

# DELAWARE

# #17\*

In **Delaware**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$1,594**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$5,312** monthly or **\$63,742** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

**\$30.65**  
PER HOUR  
STATE HOUSING  
WAGE

## FACTS ABOUT DELAWARE:

STATE FACTS	
Minimum Wage	<b>\$13.25</b>
Average Renter Wage	<b>\$22.21</b>
2-Bedroom Housing Wage	<b>\$30.65</b>
Number of Renter Households	<b>109,077</b>
Percent Renters	<b>28%</b>

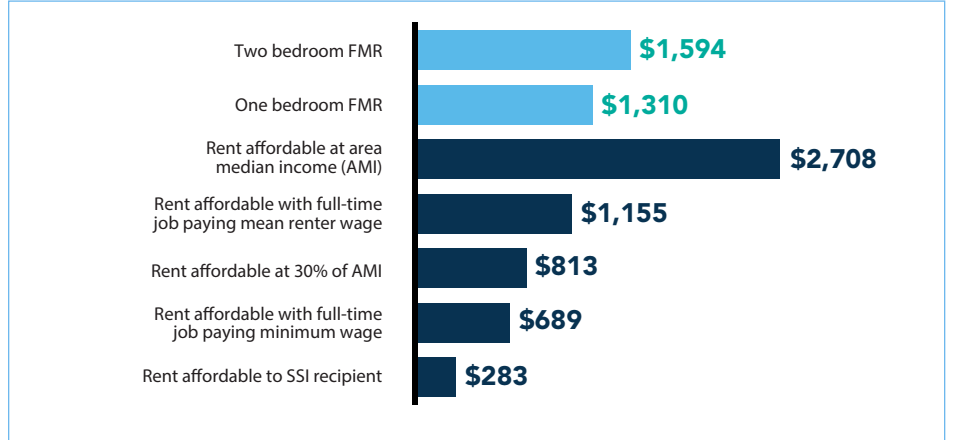
**93**  
Work Hours Per Week At  
**Minimum Wage To Afford a 2-Bedroom  
Rental Home** (at FMR)

**76**  
Work Hours Per Week At  
**Minimum Wage To Afford a 1-Bedroom  
Rental Home** (at FMR)

**2.3**  
Number of Full-Time Jobs At  
**Minimum Wage To Afford a  
2-Bedroom Rental Home** (at FMR)

**1.9**  
Number of Full-Time Jobs At  
**Minimum Wage To Afford a  
1-Bedroom Rental Home** (at FMR)

MOST EXPENSIVE AREAS	HOUSING WAGE
Philadelphia-Camden-Wilmington MSA	<b>\$33.40</b>
Dover MSA	<b>\$26.31</b>
Sussex County HMFA	<b>\$24.96</b>



MSA = Metropolitan Statistical Area; HMFA = HUD Metro FMR Area.

\* Ranked from Highest to Lowest 2-Bedroom Housing Wage. Includes District of Columbia and Puerto Rico.

DELAWARE

	FY24 HOUSING WAGE	HOUSING COSTS			AREA MEDIAN INCOME (AMI)				RENTERS				
	Hourly wage necessary to afford 2 BR <sup>1</sup> FMR <sup>2</sup>	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage to afford 2BR FMR <sup>3</sup>	Annual AMI <sup>4</sup>	Monthly rent affordable at AMI <sup>5</sup>	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2018-2021)	% of total households (2018-2021)	Estimated hourly mean renter wage (2024)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Delaware	\$30.65	\$1,594	\$63,742	2.3	\$108,334	\$2,708	\$32,500	\$813	109,077	28%	\$22.21	\$1,155	1.4
<b>Metropolitan Areas</b>													
Dover MSA †	\$26.31	\$1,368	\$54,720	2.0	\$91,300	\$2,283	\$27,390	\$685	20,352	30%			
Philadelphia-Camden-Wilmington MSA	\$33.40	\$1,737	\$69,480	2.5	\$114,700	\$2,868	\$34,410	\$860	70,192	32%	\$24.42	\$1,270	1.4
Sussex County HMFA	\$24.96	\$1,298	\$51,920	1.9	\$106,000	\$2,650	\$31,800	\$795	18,533	19%	\$14.98	\$779	1.7
<b>Counties</b>													
Kent County †	\$26.31	\$1,368	\$54,720	2.0	\$91,300	\$2,283	\$27,390	\$685	20,352	30%			
New Castle County	\$33.40	\$1,737	\$69,480	2.5	\$114,700	\$2,868	\$34,410	\$860	70,192	32%	\$24.42	\$1,270	1.4
Sussex County	\$24.96	\$1,298	\$51,920	1.9	\$106,000	\$2,650	\$31,800	\$795	18,533	19%	\$14.98	\$779	1.7

† Wage data not available (See Appendix B).

1: BR = Bedroom

2: FMR = Fiscal Year 2024 Fair Market Rent.

3: This calculation uses the higher of the county, state, or federal minimum wage, where applicable.

4: AMI = Fiscal Year 2024 Area Median Income

5: Affordable rents represent the generally accepted standard of spending not more than 30% of gross income on gross housing costs.