

DISTRICT-LEVEL RENTER STATISTICS

	Total Renter Households	Severely Burdened Households*	% with Severe Burden		Affordable and Available Rental Units Per 100 Households	Surplus/ (Deficit) of Affordable and Available Rental Units
Income at or below 30% of AMI	27,270	19,154	70%	Income at or below 30% of AMI	33	-18,358
Income between 31% and 50% of AMI	16,030	4,309	27%	Income at or below 50% of AMI	54	-20,125
Income between 51% and 80% of AMI	18,311	721	4%	Income at or below 80% of AMI	94	-3,963
All Renter Households	88,299	24,213	27%			

Renters make up 31% of all households in the District

Source: 2016-2020 Comprehensive Housing Affordability Strategy (CHAS) data

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Income at or below 30%** of AMI	306,253	225,790	74%	Income at or below 30%** of AMI	30	-214,475
Income between 31%** and 50% of AMI	209,044	82,712	40%	Income at or below 50% of AMI	46	-276,687
Income between 51% and 80% of AMI	240,334	17,563	7%	Income at or below 80% of AMI	87	-100,943
All Renter Households	1,239,986	330,775	27%			

Renters make up 35% of all households in the state

Source: 2022 American Community Survey (ACS) Public Use Microdata Sample (PUMS)

REGIONAL RENTAL AFFORDABILITY STATISTICS

Metropolitan Statistical Areas (MSAs) and Counties in Districts	Total Renter Households	AMI	30% of AMI	Rent Affordable at 30% of AMI	One Bdrm Fair Market Rent	One Bdrm Housing Wage	Two Bdrm Fair Market Rent	Two Bdrm Housing Wage	Hours at Minimum Wage for Two Bdrm	Avg Renter Wage
Philadelphia-Camden-Wilmington MSA	140,486	\$114,700	\$34,410	\$860	\$1,451	\$27.90	\$1,737	\$33.40	88	\$17.90

Source: Out of Reach 2024. This congressional district includes at least a portion of the Fair Market Rent (FMR) areas listed above. For FMR areas that span more than one state, the data reflect this state's geography. For districts covering more than seven FMR areas, only the seven largest are shown.

*Severely cost-burdened households spend more than 50% of income on housing costs, including utilities. **Or poverty guideline, if higher. AMI = Area Median Income. Last updated in May 2024. Please contact NLIHC research staff at research@nlihc.org or (202) 662-1530 for additional information.

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Income at or below 30% of AMI	23,221	16,260	70%	Income at or below 30% of AMI	36	-14,928
Income between 31% and 50% of AMI	15,583	6,423	41%	Income at or below 50% of AMI	53	-18,327
Income between 51% and 80% of AMI	15,680	1,091	7%	Income at or below 80% of AMI	94	-3,435
All Renter Households	76,197	23,848	31%			

Renters make up 26% of all households in the District

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Philadelphia-Camden-Wilmington MSA	140,486	\$114,700	\$34,410	\$860	\$1,451	\$27.90	\$1,737	\$33.40	88	\$17.90
Monmouth-Ocean HMFA	108,784	\$130,600	\$39,180	\$980	\$1,546	\$29.73	\$1,916	\$36.85	97	\$16.44
Atlantic City-Hammonton MSA	34,262	\$100,500	\$30,150	\$754	\$1,340	\$25.77	\$1,670	\$32.12	85	\$14.42
Vineland-Bridgeton MSA	17,864	\$75,800	\$22,740	\$569	\$1,216	\$23.38	\$1,545	\$29.71	79	\$14.66
Ocean City MSA	9,327	\$111,700	\$33,510	\$838	\$1,194	\$22.96	\$1,569	\$30.17	80	\$10.99

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Income at or below 30% of AMI	12,814	10,006	78%	Income at or below 30% of AMI	20	-10,207
Income between 31% and 50% of AMI	10,355	3,611	35%	Income at or below 50% of AMI	40	-13,845
Income between 51% and 80% of AMI	12,970	926	7%	Income at or below 80% of AMI	85	-5,580
All Renter Households	63,093	14,652	23%			

Renters make up 23% of all households in the District

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All Renter Households	1,239,986	330,775	27%			

Renters make up 35% of all households in the state

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REGIONAL RENTAL AFFORDABILITY STATISTICS

Metropolitan Statistical Areas (MSAs) and Counties in Districts	Total Renter Households	AMI	30% of AMI	Rent Affordable at 30% of AMI	One Bdrm Fair Market Rent	One Bdrm Housing Wage	Two Bdrm Fair Market Rent	Two Bdrm Housing Wage	Hours at Minimum Wage for Two Bdrm	Avg Renter Wage
Philadelphia-Camden-Wilmington MSA	140,486	\$114,700	\$34,410	\$860	\$1,451	\$27.90	\$1,737	\$33.40	88	\$17.90
Monmouth-Ocean HMFA	108,784	\$130,600	\$39,180	\$980	\$1,546	\$29.73	\$1,916	\$36.85	97	\$16.44
Trenton MSA	51,914	\$125,900	\$37,770	\$944	\$1,550	\$29.81	\$1,998	\$38.42	102	\$26.23

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Income at or below 30% of AMI	16,299	12,032	74%	Income at or below 30% of AMI	21	-12,863
Income between 31% and 50% of AMI	12,562	4,513	36%	Income at or below 50% of AMI	43	-16,467
Income between 51% and 80% of AMI	10,871	490	5%	Income at or below 80% of AMI	88	-4,882
All Renter Households	58,317	17,153	29%			

Renters make up 21% of all households in the District

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All Renter Households	1,239,986	330,775	27%			

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Monmouth-Ocean HMFA	108,784	\$130,600	\$39,180	\$980	\$1,546	\$29.73	\$1,916	\$36.85	97	\$16.44

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Income at or below 30% of AMI	16,962	12,869	76%	Income at or below 30% of AMI	26	-12,612
Income between 31% and 50% of AMI	11,389	4,026	35%	Income at or below 50% of AMI	38	-17,522
Income between 51% and 80% of AMI	12,189	1,051	9%	Income at or below 80% of AMI	80	-8,201
All Renter Households	74,182	18,482	25%			

Renters make up 27% of all households in the District

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All Renter Households	1,239,986	330,775	27%			

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Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Bergen-Passaic HMFA	206,780	\$129,500	\$38,850	\$971	\$1,645	\$31.63	\$1,892	\$36.38	96	\$21.86

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Income at or below 30% of AMI	31,916	23,592	74%	Income at or below 30% of AMI	29	-22,806
Income between 31% and 50% of AMI	18,213	4,452	24%	Income at or below 50% of AMI	47	-26,587
Income between 51% and 80% of AMI	15,156	361	2%	Income at or below 80% of AMI	87	-8,211
All Renter Households	107,628	28,405	26%			

Renters make up 41% of all households in the District

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All Renter Households	1,239,986	330,775	27%			

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Middlesex-Somerset-Hunterdon HMFA	148,334	\$146,200	\$43,860	\$1,097	\$1,807	\$34.75	\$2,276	\$43.77	116	\$27.11
Monmouth-Ocean HMFA	108,784	\$130,600	\$39,180	\$980	\$1,546	\$29.73	\$1,916	\$36.85	97	\$16.44

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Income at or below 30% of AMI	13,585	9,411	69%	Income at or below 30% of AMI	29	-9,691
Income between 31% and 50% of AMI	9,352	2,927	31%	Income at or below 50% of AMI	48	-11,977
Income between 51% and 80% of AMI	11,777	788	7%	Income at or below 80% of AMI	84	-5,500
All Renter Households	61,678	13,218	21%			

Renters make up 22% of all households in the District

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Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Middlesex-Somerset-Hunterdon HMFA	148,334	\$146,200	\$43,860	\$1,097	\$1,807	\$34.75	\$2,276	\$43.77	116	\$27.11
Warren County HMFA	12,083	\$115,100	\$34,530	\$863	\$1,277	\$24.56	\$1,540	\$29.62	78	\$16.77

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Income at or below 30% of AMI	51,159	35,586	70%	Income at or below 30% of AMI	31	-35,242
Income between 31% and 50% of AMI	33,462	8,277	25%	Income at or below 50% of AMI	53	-40,178
Income between 51% and 80% of AMI	35,559	1,819	5%	Income at or below 80% of AMI	92	-9,158
All Renter Households	193,521	46,359	24%			

Renters make up 71% of all households in the District

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All Renter Households	1,239,986	330,775	27%			

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Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Jersey City HMFA	196,523	\$100,200	\$30,060	\$752	\$2,025	\$38.94	\$2,299	\$44.21	117	\$38.66

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Income at or below 30% of AMI	42,610	32,132	75%	Income at or below 30% of AMI	23	-32,761
Income between 31% and 50% of AMI	24,175	5,447	23%	Income at or below 50% of AMI	55	-30,238
Income between 51% and 80% of AMI	23,432	512	2%	Income at or below 80% of AMI	93	-6,671
All Renter Households	135,662	38,294	28%			

Renters make up 53% of all households in the District

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Bergen-Passaic HMFA	206,780	\$129,500	\$38,850	\$971	\$1,645	\$31.63	\$1,892	\$36.38	96	\$21.86
Jersey City HMFA	196,523	\$100,200	\$30,060	\$752	\$2,025	\$38.94	\$2,299	\$44.21	117	\$38.66

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Income at or below 30% of AMI	55,391	37,727	68%	Income at or below 30% of AMI	38	-34,377
Income between 31% and 50% of AMI	28,804	6,542	23%	Income at or below 50% of AMI	61	-32,607
Income between 51% and 80% of AMI	31,320	503	2%	Income at or below 80% of AMI	97	-3,202
All Renter Households	154,981	44,895	29%			

Renters make up 59% of all households in the District

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Income at or below 30%** of AMI	306,253	225,790	74%	Income at or below 30%** of AMI	30	-214,475
Income between 31%** and 50% of AMI	209,044	82,712	40%	Income at or below 50% of AMI	46	-276,687
Income between 51% and 80% of AMI	240,334	17,563	7%	Income at or below 80% of AMI	87	-100,943
All Renter Households	1,239,986	330,775	27%			

Renters make up 35% of all households in the state

Source: 2022 American Community Survey (ACS) Public Use Microdata Sample (PUMS)

REGIONAL RENTAL AFFORDABILITY STATISTICS

Metropolitan Statistical Areas (MSAs) and Counties in Districts	Total Renter Households	AMI	30% of AMI	Rent Affordable at 30% of AMI	One Bdrm Fair Market Rent	One Bdrm Housing Wage	Two Bdrm Fair Market Rent	Two Bdrm Housing Wage	Hours at Minimum Wage for Two Bdrm	Avg Renter Wage
Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Jersey City HMFA	196,523	\$100,200	\$30,060	\$752	\$2,025	\$38.94	\$2,299	\$44.21	117	\$38.66

Source: Out of Reach 2024. This congressional district includes at least a portion of the Fair Market Rent (FMR) areas listed above. For FMR areas that span more than one state, the data reflect this state's geography. For districts covering more than seven FMR areas, only the seven largest are shown.

*Severely cost-burdened households spend more than 50% of income on housing costs, including utilities. **Or poverty guideline, if higher. AMI = Area Median Income. Last updated in May 2024. Please Contact NLIHC research staff at research@nlihc.org or (202) 662-1530 for additional information.

DISTRICT-LEVEL RENTER STATISTICS

	Total Renter Households	Severely Burdened Households*	% with Severe Burden		Affordable and Available Rental Units Per 100 Households	Surplus/ (Deficit) of Affordable and Available Rental Units
Income at or below 30% of AMI	12,790	9,530	75%	Income at or below 30% of AMI	28	-9,155
Income between 31% and 50% of AMI	10,032	4,937	49%	Income at or below 50% of AMI	33	-15,380
Income between 51% and 80% of AMI	14,215	1,407	10%	Income at or below 80% of AMI	80	-7,414
All Renter Households	76,259	16,091	21%			

Renters make up 28% of all households in the District

Source: 2016-2020 Comprehensive Housing Affordability Strategy (CHAS) data

STATE-LEVEL RENTER STATISTICS

	Total Renter Households	Severely Burdened Households*	% with Severe Burden		Affordable and Available Rental Units Per 100 Households	Surplus/ (Deficit) of Affordable and Available Rental Units
Income at or below 30%** of AMI	306,253	225,790	74%	Income at or below 30%** of AMI	30	-214,475
Income between 31%** and 50% of AMI	209,044	82,712	40%	Income at or below 50% of AMI	46	-276,687
Income between 51% and 80% of AMI	240,334	17,563	7%	Income at or below 80% of AMI	87	-100,943
All Renter Households	1,239,986	330,775	27%			

Renters make up 35% of all households in the state

Source: 2022 American Community Survey (ACS) Public Use Microdata Sample (PUMS)

REGIONAL RENTAL AFFORDABILITY STATISTICS

Metropolitan Statistical Areas (MSAs) and Counties in Districts	Total Renter Households	AMI	30% of AMI	Rent Affordable at 30% of AMI	One Bdrm Fair Market Rent	One Bdrm Housing Wage	Two Bdrm Fair Market Rent	Two Bdrm Housing Wage	Hours at Minimum Wage for Two Bdrm	Avg Renter Wage
Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Bergen-Passaic HMFA	206,780	\$129,500	\$38,850	\$971	\$1,645	\$31.63	\$1,892	\$36.38	96	\$21.86

Source: Out of Reach 2024. This congressional district includes at least a portion of the Fair Market Rent (FMR) areas listed above. For FMR areas that span more than one state, the data reflect this state's geography. For districts covering more than seven FMR areas, only the seven largest are shown.

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DISTRICT-LEVEL RENTER STATISTICS

	Total Renter Households	Severely Burdened Households*	% with Severe Burden		Affordable and Available Rental Units Per 100 Households	Surplus/ (Deficit) of Affordable and Available Rental Units
Income at or below 30% of AMI	25,336	18,607	73%	Income at or below 30% of AMI	30	-17,653
Income between 31% and 50% of AMI	15,462	4,000	26%	Income at or below 50% of AMI	56	-18,074
Income between 51% and 80% of AMI	13,758	464	3%	Income at or below 80% of AMI	92	-4,410
All Renter Households	87,862	23,156	26%			

Renters make up 33% of all households in the District

Source: 2016-2020 Comprehensive Housing Affordability Strategy (CHAS) data

STATE-LEVEL RENTER STATISTICS

	Total Renter Households	Severely Burdened Households*	% with Severe Burden		Affordable and Available Rental Units Per 100 Households	Surplus/ (Deficit) of Affordable and Available Rental Units
Income at or below 30%** of AMI	306,253	225,790	74%	Income at or below 30%** of AMI	30	-214,475
Income between 31%** and 50% of AMI	209,044	82,712	40%	Income at or below 50% of AMI	46	-276,687
Income between 51% and 80% of AMI	240,334	17,563	7%	Income at or below 80% of AMI	87	-100,943
All Renter Households	1,239,986	330,775	27%			

Renters make up 35% of all households in the state

Source: 2022 American Community Survey (ACS) Public Use Microdata Sample (PUMS)

REGIONAL RENTAL AFFORDABILITY STATISTICS

Metropolitan Statistical Areas (MSAs) and Counties in Districts	Total Renter Households	AMI	30% of AMI	Rent Affordable at 30% of AMI	One Bdrm Fair Market Rent	One Bdrm Housing Wage	Two Bdrm Fair Market Rent	Two Bdrm Housing Wage	Hours at Minimum Wage for Two Bdrm	Avg Renter Wage
Newark HMFA	315,974	\$130,300	\$39,090	\$977	\$1,590	\$30.58	\$1,916	\$36.85	97	\$27.15
Middlesex-Somerset-Hunterdon HMFA	148,334	\$146,200	\$43,860	\$1,097	\$1,807	\$34.75	\$2,276	\$43.77	116	\$27.11
Trenton MSA	51,914	\$125,900	\$37,770	\$944	\$1,550	\$29.81	\$1,998	\$38.42	102	\$26.23

Source: Out of Reach 2024. This congressional district includes at least a portion of the Fair Market Rent (FMR) areas listed above. For FMR areas that span more than one state, the data reflect this state's geography. For districts covering more than seven FMR areas, only the seven largest are shown.

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