

MARYLAND

#10*

In **Maryland**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$1,616**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$5,387** monthly or **\$64,642** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

\$31.08
PER HOUR
STATE HOUSING
WAGE

FACTS ABOUT MARYLAND:

STATE FACTS	
Minimum Wage	\$13.25
Average Renter Wage	\$22.71
2-Bedroom Housing Wage	\$31.08
Number of Renter Households	750,551
Percent Renters	33%

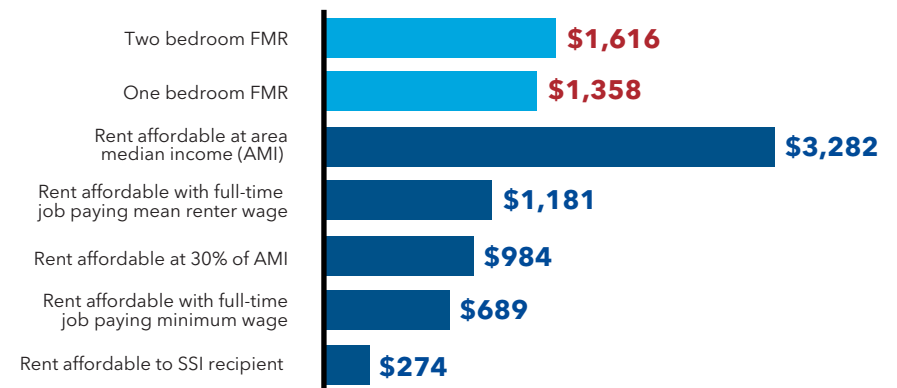
94
Work Hours Per Week At
**Minimum Wage To Afford a 2-Bedroom
Rental Home** (at FMR)

79
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)

2.0
Number of Full-Time Jobs At
**Minimum Wage To Afford a
1-Bedroom Rental Home** (at FMR)

MOST EXPENSIVE AREAS	HOUSING WAGE
Washington-Arlington-Alexandria HMFA	\$35.35
California-Lexington Park MSA	\$30.71
Baltimore-Columbia-Towson MSA	\$29.77
Cecil County	\$28.27
Talbot County	\$23.10



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.

MARYLAND

	FY23 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 BMR FMR	Full-time jobs at minimum wage to afford 2BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2017-2021)	% of total households (2017-2021)	Estimated hourly mean renter wage (2023)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Maryland	\$31.08	\$1,616	\$64,642	2.3	\$131,260	\$3,282	\$39,378	\$984	750,551	33%	\$22.71	\$1,181	1.4
Combined Nonmetro Areas	\$20.14	\$1,047	\$41,899	1.5	\$91,462	\$2,287	\$27,439	\$686	16,931	27%	\$13.96	\$726	1.4
<u>Metropolitan Areas</u>													
Baltimore-Columbia-Towson MSA	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	359,026	33%	\$23.50	\$1,222	1.3
California-Lexington Park MSA	\$30.71	\$1,597	\$63,880	2.3	\$142,600	\$3,565	\$42,780	\$1,070	11,390	28%	\$21.63	\$1,125	1.4
Cumberland MSA	\$16.12	\$838	\$33,520	1.2	\$89,900	\$2,248	\$26,970	\$674	8,611	31%	\$11.75	\$611	1.4
Hagerstown HMFA	\$20.38	\$1,060	\$42,400	1.5	\$95,700	\$2,393	\$28,710	\$718	20,195	34%	\$14.41	\$749	1.4
Philadelphia-Camden-Wilmington MSA	\$28.27	\$1,470	\$58,800	2.1	\$114,400	\$2,860	\$34,320	\$858	9,388	24%	\$13.58	\$706	2.1
Salisbury HMFA	\$21.81	\$1,134	\$45,360	1.6	\$93,200	\$2,330	\$27,960	\$699	16,399	42%	\$17.48	\$909	1.2
Somerset County HMFA	\$17.75	\$923	\$36,920	1.3	\$69,500	\$1,738	\$20,850	\$521	2,628	32%	\$13.19	\$686	1.3
Washington-Arlington-Alexandria HMFA	\$35.35	\$1,838	\$73,520	2.7	\$152,100	\$3,803	\$45,630	\$1,141	300,638	33%	\$24.17	\$1,257	1.5
Worcester County HMFA	\$18.77	\$976	\$39,040	1.4	\$102,200	\$2,555	\$30,660	\$767	5,345	24%	\$11.17	\$581	1.7
<u>Counties</u>													
Allegany County	\$16.12	\$838	\$33,520	1.2	\$89,900	\$2,248	\$26,970	\$674	8,611	31%	\$11.75	\$611	1.4
Anne Arundel County	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	55,656	25%	\$24.22	\$1,260	1.2
Baltimore County	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	109,685	34%	\$21.58	\$1,122	1.4
Calvert County	\$35.35	\$1,838	\$73,520	2.7	\$152,100	\$3,803	\$45,630	\$1,141	4,815	15%	\$15.18	\$789	2.3
Caroline County	\$20.23	\$1,052	\$42,080	1.5	\$84,700	\$2,118	\$25,410	\$635	3,342	28%	\$16.61	\$864	1.2
Carroll County	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	10,754	17%	\$12.22	\$636	2.4
Cecil County	\$28.27	\$1,470	\$58,800	2.1	\$114,400	\$2,860	\$34,320	\$858	9,388	24%	\$13.58	\$706	2.1
Charles County	\$35.35	\$1,838	\$73,520	2.7	\$152,100	\$3,803	\$45,630	\$1,141	12,618	22%	\$16.31	\$848	2.2
Dorchester County	\$19.06	\$991	\$39,640	1.4	\$81,400	\$2,035	\$24,420	\$611	4,085	31%	\$13.57	\$706	1.4

Columbia City is not included due to a lack of sufficient data.

- 1: BR = Bedroom
- 2: FMR = Fiscal Year 2023 Fair Market Rent.
- 3: This calculation uses the higher of the county, state, or federal minimum wage, where applicable.
- 4: AMI = Fiscal Year 2023 Area Median Income
- 5: Affordable rents represent the generally accepted standard of spending not more than 30% of gross income on gross housing

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	Hourly wage necessary to afford 2 BR ¹ FMR ²	2 BR FMR	Annual income needed to afford 2 BMR FMR	Full-time jobs at minimum wage to afford 2BR FMR ³	Annual AMI ⁴	Monthly rent affordable at AMI ⁵	30% of AMI	Monthly rent affordable at 30% of AMI	Renter households (2017-2021)	% of total households (2017-2021)	Estimated hourly mean renter wage (2023)	Monthly rent affordable at mean renter wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Frederick County	\$35.35	\$1,838	\$73,520	2.7	\$152,100	\$3,803	\$45,630	\$1,141	23,071	24%	\$17.54	\$912	2.0
Garrett County	\$15.88	\$826	\$33,040	1.2	\$79,100	\$1,978	\$23,730	\$593	2,538	20%	\$11.42	\$594	1.4
Harford County	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	19,972	20%	\$15.59	\$811	1.9
Howard County	\$29.77	\$1,548	\$61,920	2.0	\$121,700	\$3,043	\$36,510	\$913	31,948	27%	\$26.09	\$1,357	1.1
Kent County	\$20.98	\$1,091	\$43,640	1.6	\$103,400	\$2,585	\$31,020	\$776	2,654	32%	\$12.62	\$656	1.7
Montgomery County	\$35.35	\$1,838	\$73,520	2.1	\$152,100	\$3,803	\$45,630	\$1,141	132,562	35%	\$28.88	\$1,502	1.2
Prince George's County	\$35.35	\$1,838	\$73,520	2.7	\$152,100	\$3,803	\$45,630	\$1,141	127,572	38%	\$20.74	\$1,078	1.7
Queen Anne's County	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	3,495	18%	\$13.49	\$701	2.2
St. Mary's County	\$30.71	\$1,597	\$63,880	2.3	\$142,600	\$3,565	\$42,780	\$1,070	11,390	28%	\$21.63	\$1,125	1.4
Somerset County	\$17.75	\$923	\$36,920	1.3	\$69,500	\$1,738	\$20,850	\$521	2,628	32%	\$13.19	\$686	1.3
Talbot County	\$23.10	\$1,201	\$48,040	1.7	\$107,900	\$2,698	\$32,370	\$809	4,312	27%	\$15.09	\$785	1.5
Washington County	\$20.38	\$1,060	\$42,400	1.5	\$95,700	\$2,393	\$28,710	\$718	20,195	34%	\$14.41	\$749	1.4
Wicomico County	\$21.81	\$1,134	\$45,360	1.6	\$93,200	\$2,330	\$27,960	\$699	16,399	42%	\$17.48	\$909	1.2
Worcester County	\$18.77	\$976	\$39,040	1.4	\$102,200	\$2,555	\$30,660	\$767	5,345	24%	\$11.17	\$581	1.7
Baltimore city	\$29.77	\$1,548	\$61,920	2.2	\$121,700	\$3,043	\$36,510	\$913	127,516	52%	\$28.29	\$1,471	1.1

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