

GEORGIA

#26*

In **Georgia**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$1,090**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$3,635** monthly or **\$43,618** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

\$20.97
PER HOUR
STATE HOUSING
WAGE

FACTS ABOUT GEORGIA:

STATE FACTS	
Minimum Wage	\$7.25
Average Renter Wage	\$20.48
2-Bedroom Housing Wage	\$20.97
Number of Renter Households	1,377,105
Percent Renters	36%

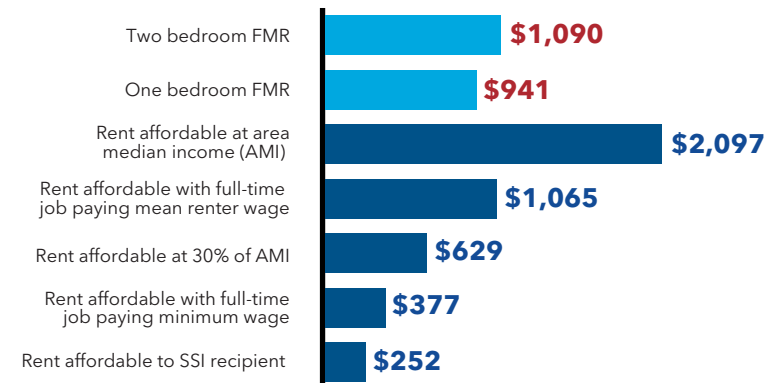
116
Work Hours Per Week At
Minimum Wage To Afford a **2-Bedroom**
Rental Home (at FMR)

100
Work Hours Per Week At
Minimum Wage To Afford a **1-Bedroom**
Rental Home (at FMR)

2.9
Number of Full-Time Jobs At
Minimum Wage To Afford a
2-Bedroom Rental Home (at FMR)

2.5
Number of Full-Time Jobs At
Minimum Wage To Afford a
1-Bedroom Rental Home (at FMR)

MOST EXPENSIVE AREAS	HOUSING WAGE
Atlanta-Sandy Springs-Roswell HMFA	\$24.79
Savannah MSA	\$20.52
Gainesville MSA	\$19.77
Hinesville HMFA	\$19.54
Warner Robins HMFA	\$18.73



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.

Georgia	FY22 HOUSING WAGE				HOUSING COSTS				AREA MEDIAN INCOME (AMI)				RENTERS		
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
Georgia	\$20.97	\$1,090	\$43,618	2.9	\$83,892	\$2,097	\$25,168	\$629	1,377,105	36%	\$20.48	\$1,065	1.0		
Combined Nonmetro Areas	\$14.24	\$740	\$29,610	2.0	\$60,453	\$1,511	\$18,136	\$453	217,835	33%	\$13.33	\$693	1.1		
Metropolitan Areas															
Albany MSA	\$15.58	\$810	\$32,400	2.1	\$57,500	\$1,438	\$17,250	\$431	24,890	44%	\$15.53	\$808	1.0		
Athens-Clarke County MSA	\$17.29	\$899	\$35,960	2.4	\$82,300	\$2,058	\$24,690	\$617	36,375	45%	\$15.59	\$811	1.1		
Atlanta-Sandy Springs-Roswell HMFA	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	757,816	36%	\$23.49	\$1,221	1.1		
Augusta-Richmond County HMFA	\$17.42	\$906	\$36,240	2.4	\$74,100	\$1,853	\$22,230	\$556	49,765	36%	\$18.02	\$937	1.0		
Brunswick MSA	\$17.19	\$894	\$35,760	2.4	\$75,000	\$1,875	\$22,500	\$563	14,536	31%	\$13.96	\$726	1.2		
Butts County HMFA	\$18.06	\$939	\$37,560	2.5	\$59,700	\$1,493	\$17,910	\$448	2,392	29%	\$15.62	\$812	1.2		
Chattanooga MSA	\$16.98	\$883	\$35,320	2.3	\$75,200	\$1,880	\$22,560	\$564	15,328	27%	\$13.72	\$713	1.2		
Columbus HMFA	\$15.90	\$827	\$33,080	2.2	\$68,200	\$1,705	\$20,460	\$512	41,599	45%	\$18.74	\$974	0.8		
Dalton HMFA	\$15.50	\$806	\$32,240	2.1	\$67,200	\$1,680	\$20,160	\$504	12,424	34%	\$17.62	\$916	0.9		
Gainesville MSA	\$19.77	\$1,028	\$41,120	2.7	\$87,700	\$2,193	\$26,310	\$658	20,356	31%	\$18.54	\$964	1.1		
Haralson County HMFA	\$15.40	\$801	\$32,040	2.1	\$66,900	\$1,673	\$20,070	\$502	3,580	31%	\$17.21	\$895	0.9		
Hinesville HMFA	\$19.54	\$1,016	\$40,640	2.7	\$57,300	\$1,433	\$17,190	\$430	12,994	54%	\$17.67	\$919	1.1		
Lamar County HMFA	\$15.35	\$798	\$31,920	2.1	\$72,000	\$1,800	\$21,600	\$540	1,879	28%	\$11.78	\$612	1.3		
Lincoln County HMFA	\$13.54	\$704	\$28,160	1.9	\$65,200	\$1,630	\$19,560	\$489	903	28%	\$8.55	\$445	1.6		
Long County HMFA	\$14.42	\$750	\$30,000	2.0	\$65,100	\$1,628	\$19,530	\$488	2,238	37%	\$9.06	\$471	1.6		
Macon-Bibb County HMFA	\$16.27	\$846	\$33,840	2.2	\$65,500	\$1,638	\$19,650	\$491	31,672	41%	\$15.78	\$821	1.0		
Meriwether County HMFA	\$16.35	\$850	\$34,000	2.3	\$53,100	\$1,328	\$15,930	\$398	2,800	34%	\$12.99	\$675	1.3		
Monroe County HMFA	\$14.69	\$764	\$30,560	2.0	\$88,500	\$2,213	\$26,550	\$664	1,844	18%	\$9.86	\$513	1.5		
Morgan County HMFA	\$17.87	\$929	\$37,160	2.5	\$85,600	\$2,140	\$25,680	\$642	1,827	26%	\$17.65	\$918	1.0		

† Wage data not available (See Appendix B).

- 1: BR = Bedroom
- 2: FMR = Fiscal Year 2022 Fair Market Rent.
- 3: This calculation uses the higher of the county, state, or federal minimum wage, where applicable.
- 4: AMI = Fiscal Year 2022 Area Median Income
- 5: Affordable rents represent the generally accepted standard of spending not more than 30% of gross income on gross housing costs.

Georgia	FY22 HOUSING WAGE				HOUSING COSTS				AREA MEDIAN INCOME (AMI)				RENTERS		
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
Murray County HMFA	\$14.87	\$773	\$30,920	2.1	\$61,400	\$1,535	\$18,420	\$461	4,302	30%	\$13.80	\$717	1.1		
Peach County HMFA	\$14.79	\$769	\$30,760	2.0	\$66,700	\$1,668	\$20,010	\$500	3,759	37%	\$11.42	\$594	1.3		
Rome MSA	\$16.62	\$864	\$34,560	2.3	\$70,700	\$1,768	\$21,210	\$530	13,576	38%	\$14.65	\$762	1.1		
Savannah MSA	\$20.52	\$1,067	\$42,680	2.8	\$83,400	\$2,085	\$25,020	\$626	57,720	40%	\$18.21	\$947	1.1		
Stewart County HMFA	\$13.54	\$704	\$28,160	1.9	\$45,300	\$1,133	\$13,590	\$340	545	30%	\$23.89	\$1,242	0.6		
Talbot County HMFA	\$13.54	\$704	\$28,160	1.9	\$53,900	\$1,348	\$16,170	\$404	622	22%	\$14.13	\$735	1.0		
Valdosta MSA	\$16.02	\$833	\$33,320	2.2	\$63,700	\$1,593	\$19,110	\$478	24,081	44%	\$12.26	\$637	1.3		
Warner Robins HMFA	\$18.73	\$974	\$38,960	2.6	\$83,900	\$2,098	\$25,170	\$629	19,447	34%	\$12.91	\$671	1.5		
Counties															
Appling County	\$13.54	\$704	\$28,160	1.9	\$55,700	\$1,393	\$16,710	\$418	1,674	25%	\$16.49	\$857	0.8		
Atkinson County	\$13.54	\$704	\$28,160	1.9	\$51,100	\$1,278	\$15,330	\$383	844	29%	\$15.04	\$782	0.9		
Bacon County	\$13.54	\$704	\$28,160	1.9	\$50,900	\$1,273	\$15,270	\$382	951	25%	\$11.90	\$619	1.1		
Baker County	\$13.54	\$704	\$28,160	1.9	\$59,600	\$1,490	\$17,880	\$447	458	32%	\$10.92	\$568	1.2		
Baldwin County	\$14.06	\$731	\$29,240	1.9	\$69,900	\$1,748	\$20,970	\$524	6,778	41%	\$9.36	\$487	1.5		
Banks County	\$14.65	\$762	\$30,480	2.0	\$61,800	\$1,545	\$18,540	\$464	1,797	26%	\$11.43	\$594	1.3		
Barrow County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	6,353	23%	\$14.38	\$748	1.7		
Bartow County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	12,201	32%	\$15.92	\$828	1.6		
Ben Hill County	\$13.54	\$704	\$28,160	1.9	\$44,500	\$1,113	\$13,350	\$334	2,806	42%	\$14.97	\$779	0.9		
Berrien County	\$13.54	\$704	\$28,160	1.9	\$55,800	\$1,395	\$16,740	\$419	2,529	34%	\$14.62	\$760	0.9		
Bibb County	\$16.27	\$846	\$33,840	2.2	\$65,500	\$1,638	\$19,650	\$491	28,063	48%	\$16.02	\$833	1.0		
Bleckley County	\$13.54	\$704	\$28,160	1.9	\$62,200	\$1,555	\$18,660	\$467	1,157	27%	\$8.57	\$445	1.6		
Brantley County	\$17.19	\$894	\$35,760	2.4	\$75,000	\$1,875	\$22,500	\$563	1,437	21%	\$13.77	\$716	1.2		
Brooks County	\$16.02	\$833	\$33,320	2.2	\$63,700	\$1,593	\$19,110	\$478	1,922	30%	\$11.38	\$592	1.4		
Bryan County	\$20.52	\$1,067	\$42,680	2.8	\$83,400	\$2,085	\$25,020	\$626	3,942	29%	\$12.69	\$660	1.6		

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	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
Bulloch County	\$14.85	\$772	\$30,880	2.0	\$69,100	\$1,728	\$20,730	\$518	12,774	46%	\$12.45	\$648	1.2		
Burke County	\$17.42	\$906	\$36,240	2.4	\$74,100	\$1,853	\$22,230	\$556	2,143	27%	\$37.10	\$1,929	0.5		
Butts County	\$18.06	\$939	\$37,560	2.5	\$59,700	\$1,493	\$17,910	\$448	2,392	29%	\$15.62	\$812	1.2		
Calhoun County	\$13.54	\$704	\$28,160	1.9	\$44,500	\$1,113	\$13,350	\$334	552	32%	\$12.34	\$642	1.1		
Camden County	\$16.83	\$875	\$35,000	2.3	\$69,700	\$1,743	\$20,910	\$523	7,519	38%	\$14.26	\$742	1.2		
Candler County	\$13.54	\$704	\$28,160	1.9	\$44,500	\$1,113	\$13,350	\$334	1,713	42%	\$8.58	\$446	1.6		
Carroll County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	13,153	31%	\$15.15	\$788	1.6		
Catoosa County	\$16.98	\$883	\$35,320	2.3	\$75,200	\$1,880	\$22,560	\$564	6,430	26%	\$12.58	\$654	1.3		
Charlton County	\$13.54	\$704	\$28,160	1.9	\$54,600	\$1,365	\$16,380	\$410	1,101	29%	\$10.09	\$524	1.3		
Chatham County	\$20.52	\$1,067	\$42,680	2.8	\$83,400	\$2,085	\$25,020	\$626	48,830	44%	\$18.57	\$966	1.1		
Chattahoochee County	\$15.90	\$827	\$33,080	2.2	\$68,200	\$1,705	\$20,460	\$512	1,931	76%	\$26.88	\$1,398	0.6		
Chattooga County	\$13.54	\$704	\$28,160	1.9	\$51,400	\$1,285	\$15,420	\$386	2,844	31%	\$10.58	\$550	1.3		
Cherokee County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	21,361	24%	\$14.62	\$760	1.7		
Clarke County	\$17.29	\$899	\$35,960	2.4	\$82,300	\$2,058	\$24,690	\$617	29,896	59%	\$16.92	\$880	1.0		
Clay County	\$13.54	\$704	\$28,160	1.9	\$33,800	\$845	\$10,140	\$254	314	24%	\$7.56	\$393	1.8		
Clayton County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	48,159	50%	\$27.38	\$1,424	0.9		
Clinch County	\$13.54	\$704	\$28,160	1.9	\$48,600	\$1,215	\$14,580	\$365	507	21%	\$10.88	\$566	1.2		
Cobb County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	96,981	34%	\$23.29	\$1,211	1.1		
Coffee County	\$13.54	\$704	\$28,160	1.9	\$52,600	\$1,315	\$15,780	\$395	5,188	35%	\$13.30	\$692	1.0		
Colquitt County	\$13.54	\$704	\$28,160	1.9	\$49,000	\$1,225	\$14,700	\$368	5,981	38%	\$13.44	\$699	1.0		
Columbia County	\$17.42	\$906	\$36,240	2.4	\$74,100	\$1,853	\$22,230	\$556	9,888	21%	\$14.87	\$773	1.2		
Cook County	\$13.54	\$704	\$28,160	1.9	\$52,900	\$1,323	\$15,870	\$397	2,134	34%	\$11.67	\$607	1.2		
Coweta County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	13,229	25%	\$12.89	\$670	1.9		
Crawford County	\$16.27	\$846	\$33,840	2.2	\$65,500	\$1,638	\$19,650	\$491	1,033	23%	\$17.52	\$911	0.9		
Crisp County	\$13.54	\$704	\$28,160	1.9	\$47,800	\$1,195	\$14,340	\$359	3,661	43%	\$10.68	\$556	1.3		
Dade County	\$16.98	\$883	\$35,320	2.3	\$75,200	\$1,880	\$22,560	\$564	1,785	29%	\$18.03	\$938	0.9		

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Georgia	FY22 HOUSING WAGE				HOUSING COSTS				AREA MEDIAN INCOME (AMI)				RENTERS		
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
Dawson County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	1,764	19%	\$10.38	\$540	2.4		
Decatur County	\$13.54	\$704	\$28,160	1.9	\$55,600	\$1,390	\$16,680	\$417	3,752	39%	\$16.44	\$855	0.8		
DeKalb County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	125,697	44%	\$22.93	\$1,192	1.1		
Dodge County	\$13.54	\$704	\$28,160	1.9	\$54,700	\$1,368	\$16,410	\$410	2,271	30%	\$9.89	\$514	1.4		
Dooly County	\$13.54	\$704	\$28,160	1.9	\$57,500	\$1,438	\$17,250	\$431	1,449	29%	\$13.34	\$694	1.0		
Dougherty County	\$15.58	\$810	\$32,400	2.1	\$57,500	\$1,438	\$17,250	\$431	18,524	54%	\$15.85	\$824	1.0		
Douglas County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	17,184	35%	\$15.23	\$792	1.6		
Early County	\$13.54	\$704	\$28,160	1.9	\$46,900	\$1,173	\$14,070	\$352	1,365	33%	\$17.13	\$891	0.8		
Echols County	\$16.02	\$833	\$33,320	2.2	\$63,700	\$1,593	\$19,110	\$478	430	29%	\$10.95	\$570	1.5		
Effingham County	\$20.52	\$1,067	\$42,680	2.8	\$83,400	\$2,085	\$25,020	\$626	4,948	23%	\$16.69	\$868	1.2		
Elbert County	\$13.62	\$708	\$28,320	1.9	\$50,200	\$1,255	\$15,060	\$377	2,184	28%	\$12.66	\$659	1.1		
Emanuel County	\$13.54	\$704	\$28,160	1.9	\$49,600	\$1,240	\$14,880	\$372	3,399	41%	\$14.29	\$743	0.9		
Evans County	\$13.54	\$704	\$28,160	1.9	\$56,800	\$1,420	\$17,040	\$426	1,609	40%	\$13.54	\$704	1.0		
Fannin County	\$14.21	\$739	\$29,560	2.0	\$67,200	\$1,680	\$20,160	\$504	2,485	22%	\$11.83	\$615	1.2		
Fayette County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	7,562	19%	\$17.57	\$914	1.4		
Floyd County	\$16.62	\$864	\$34,560	2.3	\$70,700	\$1,768	\$21,210	\$530	13,576	38%	\$14.65	\$762	1.1		
Forsyth County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	12,699	16%	\$14.27	\$742	1.7		
Franklin County	\$13.54	\$704	\$28,160	1.9	\$59,900	\$1,498	\$17,970	\$449	2,523	30%	\$11.56	\$601	1.2		
Fulton County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	201,476	47%	\$29.91	\$1,555	0.8		
Gilmer County	\$15.15	\$788	\$31,520	2.1	\$69,000	\$1,725	\$20,700	\$518	3,308	27%	\$10.14	\$527	1.5		
Glascoc County	\$13.54	\$704	\$28,160	1.9	\$76,200	\$1,905	\$22,860	\$572	298	27%	\$11.41	\$593	1.2		
Glynn County	\$17.19	\$894	\$35,760	2.4	\$75,000	\$1,875	\$22,500	\$563	11,963	35%	\$14.12	\$734	1.2		
Gordon County	\$13.54	\$704	\$28,160	1.9	\$57,500	\$1,438	\$17,250	\$431	6,813	33%	\$16.44	\$855	0.8		
Grady County	\$13.90	\$723	\$28,920	1.9	\$59,000	\$1,475	\$17,700	\$443	3,114	34%	\$12.15	\$632	1.1		
Greene County	\$14.27	\$742	\$29,680	2.0	\$77,000	\$1,925	\$23,100	\$578	1,709	23%	\$12.40	\$645	1.2		
Gwinnett County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	100,496	34%	\$20.90	\$1,087	1.2		

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Habersham County	\$14.25	\$741	\$29,640	2.0	\$68,100	\$1,703	\$20,430	\$511	3,087	20%	\$13.34	\$694	1.1		
Hall County	\$19.77	\$1,028	\$41,120	2.7	\$87,700	\$2,193	\$26,310	\$658	20,356	31%	\$18.54	\$964	1.1		
Hancock County	\$13.54	\$704	\$28,160	1.9	\$50,400	\$1,260	\$15,120	\$378	818	27%	\$11.74	\$611	1.2		
Haralson County	\$15.40	\$801	\$32,040	2.1	\$66,900	\$1,673	\$20,070	\$502	3,580	31%	\$17.21	\$895	0.9		
Harris County	\$15.90	\$827	\$33,080	2.2	\$68,200	\$1,705	\$20,460	\$512	1,336	11%	\$11.87	\$617	1.3		
Hart County	\$14.83	\$771	\$30,840	2.0	\$62,400	\$1,560	\$18,720	\$468	2,734	27%	\$12.91	\$671	1.1		
Heard County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	1,490	32%	\$16.43	\$854	1.5		
Henry County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	22,793	29%	\$15.44	\$803	1.6		
Houston County	\$18.73	\$974	\$38,960	2.6	\$83,900	\$2,098	\$25,170	\$629	19,447	34%	\$12.91	\$671	1.5		
Irwin County	\$13.54	\$704	\$28,160	1.9	\$62,300	\$1,558	\$18,690	\$467	1,066	31%	\$10.88	\$566	1.2		
Jackson County	\$15.77	\$820	\$32,800	2.2	\$90,300	\$2,258	\$27,090	\$677	5,097	21%	\$12.48	\$649	1.3		
Jasper County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	1,065	20%	\$12.78	\$665	1.9		
Jeff Davis County	\$13.54	\$704	\$28,160	1.9	\$47,900	\$1,198	\$14,370	\$359	1,776	35%	\$15.20	\$790	0.9		
Jefferson County	\$13.54	\$704	\$28,160	1.9	\$48,700	\$1,218	\$14,610	\$365	2,018	36%	\$13.46	\$700	1.0		
Jenkins County	\$13.54	\$704	\$28,160	1.9	\$44,100	\$1,103	\$13,230	\$331	835	25%	\$13.48	\$701	1.0		
Johnson County	\$13.54	\$704	\$28,160	1.9	\$57,100	\$1,428	\$17,130	\$428	1,013	29%	\$8.61	\$448	1.6		
Jones County	\$16.27	\$846	\$33,840	2.2	\$65,500	\$1,638	\$19,650	\$491	2,150	20%	\$9.18	\$478	1.8		
Lamar County	\$15.35	\$798	\$31,920	2.1	\$72,000	\$1,800	\$21,600	\$540	1,879	28%	\$11.78	\$612	1.3		
Lanier County	\$16.02	\$833	\$33,320	2.2	\$63,700	\$1,593	\$19,110	\$478	1,428	37%	\$13.91	\$724	1.2		
Laurens County	\$13.54	\$704	\$28,160	1.9	\$50,800	\$1,270	\$15,240	\$381	6,350	37%	\$14.10	\$733	1.0		
Lee County	\$15.58	\$810	\$32,400	2.1	\$57,500	\$1,438	\$17,250	\$431	2,459	23%	\$14.61	\$759	1.1		
Liberty County	\$19.54	\$1,016	\$40,640	2.7	\$57,300	\$1,433	\$17,190	\$430	12,994	54%	\$17.67	\$919	1.1		
Lincoln County	\$13.54	\$704	\$28,160	1.9	\$65,200	\$1,630	\$19,560	\$489	903	28%	\$8.55	\$445	1.6		
Long County	\$14.42	\$750	\$30,000	2.0	\$65,100	\$1,628	\$19,530	\$488	2,238	37%	\$9.06	\$471	1.6		
Lowndes County	\$16.02	\$833	\$33,320	2.2	\$63,700	\$1,593	\$19,110	\$478	20,301	47%	\$12.30	\$640	1.3		
Lumpkin County	\$17.27	\$898	\$35,920	2.4	\$72,100	\$1,803	\$21,630	\$541	3,254	27%	\$11.26	\$585	1.5		

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

Georgia	FY22 HOUSING WAGE				HOUSING COSTS				AREA MEDIAN INCOME (AMI)				RENTERS		
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
McDuffie County	\$17.42	\$906	\$36,240	2.4	\$74,100	\$1,853	\$22,230	\$556	2,635	32%	\$13.00	\$676	1.3		
McIntosh County	\$17.19	\$894	\$35,760	2.4	\$75,000	\$1,875	\$22,500	\$563	1,136	18%	\$9.92	\$516	1.7		
Macon County	\$13.54	\$704	\$28,160	1.9	\$48,600	\$1,215	\$14,580	\$365	1,793	39%	\$16.91	\$880	0.8		
Madison County	\$17.29	\$899	\$35,960	2.4	\$82,300	\$2,058	\$24,690	\$617	2,833	27%	\$11.58	\$602	1.5		
Marion County	\$15.90	\$827	\$33,080	2.2	\$68,200	\$1,705	\$20,460	\$512	826	24%	\$6.65	\$346	2.4		
Meriwether County	\$16.35	\$850	\$34,000	2.3	\$53,100	\$1,328	\$15,930	\$398	2,800	34%	\$12.99	\$675	1.3		
Miller County	\$13.54	\$704	\$28,160	1.9	\$63,900	\$1,598	\$19,170	\$479	783	33%	\$9.34	\$486	1.4		
Mitchell County	\$13.54	\$704	\$28,160	1.9	\$45,600	\$1,140	\$13,680	\$342	2,980	37%	\$13.67	\$711	1.0		
Monroe County	\$14.69	\$764	\$30,560	2.0	\$88,500	\$2,213	\$26,550	\$664	1,844	18%	\$9.86	\$513	1.5		
Montgomery County	\$13.54	\$704	\$28,160	1.9	\$56,600	\$1,415	\$16,980	\$425	757	25%	\$8.51	\$443	1.6		
Morgan County	\$17.87	\$929	\$37,160	2.5	\$85,600	\$2,140	\$25,680	\$642	1,827	26%	\$17.65	\$918	1.0		
Murray County	\$14.87	\$773	\$30,920	2.1	\$61,400	\$1,535	\$18,420	\$461	4,302	30%	\$13.80	\$717	1.1		
Muscogee County	\$15.90	\$827	\$33,080	2.2	\$68,200	\$1,705	\$20,460	\$512	37,506	51%	\$19.02	\$989	0.8		
Newton County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	10,830	29%	\$13.68	\$711	1.8		
Oconee County	\$17.29	\$899	\$35,960	2.4	\$82,300	\$2,058	\$24,690	\$617	2,399	17%	\$11.60	\$603	1.5		
Oglethorpe County	\$17.29	\$899	\$35,960	2.4	\$82,300	\$2,058	\$24,690	\$617	1,247	23%	\$9.98	\$519	1.7		
Paulding County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	12,318	22%	\$15.30	\$795	1.6		
Peach County	\$14.79	\$769	\$30,760	2.0	\$66,700	\$1,668	\$20,010	\$500	3,759	37%	\$11.42	\$594	1.3		
Pickens County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	2,607	21%	\$13.51	\$703	1.8		
Pierce County	\$13.79	\$717	\$28,680	1.9	\$56,500	\$1,413	\$16,950	\$424	1,725	24%	\$14.22	\$740	1.0		
Pike County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	940	15%	\$11.22	\$583	2.2		
Polk County	\$14.12	\$734	\$29,360	1.9	\$62,900	\$1,573	\$18,870	\$472	5,422	35%	\$13.14	\$684	1.1		
Pulaski County	\$13.54	\$704	\$28,160	1.9	\$61,600	\$1,540	\$18,480	\$462	1,361	36%	\$15.44	\$803	0.9		
Putnam County	\$15.92	\$828	\$33,120	2.2	\$69,800	\$1,745	\$20,940	\$524	2,373	25%	\$11.96	\$622	1.3		
Quitman County	\$13.54	\$704	\$28,160	1.9	\$43,300	\$1,083	\$12,990	\$325	206	22%	\$19.67	\$1,023	0.7		
Rabun County	\$14.31	\$744	\$29,760	2.0	\$58,800	\$1,470	\$17,640	\$441	1,836	26%	\$9.99	\$519	1.4		

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Georgia	FY22 HOUSING WAGE				HOUSING COSTS				AREA MEDIAN INCOME (AMI)				RENTERS		
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR		
Randolph County	\$13.54	\$704	\$28,160	1.9	\$39,700	\$993	\$11,910	\$298	1,353	50%	\$13.90	\$723	1.0		
Richmond County	\$17.42	\$906	\$36,240	2.4	\$74,100	\$1,853	\$22,230	\$556	35,099	48%	\$16.49	\$857	1.1		
Rockdale County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	10,529	33%	\$19.80	\$1,029	1.3		
Schley County	\$13.54	\$704	\$28,160	1.9	\$56,000	\$1,400	\$16,800	\$420	426	23%	\$11.29	\$587	1.2		
Screven County	\$13.54	\$704	\$28,160	1.9	\$61,200	\$1,530	\$18,360	\$459	1,459	30%	\$12.94	\$673	1.0		
Seminole County	\$14.81	\$770	\$30,800	2.0	\$49,300	\$1,233	\$14,790	\$370	1,145	34%	\$15.91	\$827	0.9		
Spalding County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	9,255	36%	\$13.37	\$695	1.9		
Stephens County	\$13.63	\$709	\$28,360	1.9	\$66,600	\$1,665	\$19,980	\$500	2,703	27%	\$12.44	\$647	1.1		
Stewart County	\$13.54	\$704	\$28,160	1.9	\$45,300	\$1,133	\$13,590	\$340	545	30%	\$23.89	\$1,242	0.6		
Sumter County	\$14.38	\$748	\$29,920	2.0	\$56,500	\$1,413	\$16,950	\$424	4,831	42%	\$15.49	\$805	0.9		
Talbot County	\$13.54	\$704	\$28,160	1.9	\$53,900	\$1,348	\$16,170	\$404	622	22%	\$14.13	\$735	1.0		
Taliaferro County †	\$13.54	\$704	\$28,160	1.9	\$51,400	\$1,285	\$15,420	\$386	156	24%					
Tattnall County	\$13.54	\$704	\$28,160	1.9	\$58,300	\$1,458	\$17,490	\$437	2,738	33%	\$15.11	\$786	0.9		
Taylor County	\$13.54	\$704	\$28,160	1.9	\$49,200	\$1,230	\$14,760	\$369	1,442	40%	\$12.10	\$629	1.1		
Telfair County	\$13.54	\$704	\$28,160	1.9	\$39,300	\$983	\$11,790	\$295	1,332	30%	\$8.57	\$446	1.6		
Terrell County	\$15.58	\$810	\$32,400	2.1	\$57,500	\$1,438	\$17,250	\$431	1,477	44%	\$15.52	\$807	1.0		
Thomas County	\$16.13	\$839	\$33,560	2.2	\$62,200	\$1,555	\$18,660	\$467	6,696	38%	\$16.57	\$862	1.0		
Tift County	\$13.54	\$704	\$28,160	1.9	\$59,500	\$1,488	\$17,850	\$446	5,702	38%	\$12.65	\$658	1.1		
Toombs County	\$13.54	\$704	\$28,160	1.9	\$60,400	\$1,510	\$18,120	\$453	3,657	37%	\$13.83	\$719	1.0		
Towns County	\$14.25	\$741	\$29,640	2.0	\$59,600	\$1,490	\$17,880	\$447	979	20%	\$12.59	\$655	1.1		
Treutlen County	\$13.54	\$704	\$28,160	1.9	\$54,900	\$1,373	\$16,470	\$412	894	37%	\$15.80	\$821	0.9		
Troup County	\$16.00	\$832	\$33,280	2.2	\$69,900	\$1,748	\$20,970	\$524	10,004	40%	\$14.71	\$765	1.1		
Turner County	\$13.54	\$704	\$28,160	1.9	\$53,400	\$1,335	\$16,020	\$401	1,141	36%	\$16.07	\$836	0.8		
Twiggs County	\$16.27	\$846	\$33,840	2.2	\$65,500	\$1,638	\$19,650	\$491	426	14%	\$16.54	\$860	1.0		
Union County	\$13.54	\$704	\$28,160	1.9	\$68,000	\$1,700	\$20,400	\$510	2,215	22%	\$9.73	\$506	1.4		
Upson County	\$13.54	\$704	\$28,160	1.9	\$59,400	\$1,485	\$17,820	\$446	3,620	35%	\$11.22	\$584	1.2		

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Georgia	FY22 HOUSING WAGE		HOUSING COSTS			AREA MEDIAN INCOME (AMI)				RENTERS			
	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2016-2020)	% of total households (2016-2020)	Estimated hourly mean renter wage (2022)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Walker County	\$16.98	\$883	\$35,320	2.3	\$75,200	\$1,880	\$22,560	\$564	7,113	27%	\$13.78	\$716	1.2
Walton County	\$24.79	\$1,289	\$51,560	3.4	\$96,400	\$2,410	\$28,920	\$723	7,674	24%	\$14.73	\$766	1.7
Ware County	\$13.96	\$726	\$29,040	1.9	\$54,500	\$1,363	\$16,350	\$409	4,964	36%	\$12.89	\$670	1.1
Warren County	\$13.54	\$704	\$28,160	1.9	\$49,700	\$1,243	\$14,910	\$373	759	34%	\$11.10	\$577	1.2
Washington County	\$13.54	\$704	\$28,160	1.9	\$53,700	\$1,343	\$16,110	\$403	2,572	33%	\$16.61	\$864	0.8
Wayne County	\$13.54	\$704	\$28,160	1.9	\$60,600	\$1,515	\$18,180	\$455	3,893	37%	\$17.19	\$894	0.8
Webster County	\$13.54	\$704	\$28,160	1.9	\$52,400	\$1,310	\$15,720	\$393	143	13%	\$11.51	\$598	1.2
Wheeler County	\$13.54	\$704	\$28,160	1.9	\$55,700	\$1,393	\$16,710	\$418	543	31%	\$10.22	\$531	1.3
White County	\$15.06	\$783	\$31,320	2.1	\$68,500	\$1,713	\$20,550	\$514	2,794	24%	\$11.92	\$620	1.3
Whitfield County	\$15.50	\$806	\$32,240	2.1	\$67,200	\$1,680	\$20,160	\$504	12,424	34%	\$17.62	\$916	0.9
Wilcox County	\$13.54	\$704	\$28,160	1.9	\$54,900	\$1,373	\$16,470	\$412	596	23%	\$10.80	\$562	1.3
Wilkes County	\$13.94	\$725	\$29,000	1.9	\$63,300	\$1,583	\$18,990	\$475	1,480	36%	\$13.09	\$681	1.1
Wilkinson County	\$13.54	\$704	\$28,160	1.9	\$57,100	\$1,428	\$17,130	\$428	753	23%	\$14.12	\$734	1.0
Worth County	\$15.58	\$810	\$32,400	2.1	\$57,500	\$1,438	\$17,250	\$431	2,430	30%	\$12.22	\$635	1.3

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