.7%	-	55	55
Population aged 25+ without a high school diploma	-	48.2%	43.1%	41.0%	-	-	1

Housing Market and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Homeownership rate	7.4%	7.6%	7.6%	5.3%	-	49	54
Rental vacancy rate ♦	-	-	5.4%	1.9%	-	-	48
Severe crowding rate (% of renter households) ♦	-	-	4.2%	4.3%	-	-	22
Serious housing code violations (per 1,000 privately owned rental units)	-	113.3	86.1	73.9	68.7	-	21
Median rent, all (2018\$)	\$570	\$760	\$800	\$990	-	55	53
Median rent, asking	-	-	\$1,530	\$1,900	\$2,000	-	29
Index of housing price appreciation, all property types	100.0	290.7	189.3	415.0	420.8	-	13
Index of housing price appreciation, 2-4 unit building ♦	100.0	252.4	128.0	313.6	317.1	-	-
Median sales price per unit, 2-4 unit building (2018\$) ♦	\$111,970	\$252,110	\$138,940	\$249,930	\$280,000	-	-
Sales volume, all property types	66	168	48	66	110	55	54
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	16.5	12.9	28.9	12.2	9.8	18	27
Home purchase loan rate (per 1,000 properties)	-	47.3	8.7	11.1	-	-	51

Land Use and Development

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population density (1,000 persons per square mile)	-	28.1	31.9	31.9	-	-	36
Units authorized by new residential building permits	240	340	408	1,205	824	19	7
Units issued new certificates of occupancy	124	530	550	333	1,106	25	8

Neighborhood Services and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Car-free commute (% of commuters)	74.5%	-	79.5%	77.4%	-	16	23
Mean travel time to work (minutes)	41.3	-	43.0	43.4	-	30	30
Serious crime rate (per 1,000 residents)	-	21.2	17.7	25.6	24.2	-	3
Students performing at grade level in ELA, 4th grade	-	-	-	24.6%	33.2%	-	51
Students performing at grade level in math, 4th grade	-	-	-	21.9%	29.7%	-	52
Residential units within 1/2 mile of a subway station	-	-	-	100.0%	-	-	1
Residential units within 1/4 mile of a park	-	-	-	99.8%	-	-	3

Renters

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Rental units affordable at 80% AMI (% of recently available units) ♦	-	-	92.2%	91.6%	-	-	1
Severely rent-burdened households ♦	24.8%	-	32.2%	32.5%	-	22	19
Severely rent-burdened households, low income households ♦	-	-	35.1%	36.0%	-	-	53
Housing choice vouchers (% of occupied, privately owned rental units)	-	-	15.8%	15.0%	-	-	6

♦ 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.