

INCOME AND RENTS 2025

INCOME LIMITS¹

(Area Median Income by Household Size)

	50%	65%	80%	100%
1 person	\$47,850	\$62,205	\$74,800	\$95,700
2	\$54,700	\$71,110	\$85,450	\$109,400
3	\$61,550	\$80,015	\$96,150	\$123,100
4	\$68,350	\$88,855	\$106,800	\$136,700
5	\$73,850	\$96,005	\$115,350	\$147,700
6	\$79,300	\$103,090	\$123,900	\$158,600

RENT LIMITS²

(Inclusive of utilities)

	50%	65%	80%	100%
Studio	\$1,196	\$1,555	\$1,870	\$2,393
1 B	\$1,368	\$1,778	\$2,136	\$2,735
2 B	\$1,539	\$2,000	\$2,404	\$3,078
3 B	\$1,709	\$2,221	\$2,670	\$3,418
4 B	\$1,846	\$2,400	\$2,884	\$3,693

ACCESSORY AFFORDABLE APARTMENT³

(80% AMI by average household size)

Studio	\$1,870
1 B	\$2,003
2B	\$2,270

¹ 50% AMI and 80% AMI are not a direct calculation from 100% AMI. Per HUD they are based on a 5 year average. Visit HUD [website](#) to learn more.

² Calculated using LIP formula of bedroom +1 for household size. If a developer's only source of public funding is Community Preservation Act/Trust funds, then LIP rents apply. Other subsidizing agencies may employ different formulas for calculating monthly rent resulting in some variability to the numbers herein.

³ 80% AMI calculated based on average income for 1 & 2 and 2 & 3 person households.