At present the same general characteristics justify the inclusion of this district in one area, but within ten years it will have to be broken up into a number of separate units. Already parts have reached a peak and are in that static stage which precedes a decline.

Marketability in the area is generally good, with values tending upward. A standard six-room house in this area would have sold for $8,000 in 1929, $4750 in 1933, and is currently selling for $6750. The same house would have rented for $75 in 1929, $47.50 in 1933, and $66 now.