

2017 AREA INCOME LIMITS

Low Income - 80%
 Very Low Income - 50%
 Extremely Low Income - 30%

Effective Dates

Section 8 Program: 4/14/2017
 HOME Program: 6/6/2016

Revised Date

4/14/2017

Household Size (Persons)

Area	Income Limit	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
HUD Metropolitan FMR Areas									
Boston-Cambridge-Quincy, MA-NH HMFA	80% of AMFI	\$54,750	\$62,550	\$70,350	\$78,150	\$84,450	\$90,700	\$96,950	\$103,200
NH Portion	60% of AMFI	\$43,440	\$49,680	\$55,860	\$62,040	\$67,020	\$72,000	\$76,980	\$81,900
HUD Median Family Income - \$103,400	50% of AMFI	\$36,200	\$41,400	\$46,550	\$51,700	\$55,850	\$60,000	\$64,150	\$68,250
	30% of AMFI	\$21,700	\$24,800	\$27,900	\$31,000	\$33,500	\$36,000	\$38,450	\$41,320
HOME	30% of AMFI	\$20,650	\$23,600	\$26,550	\$29,450	\$31,850	\$34,200	\$36,550	\$38,900
Lawrence, MA-NH HMFA	80% of AMFI	\$47,600	\$54,400	\$61,200	\$68,000	\$73,450	\$78,900	\$84,350	\$89,800
NH Portion	60% of AMFI	\$36,840	\$42,060	\$47,340	\$52,560	\$56,820	\$61,020	\$65,220	\$69,420
HUD Median Family Income - \$87,600	50% of AMFI	\$30,700	\$35,050	\$39,450	\$43,800	\$47,350	\$50,850	\$54,350	\$57,850
	30% of AMFI	\$18,450	\$21,050	\$23,700	\$26,300	\$28,780	\$32,960	\$37,140	\$41,320
HOME	30% of AMFI	\$17,700	\$20,200	\$22,750	\$25,250	\$27,300	\$29,300	\$31,350	\$33,350
HERA Special*	60% of AMFI	\$37,620	\$42,960	\$48,360	\$53,700	\$58,020	\$62,340	\$66,600	\$70,920
HERA Special*	50% of AMFI	\$31,350	\$35,800	\$40,300	\$44,750	\$48,350	\$51,950	\$55,500	\$59,100
Portsmouth-Rochester, NH HMFA	80% of AMFI	\$47,600	\$54,400	\$61,200	\$68,000	\$73,450	\$78,900	\$84,350	\$89,800
HUD Median Family Income - \$90,700	60% of AMFI	\$37,500	\$42,840	\$48,180	\$53,520	\$57,840	\$62,100	\$66,420	\$70,680
	50% of AMFI	\$31,250	\$35,700	\$40,150	\$44,600	\$48,200	\$51,750	\$55,350	\$58,900
	30% of AMFI	\$18,750	\$21,400	\$24,100	\$26,750	\$28,900	\$32,960	\$37,140	\$41,320
HOME	30% of AMFI	\$17,500	\$20,000	\$22,500	\$25,000	\$27,000	\$29,000	\$31,000	\$33,000
HERA Special*	60% of AMFI	\$38,100	\$43,560	\$49,020	\$54,420	\$58,800	\$63,180	\$67,500	\$71,880
HERA Special*	50% of AMFI	\$31,750	\$36,300	\$40,850	\$45,350	\$49,000	\$52,650	\$56,250	\$59,900
Western Rockingham Co., NH HMFA	80% of AMFI	\$47,600	\$54,400	\$61,200	\$68,000	\$73,450	\$78,900	\$84,350	\$89,800
HUD Median Family Income - \$105,600	60% of AMFI	\$44,400	\$50,700	\$57,060	\$63,360	\$68,460	\$73,500	\$78,600	\$83,640
	50% of AMFI	\$37,000	\$42,250	\$47,550	\$52,800	\$57,050	\$61,250	\$65,500	\$69,700
	30% of AMFI	\$22,200	\$25,400	\$28,550	\$31,700	\$34,250	\$36,800	\$39,350	\$41,850
HOME	30% of AMFI	\$21,400	\$24,450	\$27,500	\$30,550	\$33,000	\$35,450	\$37,900	\$40,350
Manchester, NH HMFA	80% of AMFI	\$43,900	\$50,200	\$56,450	\$62,700	\$67,750	\$72,750	\$77,750	\$82,800
HUD Median Family Income - \$78,400	60% of AMFI	\$32,940	\$37,680	\$42,360	\$47,040	\$50,820	\$54,600	\$58,380	\$62,100
	50% of AMFI	\$27,450	\$31,400	\$35,300	\$39,200	\$42,350	\$45,500	\$48,650	\$51,750
	30% of AMFI	\$16,450	\$18,800	\$21,150	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320
HOME	30% of AMFI	\$15,900	\$18,150	\$20,400	\$22,650	\$24,500	\$26,300	\$28,100	\$29,900
HERA Special*	60% of AMFI	\$33,600	\$38,400	\$43,200	\$47,940	\$51,780	\$55,620	\$59,460	\$63,300
HERA Special*	50% of AMFI	\$28,000	\$32,000	\$36,000	\$39,950	\$43,150	\$46,350	\$49,550	\$52,750

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Area	Income Limit	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
Nashua, NH HMFA HUD Median Family Income - \$94,100	80% of AMFI	\$47,600	\$54,400	\$61,200	\$68,000	\$73,450	\$78,900	\$84,350	\$89,800
	60% of AMFI	\$39,540	\$45,180	\$50,820	\$56,460	\$61,020	\$65,520	\$70,020	\$74,580
	50% of AMFI	\$32,950	\$37,650	\$42,350	\$47,050	\$50,850	\$54,600	\$58,350	\$62,150
	30% of AMFI	\$19,800	\$22,600	\$25,450	\$28,250	\$30,550	\$32,960	\$37,140	\$41,320
	HOME	\$19,150	\$21,900	\$24,650	\$27,350	\$29,550	\$31,750	\$33,950	\$36,150
Hillsborough Co., NH (part) HMFA HUD Median Family Income - \$87,100	80% of AMFI	\$47,600	\$54,400	\$61,200	\$68,000	\$73,450	\$78,900	\$84,350	\$89,800
	60% of AMFI	\$36,600	\$41,820	\$47,040	\$52,260	\$56,460	\$60,660	\$64,860	\$69,000
	50% of AMFI	\$30,500	\$34,850	\$39,200	\$43,550	\$47,050	\$50,550	\$54,050	\$57,500
	30% of AMFI	\$18,350	\$20,950	\$23,550	\$26,150	\$28,780	\$32,960	\$37,140	\$41,320
	HOME	\$17,800	\$20,350	\$22,900	\$25,400	\$27,450	\$29,500	\$31,500	\$33,550
Non-Metro County FMR Areas									
Belknap County, NH HUD Median Family Income - \$71,600	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250
Carroll County, NH HUD Median Family Income - \$63,300	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250
Cheshire County, NH HUD Median Family Income - \$69,700	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250

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Coos County, NH HUD Median Family Income - \$56,400	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100	
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840	
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200	
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320	
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250	
Grafton County, NH HUD Median Family Income - \$69,500	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100	
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840	
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200	
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320	
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250	
Merrimack County, NH HUD Median Family Income - \$81,700	80% of AMFI	\$45,750	\$52,300	\$58,850	\$65,350	\$70,600	\$75,850	\$81,050	\$86,300	
	60% of AMFI	\$34,320	\$39,240	\$44,160	\$49,020	\$52,980	\$56,880	\$60,840	\$64,740	
	50% of AMFI	\$28,600	\$32,700	\$36,800	\$40,850	\$44,150	\$47,400	\$50,700	\$53,950	
	30% of AMFI	\$17,150	\$19,600	\$22,050	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320	
	HOME	\$17,500	\$20,000	\$22,500	\$24,950	\$26,950	\$28,950	\$30,950	\$32,950	
	HERA Special*	\$35,040	\$40,080	\$45,060	\$50,040	\$54,060	\$58,080	\$62,100	\$66,060	
Sullivan County, NH HUD Median Family Income - \$70,200	80% of AMFI	\$40,900	\$46,750	\$52,600	\$58,400	\$63,100	\$67,750	\$72,450	\$77,100	
	60% of AMFI	\$30,660	\$35,040	\$39,420	\$43,800	\$47,340	\$50,820	\$54,360	\$57,840	
	50% of AMFI	\$25,550	\$29,200	\$32,850	\$36,500	\$39,450	\$42,350	\$45,300	\$48,200	
	30% of AMFI	\$15,350	\$17,550	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320	
	HOME	\$15,000	\$17,150	\$19,300	\$21,400	\$23,150	\$24,850	\$26,550	\$28,250	

* Income Limits for any Tax Subsidy project in a HUD impacted area whose current limit would be less than last year or less than its FY2008 limit times the FY2017 Median over the FY 2008 median. HUD impacted areas are areas with Section 8 Income Limits held harmless by HUD in FY2007 or FY2008.

New Hampshire Housing provides this table for your convenience. Project Managers should use the specific rent and income limits applicable to their project's funding sources and follow the specific program rules provided by the US Department of Housing and Urban Development.

Other Median Family Incomes:	New Hampshire Statewide	\$83,100	U S	\$68,000
	New Hampshire Metro	\$90,300	U S Metro	\$70,100
	New Hampshire Non-Metro	\$73,000	U S Non-Metro	\$55,200