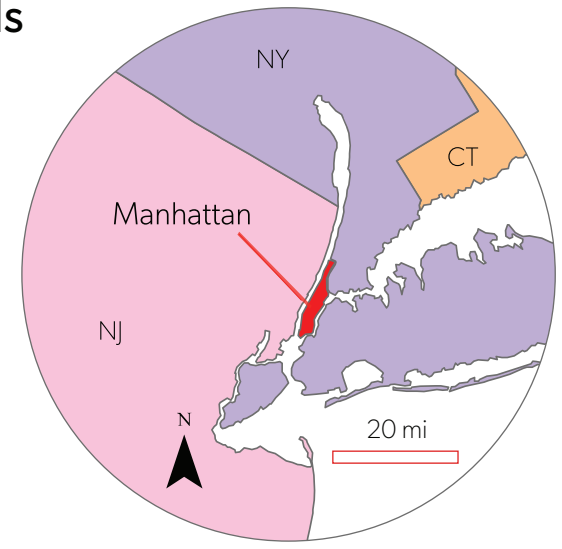
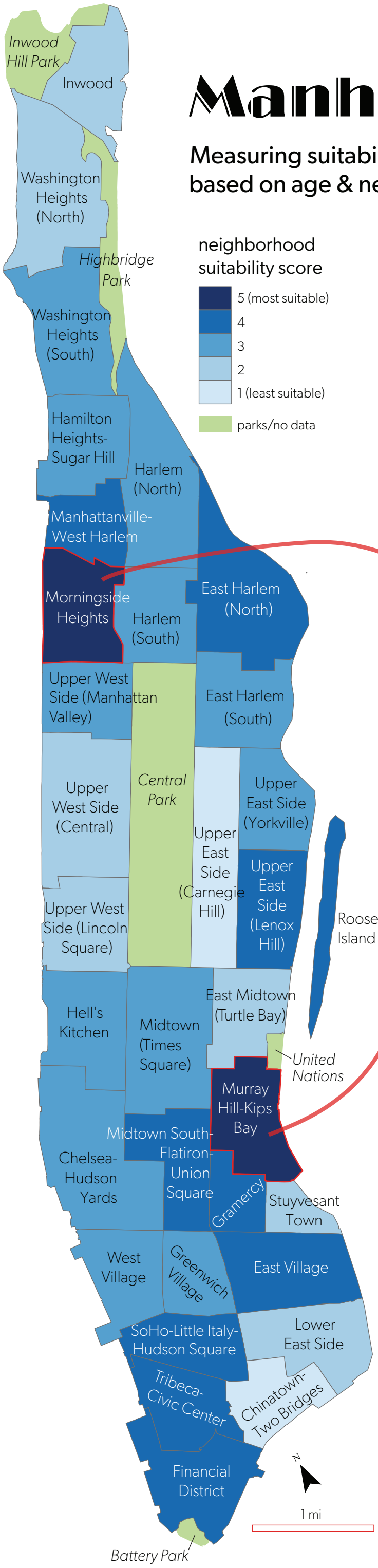
Where are Young Manhattanites Settling?

Measuring suitability of Manhattan neighborhoods based on age & new housing occupancy





neighborhood suitability score

- 5 (most suitable)
- 4
- 3
- 2
- 1 (least suitable)
- parks/no data

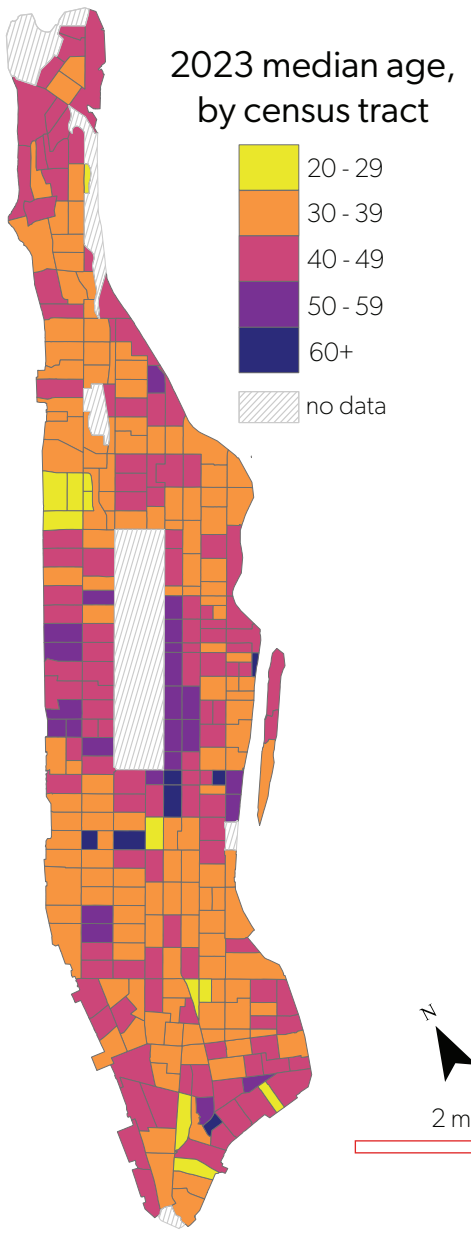
In the early 2020s, unmarried Gen Z renters with annual incomes of $57,000 made up the largest demographic moving into New York City. Manhattan is a particularly popular borough. While vacancy rates have plummeted and new housing has more recently become harder to come by, two neighborhoods emerge as top locations for young adults looking to move to Manhattan:

Morningside Heights:

home to Columbia University, Riverside Park, and many famous cathedrals and museums

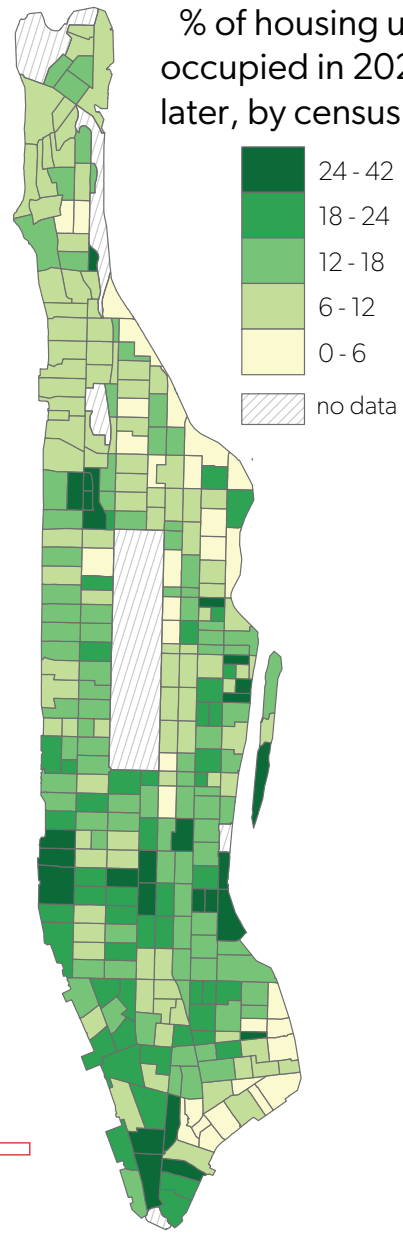
Murray Hill - Kips Bay:

a hub for Indian and Korean communities, along with diverse global cuisines and close proximity to the United Nations



2023 median age, by census tract

- 20 - 29
- 30 - 39
- 40 - 49
- 50 - 59
- 60+
- no data



% of housing units occupied in 2021 or later, by census tract

- 24 - 42
- 18 - 24
- 12 - 18
- 6 - 12
- 0 - 6
- no data

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Date: 4/30/25

Housing/Age/Suitability Maps:
Projection: Transverse Cylindrical Equal Area
Central Meridian: 73.9647°W
Map Units: Meters

Locator Map:
Projection: Albers Equal Area Conic
Central Meridian: 73.85°W
Standard Parallel 1: 40.0239°N
Standard Parallel 2: 41.2899°N
Map Units: Meters

Sources: GEOG 370 Course Materials, U.S. Census Bureau, Google Maps, TripAdvisor, New York Post

Suitability Score Method:
The average census tract value per neighborhood, based on a scale from 1 (least desirable) to 5 (most desirable), was taken for both age and housing raw values. Then, the final score was determined by taking the higher of these two averages, and rounding it up to the nearest integer (between 1 and 5).