Demographics

Population 181,370 176,387 170,161 170,222 — — —
Population aged 65+ 9.8% 10.7% 9.6% 13.1% — 37 33
Foreign-born population 62.2% 60.8% 63.7% 60.1% — 2 2
Households with children under 18 years old 41.6% 39.3% 38.6% 37.3% — 22 10
Racial diversity index 0.60 0.57 0.54 0.56 — 24 34
Income diversity ratio — 3.8 4.2 3.4 — 55 —
Poverty rate 19.3% 15.7% 22.4% 13.5% — 29 36
Unemployment rate 9.9% 6.8% 10.3% 4.2% — 25 47
Population aged 25+ with a bachelor's degree or higher 17.6% 21.2% 20.1% 20.8% — 36 46
Population aged 25+ without a high school diploma — 29.3% 29.3% 25.0% — 12 —

Housing Market and Conditions

Homeownership rate 33.1% 37.5% 33.7% 38.1% — 19 20
Rent vacancy rate — — 2.4% 1.9% — — 48
Severe crowding rate (% of renter households) — — 10.0% 10.4% — — 2
Serious housing code violations (per 1,000 privately owned rental units) — 39.1 28.3 23.8 28.5 — 36
Median rent, all (2018$) $1,180 $1,360 $1,380 $1,530 — 12 15
Median rent, asking — — $1,400 $1,850 $1,850 — 42
Index of housing price appreciation, all property types 100.0 249.4 167.5 300.7 333.3 — 20
Index of housing price appreciation, 2–4 unit building 100.0 242.1 151.9 278.4 312.7 — —
Median sales price per unit, 2–4 unit building (2018$) $204,920 $412,260 $274,260 $417,820 $425,000 — —
Sales volume, all property types 698 1,033 368 402 451 14 33
Notices of foreclosure rate (per 1,000 1–4 unit and condo properties) 10.3 13.8 26.7 13.5 11.7 28 20
Home purchase loan rate (per 1,000 properties) — 51.1 20.6 22.5 — 15 —

Land Use and Development

Population density (1,000 persons per square mile) — 42.1 40.7 40.7 — — 27
Units authorized by new residential building permits 114 423 19 76 115 36 41
Units issued new certificates of occupancy 72 336 204 66 83 39 48

Neighborhood Services and Conditions

Car-free commute (% of commuters) 67.5% 74.6% 77.5% 75.2% — 30 27
Mean travel time to work (minutes) 41.3 43.1 40.7 44.4 — 30 24
Serious crime rate (per 1,000 residents) — 12.1 10.1 10.6 9.3 — 33
Students performing at grade level in ELA, 4th grade — — — 34.4% 47.6% — 34
Students performing at grade level in math, 4th grade — — — 32.7% 41.1% — 35
Residential units within ½ mile of a subway station — — — 59.5% — — 44
Residential units within ¼ mile of a park — — — 61.5% — — 46

Renters

Rental units affordable at 80% AMI (% of recently available units) — — 48.1% 56.8% — — 24
Severely rent-burdened households 23.0% — 29.2% 35.2% — 30 10
Severely rent-burdened households, low-income households — — 43.3% 54.8% — — 8
Housing choice vouchers (% of occupied, privately owned rental units) — — 1.5% 1.2% — — 47

* 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.