2022 AFFORDABLE HOUSING REGIONAL INCOME LIMITS BY HOUSEHOLD SIZE

Income limits not officially adopted by the State of New Jersey. Contact your municipality to see if applicable in your jurisdiction. Additional information about AHPNJ income limits is posted on AHPNJ.org

Person P												8+ Person	Max Increase		Regional Asset
Bergen, Hudson, Passaic and Sussex Very Low \$40,477 \$43,368 \$46,260 \$52,042 \$57,825 \$60,138 \$62,451 \$67,077 \$71,703 \$76,329 \$13.45,797 \$24,286 \$26,021 \$27,756 \$31,225 \$34,695 \$36,083 \$37,470 \$43,025 \$44,777 \$43,368 \$46,260 \$52,042 \$57,825 \$60,138 \$62,451 \$67,077 \$71,703 \$76,329 \$24,286 \$45,797 \$47,000 \$76,329 \$48,797 \$48,808 \$48,000 \$40,477 \$43,368 \$46,260 \$52,042 \$57,825 \$60,138 \$62,451 \$67,077 \$71,703 \$76,329 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,797 \$45,999 \$49,921 \$49,945 \$40,477 \$43,479 \$48,281 \$45,945 \$45,947			1 Person	*1.5 Person	2 Person	*3 Person	4 Person	*4.5 Person	5 Person	6 Person	7 Person		Rents**	Sales***	Limit****
Bergen, Hudson, Passaic and Sussex Low \$40,477 \$43,368 \$46,260 \$52,042 \$57,825 \$60,138 \$62,451 \$67,077 \$71,703 \$76,322 \$2.9% \$11.13% \$5223,6983 \$2.08	Region 1	Median	\$80,954	\$86,737	\$92,519	\$104,084	\$115,649	\$120,275	\$124,901	\$134,153	\$143,405	\$152,657			
Passaic and Sussex Low S40,477 \$43,368 \$46,260 \$52,042 \$57,825 \$60,138 \$62,451 \$67,077 \$71,703 \$76,329 \$78,259	•	Moderate	\$64,764	\$69,390	\$74,016	\$83,267	\$92,519	\$96,220	\$99,921	\$107,323	\$114,724	\$122,126	2.9%	11.13%	\$223,627
Neglon 2 Median S80,634 S86,394 S92,154 S103,673 S115,192 S119,800 S124,407 S133,623 S142,838 S122,503 S142,838 S122,648 S133,673 S115,192 S119,800 S124,407 S133,623 S142,838 S122,638 S122,648 S133,673 S115,192 S119,800 S124,407 S133,623 S142,838 S122,638 S122,648 S133,619 S124,831 S122,649 S106,898 S114,270 S121,643 S122,649 S106,898 S114,270 S121,643 S122,649 S12		Low	\$40,477	\$43,368	\$46,260	\$52,042	\$57,825	\$60,138	\$62,451	\$67,077	\$71,703	\$76,329			
Sessex Morris Chicago Session Moderate Session Sessi		Very Low	\$24,286	\$26,021	\$27,756	\$31,225	\$34,695	\$36,083	\$37,470	\$40,246	\$43,022	\$45,797			
Low	Essex, Morris,	Median	\$80,634	\$86,394	\$92,154	\$103,673	\$115,192	\$119,800	\$124,407	\$133,623	\$142,838	\$152,053	2.9%	7.04%	\$220,995
Union and Warren Very Low S40,317 S43,197 S46,077 S51,836 S57,596 S59,900 S62,204 S66,811 S71,419 S76,027 S24,190 S25,918 S77,646 S31,102 S34,558 S35,940 S37,322 S40,087 S42,851 S45,616 S45,		Moderate	\$64,507	\$69,115	\$73,723	\$82,938	\$92,154	\$95,840	\$99,526	\$106,898	\$114,270	\$121,643			
Very Low \$24,190 \$25,918 \$27,646 \$31,102 \$34,558 \$35,940 \$37,322 \$40,087 \$42,851 \$45,616 Region 3 Median \$94,920 \$101,700 \$108,480 \$122,040 \$135,600 \$141,024 \$146,448 \$157,296 \$168,144 \$178,992 \$413,151 \$143,151		Low	\$40,317	\$43,197	\$46,077	\$51,836	\$57,596	\$59,900	\$62,204	\$66,811	\$71,419	\$76,027			
Hunterdon, Moderate		Very Low	\$24,190	\$25,918	\$27,646	\$31,102	\$34,558	\$35,940	\$37,322	\$40,087	\$42,851	\$45,616			
Middlesex and Low \$47,460 \$50,850 \$54,240 \$61,020 \$67,800 \$70,512 \$73,224 \$78,648 \$84,072 \$89,496 \$2.9% \$10.06% \$50,850 \$54,240 \$61,020 \$67,800 \$70,512 \$73,224 \$78,648 \$84,072 \$89,496 \$2.9% \$10.06% \$28,476 \$30,510 \$32,544 \$36,612 \$40,680 \$42,307 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007 \$43,934 \$47,189 \$50,443 \$53,698 \$42,007	egion 3	Median	\$94,920	\$101,700	\$108,480	\$122,040	\$135,600	\$141,024	\$146,448	\$157,296	\$168,144	\$178,992	2.9%	10.06%	\$258,203
Middlesex and Somerset Very Low \$47,460 \$50,850 \$54,240 \$61,020 \$67,800 \$70,512 \$73,224 \$78,648 \$84,072 \$89,496 \$90,995 \$90,995 \$93,510 \$32,544 \$36,612 \$40,680 \$42,307 \$43,934 \$47,189 \$50,443 \$53,698 \$95,044 \$95,045 \$95,044 \$95,044 \$95,045 \$95,04	Hunterdon,	Moderate	\$75,936	\$81,360	\$86,784	\$97,632	\$108,480	\$112,819	\$117,158	\$125,837	\$134,515	\$143,194			
Region 4 Median \$85,831 \$91,962 \$98,092 \$110,354 \$122,615 \$127,520 \$132,425 \$142,234 \$152,043 \$161,852 Mercer, Moderate \$68,665 \$73,569 \$78,474 \$88,283 \$98,092 \$102,016 \$105,940 \$113,787 \$121,635 \$129,482 Monmouth and Low \$42,915 \$45,981 \$49,046 \$55,177 \$61,308 \$63,760 \$66,212 \$71,117 \$76,022 \$80,926 Ocean Very Low \$25,749 \$27,588 \$29,428 \$33,106 \$36,785 \$38,256 \$39,727 \$42,670 \$45,613 \$48,556 Region 5 Median \$73,780 \$79,050 \$84,320 \$94,860 \$105,400 \$109,616 \$113,832 \$122,264 \$130,696 \$139,128 Burlington, Moderate \$59,024 \$63,240 \$67,456 \$75,888 \$84,320 \$87,693 \$91,066 \$97,811 \$104,557 \$111,302 Camden and Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Very Low \$22,134 \$23,715 \$25,296 \$28,458 \$31,620 \$32,885 \$34,150 \$36,679 \$39,209 \$41,738 Region 6 Median \$60,768 \$65,108 \$69,449 \$78,130 \$86,811 \$90,283 \$93,756 \$100,701 \$107,646 \$114,591 Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 \$2.9% 5.76% \$162,5		Low	\$47,460	\$50,850	\$54,240	\$61,020	\$67,800	\$70,512	\$73,224	\$78,648	\$84,072	\$89,496			
Mercer, Moderate \$68,665 \$73,569 \$78,474 \$88,283 \$98,092 \$102,016 \$105,940 \$113,787 \$121,635 \$129,482 2.9% 12.24% \$230,6 Monmouth and Low \$42,915 \$45,981 \$49,046 \$55,177 \$61,308 \$63,760 \$66,212 \$71,117 \$76,022 \$80,926 Ocean Very Low \$25,749 \$27,588 \$29,428 \$33,106 \$36,785 \$38,256 \$39,727 \$42,670 \$45,613 \$48,556 Region 5 Median \$73,780 \$79,050 \$84,320 \$94,860 \$105,400 \$109,616 \$113,832 \$122,264 \$130,696 \$139,128 Burlington, Moderate \$59,024 \$63,240 \$67,456 \$75,888 \$84,320 \$87,693 \$91,066 \$97,811 \$104,557 \$111,302 \$195,3 Camden and Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Ver		Very Low	\$28,476	\$30,510	\$32,544	\$36,612	\$40,680	\$42,307	\$43,934	\$47,189	\$50,443	\$53,698			
Monmouth and Low \$42,915 \$45,981 \$49,046 \$55,177 \$61,308 \$63,760 \$66,212 \$71,117 \$76,022 \$80,926 Ocean Very Low \$25,749 \$27,588 \$29,428 \$33,106 \$36,785 \$38,256 \$39,727 \$42,670 \$45,613 \$48,556 Region 5 Median \$73,780 \$79,050 \$84,320 \$94,860 \$105,400 \$109,616 \$113,832 \$122,264 \$130,696 \$139,128 Burlington, Moderate \$59,024 \$63,240 \$67,456 \$75,888 \$84,320 \$87,693 \$91,066 \$97,811 \$104,557 \$111,302 \$2.9% 9.11% \$195,300 \$100,000	Region 4	Median	\$85,831	\$91,962	\$98,092	\$110,354	\$122,615	\$127,520	\$132,425	\$142,234	\$152,043	\$161,852	2.9% 12		\$230,643
Monmouth and Ocean Low \$42,915 \$45,981 \$49,046 \$55,177 \$61,308 \$63,760 \$66,212 \$71,117 \$76,022 \$80,926 Ocean Very Low \$25,749 \$27,588 \$29,428 \$33,106 \$36,785 \$38,256 \$39,727 \$42,670 \$45,613 \$48,556 Region 5 Median \$73,780 \$79,050 \$84,320 \$94,860 \$105,400 \$109,616 \$113,832 \$122,264 \$130,696 \$139,128 Burlington, Camden and Low \$59,024 \$63,240 \$67,456 \$75,888 \$84,320 \$87,693 \$91,066 \$97,811 \$104,557 \$111,302 2.9% 9.11% \$195,3 Gloucester Very Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Very Low \$22,134 \$23,715 \$25,296 \$28,458 \$31,620 \$32,885 \$34,150 \$36,679 \$39,209 \$41,738 Region 6 <t< td=""><td>Mercer,</td><td>Moderate</td><td>\$68,665</td><td>\$73,569</td><td>\$78,474</td><td>\$88,283</td><td>\$98,092</td><td>\$102,016</td><td>\$105,940</td><td>\$113,787</td><td>\$121,635</td><td>\$129,482</td><td rowspan="3">12.24%</td></t<>	Mercer,	Moderate	\$68,665	\$73,569	\$78,474	\$88,283	\$98,092	\$102,016	\$105,940	\$113,787	\$121,635	\$129,482		12.24%	
Region 5 Median \$73,780 \$79,050 \$84,320 \$94,860 \$105,400 \$109,616 \$113,832 \$122,264 \$130,696 \$139,128 Burlington, Camden and Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Very Low \$22,134 \$23,715 \$25,296 \$28,458 \$31,620 \$32,885 \$34,150 \$36,679 \$39,209 \$41,738 Region 6 Median \$60,768 \$65,108 \$69,449 \$78,130 \$86,811 \$90,283 \$93,756 \$100,701 \$107,646 \$114,591 Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 May, Cumberland, \$30,384 \$32,554 \$34,724 \$39,065 \$43,405 \$45,142 \$46,878 \$50,350 \$53,823 \$57,295	Monmouth and	Low	\$42,915	\$45,981	\$49,046	\$55,177	\$61,308	\$63,760	\$66,212	\$71,117	\$76,022	\$80,926			
Burlington, Moderate \$59,024 \$63,240 \$67,456 \$75,888 \$84,320 \$87,693 \$91,066 \$97,811 \$104,557 \$111,302 2.9% 9.11% \$195,3 \$195,3 \$100 \$100 \$100 \$100 \$100 \$100 \$100 \$10	Ocean	Very Low	\$25,749	\$27,588	\$29,428	\$33,106	\$36,785	\$38,256	\$39,727	\$42,670	\$45,613	\$48,556			
Camden and Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Very Low \$22,134 \$23,715 \$25,296 \$28,458 \$31,620 \$32,885 \$34,150 \$36,679 \$39,209 \$41,738 Region 6 Median \$60,768 \$65,108 \$69,449 \$78,130 \$86,811 \$90,283 \$93,756 \$100,701 \$107,646 \$114,591 Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 \$2.9% 5.76% \$162,5 May, Cumberland, Low \$30,384 \$32,554 \$34,724 \$39,065 \$43,405 \$45,142 \$46,878 \$50,350 \$53,823 \$57,295	Region 5	Median	\$73,780	\$79,050	\$84,320	\$94,860	\$105,400	\$109,616	\$113,832	\$122,264	\$130,696	\$139,128	2.9% 9.3	0.119/	\$195,337
Camden and Low \$36,890 \$39,525 \$42,160 \$47,430 \$52,700 \$54,808 \$56,916 \$61,132 \$65,348 \$69,564 Gloucester Very Low \$22,134 \$23,715 \$25,296 \$28,458 \$31,620 \$32,885 \$34,150 \$36,679 \$39,209 \$41,738 Region 6 Median \$60,768 \$65,108 \$69,449 \$78,130 \$86,811 \$90,283 \$93,756 \$100,701 \$107,646 \$114,591 Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 May, Cumberland, Low \$30,384 \$32,554 \$34,724 \$39,065 \$43,405 \$45,142 \$46,878 \$50,350 \$53,823 \$57,295	Burlington,	Moderate	\$59,024	\$63,240	\$67,456	\$75,888	\$84,320	\$87,693	\$91,066	\$97,811	\$104,557	\$111,302			
Region 6 Median \$60,768 \$65,108 \$69,449 \$78,130 \$86,811 \$90,283 \$93,756 \$100,701 \$107,646 \$114,591 Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 Algorithms and the sum of th	Camden and	Low	\$36,890	\$39,525	\$42,160	\$47,430	\$52,700	\$54,808	\$56,916	\$61,132	\$65,348	\$69,564		9.11%	
Atlantic, Cape Moderate \$48,614 \$52,087 \$55,559 \$62,504 \$69,449 \$72,227 \$75,005 \$80,561 \$86,117 \$91,672 2.9% 5.76% \$162,5	Gloucester	Very Low	\$22,134	\$23,715	\$25,296	\$28,458	\$31,620	\$32,885	\$34,150	\$36,679	\$39,209	\$41,738			
May, Cumberland, Low \$30,384 \$32,554 \$34,724 \$39,065 \$43,405 \$45,142 \$46,878 \$50,350 \$53,823 \$57,295	Region 6	Median	\$60,768	\$65,108	\$69,449	\$78,130	\$86,811	\$90,283	\$93,756	\$100,701	\$107,646	\$114,591		E 769/	6 \$162,586
May, Cumberland, Low \$30,384 \$32,554 \$34,724 \$39,065 \$43,405 \$45,142 \$46,878 \$50,350 \$53,823 \$57,295	Atlantic, Cape	Moderate	\$48,614	\$52,087	\$55,559	\$62,504	\$69,449	\$72,227	\$75,005	\$80,561	\$86,117	\$91,672			
	May, Cumberland,	Low	\$30,384	\$32,554	\$34,724	\$39,065	\$43,405	\$45,142	\$46,878	\$50,350	\$53,823			5./6%	
laring ariciti Arilà from \$10'500 \$12'225 \$50'822 \$50'822 \$50'42 \$51'822 \$58'151 \$20'510 \$25'544 \$34'3\/	and Salem	Very Low	\$18,230	\$19,532	\$20,835	\$23,439	\$26,043	\$27,085	\$28,127	\$30,210	\$32,294	\$34,377		ļ	

Moderate income is between 80 and 50 percent of the median income. Low income is 50 percent or less of median income. Very low income is 30 percent or less of median income.

Low income tax credit developments may increase based on the low income tax credit regulations.

^{*} These columns are for calculating the pricing for one, two and three bedroom sale and rental units as per N.J.A.C. 5:80-26.4(a).

^{**}This column is used for calculating the pricing for rent increases for units (as previously calculated under N.J.A.C. 5:97-9.3 (Consumer price Index for All Urban Consumers (CPI-U): Regions by expenditure category and commodity and service group). Landlords who did not increase rents between 2015 through 2021 because of the lack of authority to do so, may increase rent by up to the applicable combined percentage including 2022 or 9.0% whichever is less in accordance with N.J.A.C. 5:97-9.3(c). In no case can rent for any particular apartment be increased more than one time per year.

^{***} This column is used for calculating the pricing for resale increases for units (as previously calculated under N.J.A.C. 5:97-9.3). The price of owner-occupied low and moderate income units may increase annually based on the percentage increase in the regional median income limit for each housing region. In no event shall the maximum resale price established by the administrative agent be lower than the last recorded purchase price.

^{****} The Regional Asset Limit is used in determining an applicant's eligibility for affordable housing pursuant to N.J.A.C. 5:80-26.16(b)3.