

NORTH DAKOTA

#43*

In **North Dakota**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$864**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$2,879** monthly or **\$34,553** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

\$16.61
PER HOUR
STATE HOUSING
WAGE

FACTS ABOUT NORTH DAKOTA:

STATE FACTS	
Minimum Wage	\$7.25
Average Renter Wage	\$19.17
2-Bedroom Housing Wage	\$16.61
Number of Renter Households	120,202
Percent Renters	37%

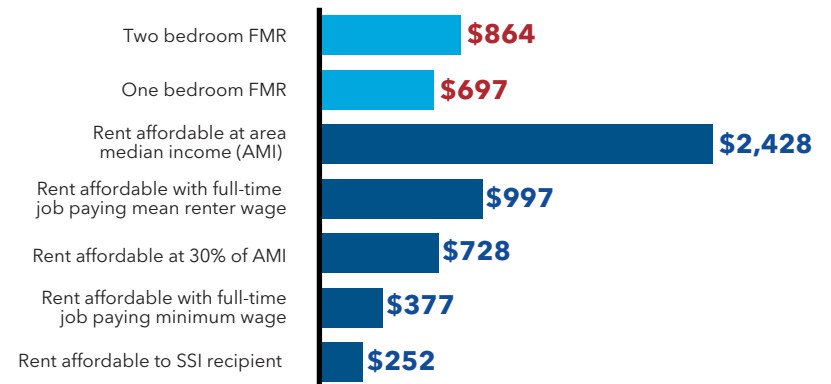
92
Work Hours Per Week At
Minimum Wage To Afford a **2-Bedroom**
Rental Home (at FMR)

74
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)

1.8
Number of Full-Time Jobs At
Minimum Wage To Afford a
1-Bedroom Rental Home (at FMR)

MOST EXPENSIVE AREAS	HOUSING WAGE
McKenzie County	\$21.35
Dunn County	\$20.06
Ward County	\$18.58
Williams County	\$18.58
Stark County	\$17.87



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.

North Dakota

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
North Dakota	\$16.61	\$864	\$34,553	2.3	\$97,100	\$2,428	\$29,130	\$728	120,202	37%	\$19.17	\$997	0.9
Combined Nonmetro Areas	\$16.64	\$865	\$34,609	2.3	\$94,416	\$2,360	\$28,325	\$708	51,778	33%	\$21.31	\$1,108	0.8
<u>Metropolitan Areas</u>													
Bismarck MSA	\$16.92	\$880	\$35,200	2.3	\$102,600	\$2,565	\$30,780	\$770	16,009	30%	\$16.28	\$847	1.0
Fargo MSA	\$16.52	\$859	\$34,360	2.3	\$100,500	\$2,513	\$30,150	\$754	36,590	48%	\$18.54	\$964	0.9
Grand Forks MSA	\$16.42	\$854	\$34,160	2.3	\$92,800	\$2,320	\$27,840	\$696	15,825	51%	\$16.39	\$852	1.0
<u>Counties</u>													
Adams County	\$14.56	\$757	\$30,280	2.0	\$96,200	\$2,405	\$28,860	\$722	290	27%	\$14.19	\$738	1.0
Barnes County	\$14.62	\$760	\$30,400	2.0	\$95,600	\$2,390	\$28,680	\$717	1,483	29%	\$13.46	\$700	1.1
Benson County	\$14.56	\$757	\$30,280	2.0	\$61,100	\$1,528	\$18,330	\$458	627	28%	\$11.63	\$605	1.3
Billings County	\$15.17	\$789	\$31,560	2.1	\$116,100	\$2,903	\$34,830	\$871	85	23%	\$13.16	\$684	1.2
Bottineau County	\$14.65	\$762	\$30,480	2.0	\$87,600	\$2,190	\$26,280	\$657	616	21%	\$14.95	\$777	1.0
Bowman County	\$14.56	\$757	\$30,280	2.0	\$98,300	\$2,458	\$29,490	\$737	252	19%	\$13.82	\$719	1.1
Burke County	\$14.56	\$757	\$30,280	2.0	\$104,500	\$2,613	\$31,350	\$784	203	21%	\$24.96	\$1,298	0.6
Burleigh County	\$16.92	\$880	\$35,200	2.3	\$102,600	\$2,565	\$30,780	\$770	12,003	30%	\$16.43	\$854	1.0
Cass County	\$16.52	\$859	\$34,360	2.3	\$100,500	\$2,513	\$30,150	\$754	36,590	48%	\$18.54	\$964	0.9
Cavalier County	\$14.56	\$757	\$30,280	2.0	\$90,400	\$2,260	\$27,120	\$678	351	20%	\$17.89	\$930	0.8
Dickey County	\$14.56	\$757	\$30,280	2.0	\$91,200	\$2,280	\$27,360	\$684	525	25%	\$15.03	\$782	1.0
Divide County	\$15.17	\$789	\$31,560	2.1	\$99,900	\$2,498	\$29,970	\$749	271	26%	\$21.55	\$1,121	0.7
Dunn County	\$20.06	\$1,043	\$41,720	2.8	\$119,600	\$2,990	\$35,880	\$897	450	26%	\$31.61	\$1,644	0.6
Eddy County	\$14.56	\$757	\$30,280	2.0	\$88,500	\$2,213	\$26,550	\$664	344	33%	\$10.55	\$549	1.4
Emmons County	\$14.56	\$757	\$30,280	2.0	\$81,100	\$2,028	\$24,330	\$608	301	19%	\$11.59	\$602	1.3
Foster County	\$14.56	\$757	\$30,280	2.0	\$102,000	\$2,550	\$30,600	\$765	406	27%	\$12.55	\$653	1.2
Golden Valley County	\$14.56	\$757	\$30,280	2.0	\$80,000	\$2,000	\$24,000	\$600	196	24%	\$10.27	\$534	1.4

† 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.

North Dakota

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
Grand Forks County	\$16.42	\$854	\$34,160	2.3	\$92,800	\$2,320	\$27,840	\$696	15,825	51%	\$16.39	\$852	1.0
Grant County	\$14.56	\$757	\$30,280	2.0	\$80,300	\$2,008	\$24,090	\$602	131	12%	\$11.90	\$619	1.2
Griggs County	\$14.56	\$757	\$30,280	2.0	\$85,500	\$2,138	\$25,650	\$641	207	20%	\$16.60	\$863	0.9
Hettinger County	\$16.29	\$847	\$33,880	2.2	\$84,700	\$2,118	\$25,410	\$635	238	22%	\$14.45	\$752	1.1
Kidder County	\$14.56	\$757	\$30,280	2.0	\$70,800	\$1,770	\$21,240	\$531	277	25%	\$19.78	\$1,028	0.7
LaMoure County	\$14.56	\$757	\$30,280	2.0	\$86,900	\$2,173	\$26,070	\$652	370	20%	\$12.62	\$656	1.2
Logan County	\$14.56	\$757	\$30,280	2.0	\$77,400	\$1,935	\$23,220	\$581	128	16%	\$12.12	\$630	1.2
McHenry County	\$14.56	\$757	\$30,280	2.0	\$95,700	\$2,393	\$28,710	\$718	418	16%	\$14.59	\$758	1.0
McIntosh County	\$14.56	\$757	\$30,280	2.0	\$72,200	\$1,805	\$21,660	\$542	370	29%	\$15.57	\$810	0.9
McKenzie County	\$21.35	\$1,110	\$44,400	2.9	\$97,000	\$2,425	\$29,100	\$728	1,902	42%	\$38.19	\$1,986	0.6
McLean County	\$14.56	\$757	\$30,280	2.0	\$91,100	\$2,278	\$27,330	\$683	876	20%	\$18.63	\$969	0.8
Mercer County	\$16.65	\$866	\$34,640	2.3	\$108,800	\$2,720	\$32,640	\$816	607	17%	\$19.23	\$1,000	0.9
Morton County	\$16.92	\$880	\$35,200	2.3	\$102,600	\$2,565	\$30,780	\$770	3,923	29%	\$15.77	\$820	1.1
Mountrail County	\$15.00	\$780	\$31,200	2.1	\$95,500	\$2,388	\$28,650	\$716	1,284	36%	\$30.29	\$1,575	0.5
Nelson County	\$14.56	\$757	\$30,280	2.0	\$87,700	\$2,193	\$26,310	\$658	356	25%	\$12.60	\$655	1.2
Oliver County	\$16.92	\$880	\$35,200	2.3	\$102,600	\$2,565	\$30,780	\$770	83	11%	\$14.16	\$736	1.2
Pembina County	\$14.56	\$757	\$30,280	2.0	\$90,600	\$2,265	\$27,180	\$680	870	27%	\$17.54	\$912	0.8
Pierce County	\$14.56	\$757	\$30,280	2.0	\$76,400	\$1,910	\$22,920	\$573	432	23%	\$7.79	\$405	1.9
Ramsey County	\$14.56	\$757	\$30,280	2.0	\$93,700	\$2,343	\$28,110	\$703	1,984	40%	\$14.13	\$735	1.0
Ransom County	\$14.56	\$757	\$30,280	2.0	\$87,900	\$2,198	\$26,370	\$659	704	30%	\$11.22	\$583	1.3
Renville County	\$14.56	\$757	\$30,280	2.0	\$98,000	\$2,450	\$29,400	\$735	146	16%	\$15.52	\$807	0.9
Richland County	\$14.56	\$757	\$30,280	2.0	\$87,200	\$2,180	\$26,160	\$654	2,057	30%	\$10.50	\$546	1.4
Rolette County	\$14.56	\$757	\$30,280	2.0	\$59,200	\$1,480	\$17,760	\$444	1,253	28%	\$9.27	\$482	1.6
Sargent County	\$14.56	\$757	\$30,280	2.0	\$90,500	\$2,263	\$27,150	\$679	520	27%	\$20.34	\$1,058	0.7
Sheridan County	\$15.17	\$789	\$31,560	2.1	\$71,100	\$1,778	\$21,330	\$533	129	19%	\$7.55	\$393	2.0
Sioux County	\$14.56	\$757	\$30,280	2.0	\$47,400	\$1,185	\$14,220	\$356	568	51%	\$15.20	\$791	1.0

† Wage data not available (See Appendix B).

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North Dakota

FY22 HOUSING WAGE

HOUSING COSTS

AREA MEDIAN INCOME (AMI)

RENTERS

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Slope County †	\$15.17	\$789	\$31,560	2.1	\$82,900	\$2,073	\$24,870	\$622	57	17%			
Stark County	\$17.87	\$929	\$37,160	2.5	\$106,800	\$2,670	\$32,040	\$801	4,629	37%	\$24.25	\$1,261	0.7
Steele County	\$14.56	\$757	\$30,280	2.0	\$100,200	\$2,505	\$30,060	\$752	160	20%	\$15.65	\$814	0.9
Stutsman County	\$14.56	\$757	\$30,280	2.0	\$84,700	\$2,118	\$25,410	\$635	3,370	38%	\$15.72	\$817	0.9
Towner County	\$14.56	\$757	\$30,280	2.0	\$84,400	\$2,110	\$25,320	\$633	301	27%	\$19.43	\$1,010	0.7
Traill County	\$14.56	\$757	\$30,280	2.0	\$96,600	\$2,415	\$28,980	\$725	929	27%	\$14.94	\$777	1.0
Walsh County	\$14.56	\$757	\$30,280	2.0	\$78,700	\$1,968	\$23,610	\$590	1,123	23%	\$17.32	\$900	0.8
Ward County	\$18.58	\$966	\$38,640	2.6	\$102,800	\$2,570	\$30,840	\$771	11,606	41%	\$18.27	\$950	1.0
Wells County	\$14.56	\$757	\$30,280	2.0	\$85,900	\$2,148	\$25,770	\$644	486	25%	\$12.17	\$633	1.2
Williams County	\$18.58	\$966	\$38,640	2.6	\$111,900	\$2,798	\$33,570	\$839	6,890	47%	\$32.89	\$1,711	0.6

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