

# HAWAII

#2\*

In **Hawaii**, the Fair Market Rent (FMR) for a two-bedroom apartment is **\$2,175**. In order to afford this level of rent and utilities — without paying more than 30% of income on housing — a household must earn **\$7,251** monthly or **\$87,013** annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into an hourly Housing Wage of:

**\$41.83**  
PER HOUR  
STATE HOUSING  
WAGE

## FACTS ABOUT HAWAII:

STATE FACTS	
Minimum Wage	<b>\$12.00</b>
Average Renter Wage	<b>\$21.86</b>
2-Bedroom Housing Wage	<b>\$41.83</b>
Number of Renter Households	<b>186,599</b>
Percent Renters	<b>39%</b>

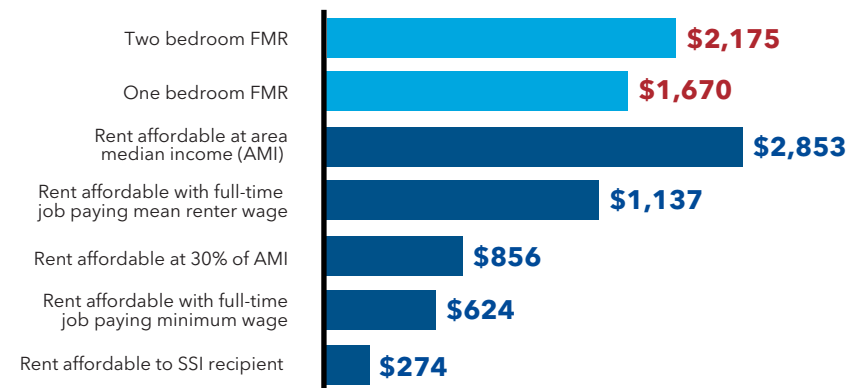
**139**  
Work Hours Per Week At  
**Minimum Wage To Afford a 2-Bedroom  
Rental Home** (at FMR)

**107**  
Work Hours Per Week At  
**Minimum Wage To Afford a 1-Bedroom  
Rental Home** (at FMR)

**3.5**  
Number of Full-Time Jobs At  
**Minimum Wage To Afford a  
2-Bedroom Rental Home** (at FMR)

**2.7**  
Number of Full-Time Jobs At  
**Minimum Wage To Afford a  
1-Bedroom Rental Home** (at FMR)

MOST EXPENSIVE AREAS	HOUSING WAGE
Urban Honolulu MSA	<b>\$43.21</b>
Kauai County	<b>\$41.31</b>
Kahului-Wailuku-Lahaina MSA	<b>\$38.19</b>
Hawaii County	<b>\$36.56</b>
Kalawao County	<b>\$33.02</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.

HAWAII

	FY23 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 BMR 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 (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
Hawaii	\$41.83	\$2,175	\$87,013	3.5	\$114,135	\$2,853	\$34,241	\$856	186,599	39%	\$21.86	\$1,137	1.9
Combined Nonmetro Areas	\$37.86	\$1,968	\$78,739	3.2	\$93,404	\$2,335	\$28,021	\$701	29,764	32%	\$18.96	\$986	2.0
<u>Metropolitan Areas</u>													
Kahului-Wailuku-Lahaina MSA	\$38.19	\$1,986	\$79,440	3.2	\$105,800	\$2,645	\$31,740	\$794	19,483	36%	\$19.26	\$1,002	2.0
Urban Honolulu MSA	\$43.21	\$2,247	\$89,880	3.6	\$121,400	\$3,035	\$36,420	\$911	137,352	42%	\$23.03	\$1,197	1.9
<u>Counties</u>													
Hawaii County	\$36.56	\$1,901	\$76,040	3.0	\$90,600	\$2,265	\$27,180	\$680	21,580	30%	\$18.75	\$975	1.9
Honolulu County	\$43.21	\$2,247	\$89,880	3.6	\$121,400	\$3,035	\$36,420	\$911	137,352	42%	\$23.03	\$1,197	1.9
Kalawao County †	\$33.02	\$1,717	\$68,680	2.8	\$119,800	\$2,995	\$35,940	\$899	31	100%			
Kauai County	\$41.31	\$2,148	\$85,920	3.4	\$102,200	\$2,555	\$30,660	\$767	8,153	36%	\$19.43	\$1,010	2.1
Maui County	\$38.19	\$1,986	\$79,440	3.2	\$105,800	\$2,645	\$31,740	\$794	19,483	36%	\$19.26	\$1,002	2.0

† Wage data not available (See Appendix B).

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