**WENATCHEE AREA**

- Population: 65,848
- Area: 33 miles²
- Households: 24,773
- Median Family Income: $58,700
- Low-income Renter Households: 4,489
- Subsidized Housing Units: 1,019

### Affordable Housing Gap (for the County)

**Affordable and Available Housing Units for Every 100 Households**

<table>
<thead>
<tr>
<th>Percent of Median Family Income</th>
<th>Units per 100 Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>19</td>
</tr>
<tr>
<td>0% - 50%</td>
<td>40</td>
</tr>
</tbody>
</table>

**Forecasted Affordable and Available Housing Units for Every 100 Households in 2019**

<table>
<thead>
<tr>
<th>Percent of Median Family Income</th>
<th>Units per 100 Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>18</td>
</tr>
<tr>
<td>0% - 50%</td>
<td>44</td>
</tr>
</tbody>
</table>

### Housing Market

**How Much of the Median Family Income (MFI) Must a Household Earn to Afford Rent?**

- **4 people / 3 bedrooms**
  - Fair Market Rent: $983
  - Required income: $39,320, (67.0% of MFI)

- **1 person / 1 bedroom**
  - Fair Market Rent: $577
  - Required income: $23,080, (56.2% of MFI)

**How Much of the Housing Stock Can the Median Family Income Afford to Buy?**

- Maximum Affordable Home Value: $236,894
  - 54.1% of owner-occupied homes that are affordable
Cost Burden

Cost-Burdened Renter Households

Cost-Burdened Homeowner Households

Subsidized Housing Inventory

Subsidized Housing Units, Including Those That Are Scheduled to Expire by 2017

Subsidized Inventory Characteristics

Sites: 28

Units: 1,019

Section 8/Section 515 units set to expire by 2017: 395

Are There Enough Subsidized Units for Eligible Renter Households at Different Income Thresholds?

<table>
<thead>
<tr>
<th>% of Median Family Income</th>
<th>Renter Households</th>
<th>Subsidized Units for Which They Are Eligible*</th>
<th>Units per 100 Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>1,250</td>
<td>720</td>
<td>58</td>
</tr>
<tr>
<td>30% - 50%</td>
<td>1,314</td>
<td>300</td>
<td>23</td>
</tr>
<tr>
<td>50% - 80%</td>
<td>1,925</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>80% - 100%</td>
<td>1,150</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

* Income eligibility was not available for all units in the inventory

Affordable Housing Advisory Board – 2015 Housing Needs Assessment

www.commerce.wa.gov/housingneeds