



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MAUI (EXCEPT HANA)**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedrooms	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400
4.000%	1	\$157,220	\$188,650	\$220,150	\$251,580	\$283,010	\$314,440	\$345,940	\$377,370	\$408,800	\$440,230	\$471,730	\$503,160
	2	\$190,910	\$229,075	\$267,325	\$305,490	\$343,655	\$381,820	\$420,070	\$458,235	\$496,400	\$534,565	\$572,815	\$610,980
	3	\$224,600	\$269,500	\$314,500	\$359,400	\$404,300	\$449,200	\$494,200	\$539,100	\$584,000	\$628,900	\$673,900	\$718,800
	4	\$258,290	\$309,925	\$361,675	\$413,310	\$464,945	\$516,580	\$568,330	\$619,965	\$671,600	\$723,235	\$774,985	\$826,620
4.125%	1	\$154,910	\$185,850	\$216,860	\$247,800	\$278,810	\$309,750	\$340,760	\$371,700	\$402,710	\$433,650	\$464,660	\$495,670
	2	\$188,105	\$225,675	\$263,330	\$300,900	\$338,555	\$376,125	\$413,780	\$451,350	\$489,005	\$526,575	\$564,230	\$601,885
	3	\$221,300	\$265,500	\$309,800	\$354,000	\$398,300	\$442,500	\$486,800	\$531,000	\$575,300	\$619,500	\$663,800	\$708,100
	4	\$254,495	\$305,325	\$356,270	\$407,100	\$458,045	\$508,875	\$559,820	\$610,650	\$661,595	\$712,425	\$763,370	\$814,315
4.250%	1	\$152,600	\$183,120	\$213,640	\$244,160	\$274,680	\$305,200	\$335,720	\$366,240	\$396,760	\$427,280	\$457,800	\$488,320
	2	\$185,300	\$222,360	\$259,420	\$296,480	\$333,540	\$370,600	\$407,660	\$444,720	\$481,780	\$518,840	\$555,900	\$592,960
	3	\$218,000	\$261,600	\$305,200	\$348,800	\$392,400	\$436,000	\$479,600	\$523,200	\$566,800	\$610,400	\$654,000	\$697,600
	4	\$250,700	\$300,840	\$350,980	\$401,120	\$451,260	\$501,400	\$551,540	\$601,680	\$651,820	\$701,960	\$752,100	\$802,240
4.375%	1	\$150,360	\$180,390	\$210,490	\$240,520	\$270,620	\$300,720	\$330,750	\$360,850	\$390,880	\$420,980	\$451,010	\$481,110
	2	\$182,580	\$219,045	\$255,595	\$292,060	\$328,610	\$365,160	\$401,625	\$438,175	\$474,640	\$511,190	\$547,655	\$584,205
	3	\$214,800	\$257,700	\$300,700	\$343,600	\$386,600	\$429,600	\$472,500	\$515,500	\$558,400	\$601,400	\$644,300	\$687,300
	4	\$247,020	\$296,355	\$345,805	\$395,140	\$444,590	\$494,040	\$543,375	\$592,825	\$642,160	\$691,610	\$740,945	\$790,395
4.500%	1	\$148,120	\$177,800	\$207,410	\$237,020	\$266,700	\$296,310	\$325,920	\$355,530	\$385,210	\$414,820	\$444,430	\$474,110
	2	\$179,860	\$215,900	\$251,855	\$287,810	\$323,850	\$359,805	\$395,760	\$431,715	\$467,755	\$503,710	\$539,665	\$575,705
	3	\$211,600	\$254,000	\$296,300	\$338,600	\$381,000	\$423,300	\$465,600	\$507,900	\$550,300	\$592,600	\$634,900	\$677,300
	4	\$243,340	\$292,100	\$340,745	\$389,390	\$438,150	\$486,795	\$535,440	\$584,085	\$632,845	\$681,490	\$730,135	\$778,895
4.625%	1	\$146,020	\$175,210	\$204,400	\$233,590	\$262,780	\$292,040	\$321,230	\$350,420	\$379,610	\$408,800	\$437,990	\$467,180
	2	\$177,310	\$212,755	\$248,200	\$283,645	\$319,090	\$354,620	\$390,065	\$425,510	\$460,955	\$496,400	\$531,845	\$567,290
	3	\$208,600	\$250,300	\$292,000	\$333,700	\$375,400	\$417,200	\$458,900	\$500,600	\$542,300	\$584,000	\$625,700	\$667,400
	4	\$239,890	\$287,845	\$335,800	\$383,755	\$431,710	\$479,780	\$527,735	\$575,690	\$623,645	\$671,600	\$719,555	\$767,510
4.750%	1	\$143,920	\$172,690	\$201,460	\$230,230	\$259,000	\$287,770	\$316,610	\$345,380	\$374,150	\$402,920	\$431,690	\$460,460
	2	\$174,760	\$209,695	\$244,630	\$279,565	\$314,500	\$349,435	\$384,455	\$419,390	\$454,325	\$489,260	\$524,195	\$559,130
	3	\$205,600	\$246,700	\$287,800	\$328,900	\$370,000	\$411,100	\$452,300	\$493,400	\$534,500	\$575,600	\$616,700	\$657,800
	4	\$236,440	\$283,705	\$330,970	\$378,235	\$425,500	\$472,765	\$520,145	\$567,410	\$614,675	\$661,940	\$709,205	\$756,470
4.875%	1	\$141,820	\$170,240	\$198,590	\$226,940	\$255,290	\$283,710	\$312,060	\$340,410	\$368,830	\$397,180	\$425,530	\$453,880
	2	\$172,210	\$206,720	\$241,145	\$275,570	\$309,995	\$344,505	\$378,930	\$413,355	\$447,865	\$482,290	\$516,715	\$551,140
	3	\$202,600	\$243,200	\$283,700	\$324,200	\$364,700	\$405,300	\$445,800	\$486,300	\$526,900	\$567,400	\$607,900	\$648,400
	4	\$232,990	\$279,680	\$326,255	\$372,830	\$419,405	\$466,095	\$512,670	\$559,245	\$605,935	\$652,510	\$699,085	\$745,660
5.000%	1	\$139,860	\$167,790	\$195,790	\$223,720	\$251,720	\$279,650	\$307,650	\$335,580	\$363,580	\$391,510	\$419,510	\$447,440
	2	\$169,830	\$203,745	\$237,745	\$271,660	\$305,660	\$339,575	\$373,575	\$407,490	\$441,490	\$475,405	\$509,405	\$543,320
	3	\$199,800	\$239,700	\$279,700	\$319,600	\$359,600	\$399,500	\$439,500	\$479,400	\$519,400	\$559,300	\$599,300	\$639,200
	4	\$229,770	\$275,655	\$321,655	\$367,540	\$413,540	\$459,425	\$505,425	\$551,310	\$597,310	\$643,195	\$689,195	\$735,080
5.125%	1	\$137,900	\$165,410	\$192,990	\$220,570	\$248,150	\$275,730	\$303,310	\$330,890	\$358,470	\$386,050	\$413,630	\$441,140
	2	\$167,450	\$200,855	\$234,345	\$267,835	\$301,325	\$334,815	\$368,305	\$401,795	\$435,285	\$468,775	\$502,265	\$535,670
	3	\$197,000	\$236,300	\$275,700	\$315,100	\$354,500	\$393,900	\$433,300	\$472,700	\$512,100	\$551,500	\$590,900	\$630,200
	4	\$226,550	\$271,745	\$317,055	\$362,365	\$407,675	\$452,985	\$498,295	\$543,605	\$588,915	\$634,225	\$679,535	\$724,730
5.250%	1	\$135,940	\$163,100	\$190,330	\$217,490	\$244,720	\$271,880	\$299,040	\$326,270	\$353,430	\$380,660	\$407,820	\$434,980
	2	\$165,070	\$198,050	\$231,115	\$264,095	\$297,160	\$330,140	\$363,120	\$396,185	\$429,165	\$462,230	\$495,210	\$528,190
	3	\$194,200	\$233,000	\$271,900	\$310,700	\$349,600	\$388,400	\$427,200	\$466,100	\$504,900	\$543,800	\$582,600	\$621,400
	4	\$223,330	\$267,950	\$312,685	\$357,305	\$402,040	\$446,660	\$491,280	\$536,015	\$580,635	\$625,370	\$669,990	\$714,610



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**MAUI (EXCEPT HANA)**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low		Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)		
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400	
5.375%	1	\$134,050	\$160,860	\$187,670	\$214,480	\$241,290	\$268,100	\$294,910	\$321,720	\$348,530	\$375,340	\$402,150	\$428,960	
	2	\$162,775	\$195,330	\$227,885	\$260,440	\$292,995	\$325,550	\$358,105	\$390,660	\$423,215	\$455,770	\$488,325	\$520,880	
	3	\$191,500	\$229,800	\$268,100	\$306,400	\$344,700	\$383,000	\$421,300	\$459,600	\$497,900	\$536,200	\$574,500	\$612,800	
	4	\$220,225	\$264,270	\$308,315	\$352,360	\$396,405	\$440,450	\$484,495	\$528,540	\$572,585	\$616,630	\$660,675	\$704,720	
5.500%	1	\$132,230	\$158,620	\$185,080	\$211,540	\$238,000	\$264,390	\$290,850	\$317,310	\$343,770	\$370,160	\$396,620	\$423,080	
	2	\$160,565	\$192,610	\$224,740	\$256,870	\$289,000	\$321,045	\$353,175	\$385,305	\$417,435	\$449,480	\$481,610	\$513,740	
	3	\$188,900	\$226,600	\$264,400	\$302,200	\$340,000	\$377,700	\$415,500	\$453,300	\$491,100	\$528,800	\$566,600	\$604,400	
	4	\$217,235	\$260,590	\$304,060	\$347,530	\$391,000	\$434,355	\$477,825	\$521,295	\$564,765	\$608,120	\$651,590	\$695,060	
5.625%	1	\$130,410	\$156,450	\$182,560	\$208,670	\$234,710	\$260,820	\$286,860	\$312,970	\$339,010	\$365,120	\$391,230	\$417,270	
	2	\$158,355	\$189,975	\$221,680	\$253,385	\$285,005	\$316,710	\$348,330	\$380,035	\$411,655	\$443,360	\$475,065	\$506,685	
	3	\$186,300	\$223,500	\$260,800	\$298,100	\$335,300	\$372,600	\$409,800	\$447,100	\$484,300	\$521,600	\$558,900	\$596,100	
	4	\$214,245	\$257,025	\$299,920	\$342,815	\$385,595	\$428,490	\$471,270	\$514,165	\$556,945	\$599,840	\$642,735	\$685,515	
5.750%	1	\$128,660	\$154,350	\$180,110	\$205,800	\$231,560	\$257,250	\$283,010	\$308,700	\$334,460	\$360,150	\$385,910	\$411,600	
	2	\$156,230	\$187,425	\$218,705	\$249,900	\$281,180	\$312,375	\$343,655	\$374,850	\$406,130	\$437,325	\$468,605	\$499,800	
	3	\$183,800	\$220,500	\$257,300	\$294,000	\$330,800	\$367,500	\$404,300	\$441,000	\$477,800	\$514,500	\$551,300	\$588,000	
	4	\$211,370	\$253,575	\$295,895	\$338,100	\$380,420	\$422,625	\$464,945	\$507,150	\$549,470	\$591,675	\$633,995	\$676,200	
5.875%	1	\$126,910	\$152,250	\$177,660	\$203,070	\$228,410	\$253,820	\$279,160	\$304,570	\$329,910	\$355,320	\$380,730	\$406,070	
	2	\$154,105	\$184,875	\$215,730	\$246,585	\$277,355	\$308,210	\$338,980	\$369,835	\$400,605	\$431,460	\$462,315	\$493,085	
	3	\$181,300	\$217,500	\$253,800	\$290,100	\$326,300	\$362,600	\$398,800	\$435,100	\$471,300	\$507,600	\$543,900	\$580,100	
	4	\$208,495	\$250,125	\$291,870	\$333,615	\$375,245	\$416,990	\$458,620	\$500,365	\$541,995	\$583,740	\$625,485	\$667,115	
6.000%	1	\$125,230	\$150,220	\$175,280	\$200,340	\$225,400	\$250,390	\$275,450	\$300,510	\$325,500	\$350,560	\$375,620	\$400,680	
	2	\$152,065	\$182,410	\$212,840	\$243,270	\$273,700	\$304,045	\$334,475	\$364,905	\$395,250	\$425,680	\$456,110	\$486,540	
	3	\$178,900	\$214,600	\$250,400	\$286,200	\$322,000	\$357,700	\$393,500	\$429,300	\$465,000	\$500,800	\$536,600	\$572,400	
	4	\$205,735	\$246,790	\$287,960	\$329,130	\$370,300	\$411,355	\$452,525	\$493,695	\$534,750	\$575,920	\$617,090	\$658,260	
6.125%	1	\$123,550	\$148,260	\$172,970	\$197,680	\$222,390	\$247,100	\$271,810	\$296,520	\$321,230	\$345,940	\$370,650	\$395,360	
	2	\$150,025	\$180,030	\$210,035	\$240,040	\$270,045	\$300,050	\$330,055	\$360,060	\$390,065	\$420,070	\$450,075	\$480,080	
	3	\$176,500	\$211,800	\$247,100	\$282,400	\$317,700	\$353,000	\$388,300	\$423,600	\$458,900	\$494,200	\$529,500	\$564,800	
	4	\$202,975	\$243,570	\$284,165	\$324,760	\$365,355	\$405,950	\$446,545	\$487,140	\$527,735	\$568,330	\$608,925	\$649,520	
6.250%	1	\$121,940	\$146,300	\$170,660	\$195,090	\$219,450	\$243,810	\$268,240	\$292,600	\$316,960	\$341,390	\$365,750	\$390,110	
	2	\$148,070	\$177,650	\$207,230	\$236,895	\$266,475	\$296,055	\$325,720	\$355,300	\$384,880	\$414,545	\$444,125	\$473,705	
	3	\$174,200	\$209,000	\$243,800	\$278,700	\$313,500	\$348,300	\$383,200	\$418,000	\$452,800	\$487,700	\$522,500	\$557,300	
	4	\$200,330	\$240,350	\$280,370	\$320,505	\$360,525	\$400,545	\$440,680	\$480,700	\$520,720	\$560,855	\$600,875	\$640,895	
6.375%	1	\$120,330	\$144,410	\$168,420	\$192,500	\$216,580	\$240,660	\$264,740	\$288,750	\$312,830	\$336,910	\$360,990	\$385,000	
	2	\$146,115	\$175,355	\$204,510	\$233,750	\$262,990	\$292,230	\$321,470	\$350,625	\$379,865	\$409,105	\$438,345	\$467,500	
	3	\$171,900	\$206,300	\$240,600	\$275,000	\$309,400	\$343,800	\$378,200	\$412,500	\$446,900	\$481,300	\$515,700	\$550,000	
	4	\$197,685	\$237,245	\$276,690	\$316,250	\$355,810	\$395,370	\$434,930	\$474,375	\$513,935	\$553,495	\$593,055	\$632,500	
6.500%	1	\$118,790	\$142,520	\$166,250	\$190,050	\$213,780	\$237,510	\$261,310	\$285,040	\$308,770	\$332,500	\$356,300	\$380,030	
	2	\$144,245	\$173,060	\$201,875	\$230,775	\$259,590	\$288,405	\$317,305	\$346,120	\$374,935	\$403,750	\$432,650	\$461,465	
	3	\$169,700	\$203,600	\$237,500	\$271,500	\$305,400	\$339,300	\$373,300	\$407,200	\$441,100	\$475,000	\$509,000	\$542,900	
	4	\$195,155	\$234,140	\$273,125	\$312,225	\$351,210	\$390,195	\$429,295	\$468,280	\$507,265	\$546,250	\$585,350	\$624,335	
6.625%	1	\$117,250	\$140,700	\$164,150	\$187,600	\$211,050	\$234,500	\$257,880	\$281,330	\$304,780	\$328,230	\$351,680	\$375,130	
	2	\$142,375	\$170,850	\$199,325	\$227,800	\$256,275	\$284,750	\$313,140	\$341,615	\$370,090	\$398,565	\$427,040	\$455,515	
	3	\$167,500	\$201,000	\$234,500	\$268,000	\$301,500	\$335,000	\$368,400	\$401,900	\$435,400	\$468,900	\$502,400	\$535,900	
	4	\$192,625	\$231,150	\$269,675	\$308,200	\$346,725	\$385,250	\$423,660	\$462,185	\$500,710	\$539,235	\$577,760	\$616,285	



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**MAUI (EXCEPT HANA)**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400
6.750%	1	\$115,710	\$138,880	\$162,050	\$185,150	\$208,320	\$231,490	\$254,590	\$277,760	\$300,930	\$324,030	\$347,200	\$370,370
	2	\$140,505	\$168,640	\$196,775	\$224,825	\$252,960	\$281,095	\$309,145	\$337,280	\$365,415	\$393,465	\$421,600	\$449,735
	3	\$165,300	\$198,400	\$231,500	\$264,500	\$297,600	\$330,700	\$363,700	\$396,800	\$429,900	\$462,900	\$496,000	\$529,100
	4	\$190,095	\$228,160	\$266,225	\$304,175	\$342,240	\$380,305	\$418,255	\$456,320	\$494,385	\$532,335	\$570,400	\$608,465
6.875%	1	\$114,240	\$137,130	\$159,950	\$182,840	\$205,660	\$228,550	\$251,370	\$274,260	\$297,080	\$319,970	\$342,790	\$365,680
	2	\$138,720	\$166,515	\$194,225	\$222,020	\$249,730	\$277,525	\$305,235	\$333,030	\$360,740	\$388,535	\$416,245	\$444,040
	3	\$163,200	\$195,900	\$228,500	\$261,200	\$293,800	\$326,500	\$359,100	\$391,800	\$424,400	\$457,100	\$489,700	\$522,400
	4	\$187,680	\$225,285	\$262,775	\$300,380	\$337,870	\$375,475	\$412,965	\$450,570	\$488,060	\$525,665	\$563,155	\$600,760
7.000%	1	\$112,840	\$135,380	\$157,990	\$180,530	\$203,070	\$225,680	\$248,220	\$270,760	\$293,370	\$315,910	\$338,520	\$361,060
	2	\$137,020	\$164,390	\$191,845	\$219,215	\$246,585	\$274,040	\$301,410	\$328,780	\$356,235	\$383,605	\$411,060	\$438,430
	3	\$161,200	\$193,400	\$225,700	\$257,900	\$290,100	\$322,400	\$354,600	\$386,800	\$419,100	\$451,300	\$483,600	\$515,800
	4	\$185,380	\$222,410	\$259,555	\$296,585	\$333,615	\$370,760	\$407,790	\$444,820	\$481,965	\$518,995	\$556,140	\$593,170
7.125%	1	\$111,440	\$133,700	\$155,960	\$178,290	\$200,550	\$222,810	\$245,140	\$267,400	\$289,660	\$311,990	\$334,250	\$356,510
	2	\$135,320	\$162,350	\$189,380	\$216,495	\$243,525	\$270,555	\$297,670	\$324,700	\$351,730	\$378,845	\$405,875	\$432,905
	3	\$159,200	\$191,000	\$222,800	\$254,700	\$286,500	\$318,300	\$350,200	\$382,000	\$413,800	\$445,700	\$477,500	\$509,300
	4	\$183,080	\$219,650	\$256,220	\$292,905	\$329,475	\$366,045	\$402,730	\$439,300	\$475,870	\$512,555	\$549,125	\$585,695
7.250%	1	\$110,040	\$132,020	\$154,070	\$176,050	\$198,100	\$220,080	\$242,060	\$264,110	\$286,090	\$308,140	\$330,120	\$352,100
	2	\$133,620	\$160,310	\$187,085	\$213,775	\$240,550	\$267,240	\$293,930	\$320,705	\$347,395	\$374,170	\$400,860	\$427,550
	3	\$157,200	\$188,600	\$220,100	\$251,500	\$283,000	\$314,400	\$345,800	\$377,300	\$408,700	\$440,200	\$471,600	\$503,000
	4	\$180,780	\$216,890	\$253,115	\$289,225	\$325,450	\$361,560	\$397,670	\$433,895	\$470,005	\$506,230	\$542,340	\$578,450
7.375%	1	\$108,710	\$130,410	\$152,180	\$173,880	\$195,650	\$217,350	\$239,120	\$260,820	\$282,590	\$304,290	\$326,060	\$347,760
	2	\$132,005	\$158,355	\$184,790	\$211,140	\$237,575	\$263,925	\$290,360	\$316,710	\$343,145	\$369,495	\$395,930	\$422,280
	3	\$155,300	\$186,300	\$217,400	\$248,400	\$279,500	\$310,500	\$341,600	\$372,600	\$403,700	\$434,700	\$465,800	\$496,800
	4	\$178,595	\$214,245	\$250,010	\$285,660	\$321,425	\$357,075	\$392,840	\$428,490	\$464,255	\$499,905	\$535,670	\$571,320
7.500%	1	\$107,380	\$128,800	\$150,290	\$171,780	\$193,270	\$214,690	\$236,180	\$257,670	\$279,160	\$300,580	\$322,070	\$343,560
	2	\$130,390	\$156,400	\$182,495	\$208,590	\$234,685	\$260,695	\$286,790	\$312,885	\$338,980	\$364,990	\$391,085	\$417,180
	3	\$153,400	\$184,000	\$214,700	\$245,400	\$276,100	\$306,700	\$337,400	\$368,100	\$398,800	\$429,400	\$460,100	\$490,800
	4	\$176,410	\$211,600	\$246,905	\$282,210	\$317,515	\$352,705	\$388,010	\$423,315	\$458,620	\$493,810	\$529,115	\$564,420
7.625%	1	\$106,050	\$127,260	\$148,470	\$169,680	\$190,890	\$212,100	\$233,310	\$254,520	\$275,730	\$296,940	\$318,150	\$339,360
	2	\$128,775	\$154,530	\$180,285	\$206,040	\$231,795	\$257,550	\$283,305	\$309,060	\$334,815	\$360,570	\$386,325	\$412,080
	3	\$151,500	\$181,800	\$212,100	\$242,400	\$272,700	\$303,000	\$333,300	\$363,600	\$393,900	\$424,200	\$454,500	\$484,800
	4	\$174,225	\$209,070	\$243,915	\$278,760	\$313,605	\$348,450	\$383,295	\$418,140	\$452,985	\$487,830	\$522,675	\$557,520
7.750%	1	\$104,790	\$125,720	\$146,720	\$167,650	\$188,580	\$209,580	\$230,510	\$251,440	\$272,440	\$293,370	\$314,370	\$335,300
	2	\$127,245	\$152,660	\$178,160	\$203,575	\$228,990	\$254,490	\$279,905	\$305,320	\$330,820	\$356,235	\$381,735	\$407,150
	3	\$149,700	\$179,600	\$209,600	\$239,500	\$269,400	\$299,400	\$329,300	\$359,200	\$389,200	\$419,100	\$449,100	\$479,000
	4	\$172,155	\$206,540	\$241,040	\$275,425	\$309,810	\$344,310	\$378,695	\$413,080	\$447,580	\$481,965	\$516,465	\$550,850
7.875%	1	\$103,530	\$124,250	\$144,970	\$165,620	\$186,340	\$207,060	\$227,780	\$248,500	\$269,150	\$289,870	\$310,590	\$331,310
	2	\$125,715	\$150,875	\$176,035	\$201,110	\$226,270	\$251,430	\$276,590	\$301,750	\$326,825	\$351,985	\$377,145	\$402,305
	3	\$147,900	\$177,500	\$207,100	\$236,600	\$266,200	\$295,800	\$325,400	\$355,000	\$384,500	\$414,100	\$443,700	\$473,300
	4	\$170,085	\$204,125	\$238,165	\$272,090	\$306,130	\$340,170	\$374,210	\$408,250	\$442,175	\$476,215	\$510,255	\$544,295
8.000%	1	\$102,270	\$122,780	\$143,220	\$163,660	\$184,170	\$204,610	\$225,050	\$245,560	\$266,000	\$286,440	\$306,880	\$327,390
	2	\$124,185	\$149,090	\$173,910	\$198,730	\$223,635	\$248,455	\$273,275	\$298,180	\$323,000	\$347,820	\$372,640	\$397,545
	3	\$146,100	\$175,400	\$204,600	\$233,800	\$263,100	\$292,300	\$321,500	\$350,800	\$380,000	\$409,200	\$438,400	\$467,700
	4	\$168,015	\$201,710	\$235,290	\$268,870	\$302,565	\$336,145	\$369,725	\$403,420	\$437,000	\$470,580	\$504,160	\$537,855



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
 AFFORDABLE SALES PRICE GUIDELINES  
**MAUI (EXCEPT HANA)**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400
8.125%	1	\$101,080	\$121,310	\$141,540	\$161,770	\$182,000	\$202,230	\$222,390	\$242,620	\$262,850	\$283,080	\$303,310	\$323,540
	2	\$122,740	\$147,305	\$171,870	\$196,435	\$221,000	\$245,565	\$270,045	\$294,610	\$319,175	\$343,740	\$368,305	\$392,870
	3	\$144,400	\$173,300	\$202,200	\$231,100	\$260,000	\$288,900	\$317,700	\$346,600	\$375,500	\$404,400	\$433,300	\$462,200
	4	\$166,060	\$199,295	\$232,530	\$265,765	\$299,000	\$332,235	\$365,355	\$398,590	\$431,825	\$465,060	\$498,295	\$531,530
8.250%	1	\$99,890	\$119,910	\$139,860	\$159,880	\$179,830	\$199,850	\$219,800	\$239,820	\$259,770	\$279,790	\$299,740	\$319,760
	2	\$121,295	\$145,605	\$169,830	\$194,140	\$218,365	\$242,675	\$266,900	\$291,210	\$315,435	\$339,745	\$363,970	\$388,280
	3	\$142,700	\$171,300	\$199,800	\$228,400	\$256,900	\$285,500	\$314,000	\$342,600	\$371,100	\$399,700	\$428,200	\$456,800
	4	\$164,105	\$196,995	\$229,770	\$262,660	\$295,435	\$328,325	\$361,100	\$393,990	\$426,765	\$459,655	\$492,430	\$525,320
8.375%	1	\$98,770	\$118,510	\$138,250	\$157,990	\$177,800	\$197,540	\$217,280	\$237,020	\$256,760	\$276,500	\$296,310	\$316,050
	2	\$119,935	\$143,905	\$167,875	\$191,845	\$215,900	\$239,870	\$263,840	\$287,810	\$311,780	\$335,750	\$359,805	\$383,775
	3	\$141,100	\$169,300	\$197,500	\$225,700	\$254,000	\$282,200	\$310,400	\$338,600	\$366,800	\$395,000	\$423,300	\$451,500
	4	\$162,265	\$194,695	\$227,125	\$259,555	\$292,100	\$324,530	\$356,960	\$389,390	\$421,820	\$454,250	\$486,795	\$519,225
8.500%	1	\$97,650	\$117,180	\$136,710	\$156,170	\$175,700	\$195,230	\$214,760	\$234,290	\$253,820	\$273,350	\$292,880	\$312,410
	2	\$118,575	\$142,290	\$166,005	\$189,635	\$213,350	\$237,065	\$260,780	\$284,495	\$308,210	\$331,925	\$355,640	\$379,355
	3	\$139,500	\$167,400	\$195,300	\$223,100	\$251,000	\$278,900	\$306,800	\$334,700	\$362,600	\$390,500	\$418,400	\$446,300
	4	\$160,425	\$192,510	\$224,595	\$256,565	\$288,650	\$320,735	\$352,820	\$384,905	\$416,990	\$449,075	\$481,160	\$513,245
8.625%	1	\$96,530	\$115,780	\$135,100	\$154,420	\$173,740	\$192,990	\$212,310	\$231,630	\$250,950	\$270,200	\$289,520	\$308,840
	2	\$117,215	\$140,590	\$164,050	\$187,510	\$210,970	\$234,345	\$257,805	\$281,265	\$304,725	\$328,100	\$351,560	\$375,020
	3	\$137,900	\$165,400	\$193,000	\$220,600	\$248,200	\$275,700	\$303,300	\$330,900	\$358,500	\$386,000	\$413,600	\$441,200
	4	\$158,585	\$190,210	\$221,950	\$253,690	\$285,430	\$317,055	\$348,795	\$380,535	\$412,275	\$443,900	\$475,640	\$507,380
8.750%	1	\$95,410	\$114,520	\$133,560	\$152,670	\$171,780	\$190,820	\$209,930	\$228,970	\$248,080	\$267,190	\$286,230	\$305,340
	2	\$115,855	\$139,060	\$162,180	\$185,385	\$208,590	\$231,710	\$254,915	\$278,035	\$301,240	\$324,445	\$347,565	\$370,770
	3	\$136,300	\$163,600	\$190,800	\$218,100	\$245,400	\$272,600	\$299,900	\$327,100	\$354,400	\$381,700	\$408,900	\$436,200
	4	\$156,745	\$188,140	\$219,420	\$250,815	\$282,210	\$313,490	\$344,885	\$376,165	\$407,560	\$438,955	\$470,235	\$501,630

Maximum affordable sales price is based on the following factors:

- \$81,500** Median family income as established by the U.S. Department of Housing and Urban Development (HUD).
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.





Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

2016  
 AFFORDABLE SALES PRICE GUIDELINES  
**MAUI (EXCEPT HANA)**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400	
4.000%	1	\$141,470	\$169,820	\$198,170	\$226,450	\$254,730	\$283,010	\$311,360	\$339,640	\$367,920	\$396,200	\$424,550	\$452,830	
	2	\$171,785	\$206,210	\$240,635	\$274,975	\$309,315	\$343,655	\$378,080	\$412,420	\$446,760	\$481,100	\$515,525	\$549,865	
	3	\$202,100	\$242,600	\$283,100	\$323,500	\$363,900	\$404,300	\$444,800	\$485,200	\$525,600	\$566,000	\$606,500	\$646,900	
	4	\$232,415	\$278,990	\$325,565	\$372,025	\$418,485	\$464,945	\$511,520	\$557,980	\$604,440	\$650,900	\$697,475	\$743,935	
4.125%	1	\$139,440	\$167,300	\$195,160	\$223,020	\$250,950	\$278,810	\$306,670	\$334,530	\$362,460	\$390,320	\$418,180	\$446,110	
	2	\$169,320	\$203,150	\$236,980	\$270,810	\$304,725	\$338,555	\$372,385	\$406,215	\$440,130	\$473,960	\$507,790	\$541,705	
	3	\$199,200	\$239,000	\$278,800	\$318,600	\$358,500	\$398,300	\$438,100	\$477,900	\$517,800	\$557,600	\$597,400	\$637,300	
	4	\$229,080	\$274,850	\$320,620	\$366,390	\$412,275	\$458,045	\$503,815	\$549,585	\$595,470	\$641,240	\$687,010	\$732,895	
4.250%	1	\$137,340	\$164,780	\$192,290	\$219,730	\$247,240	\$274,680	\$302,120	\$329,630	\$357,070	\$384,580	\$412,020	\$439,460	
	2	\$166,770	\$200,090	\$233,495	\$266,815	\$300,220	\$333,540	\$366,860	\$400,265	\$433,585	\$466,990	\$500,310	\$533,630	
	3	\$196,200	\$235,400	\$274,700	\$313,900	\$353,200	\$392,400	\$431,600	\$470,900	\$510,100	\$549,400	\$588,600	\$627,800	
	4	\$225,630	\$270,710	\$315,905	\$360,985	\$406,180	\$451,260	\$496,340	\$541,535	\$586,615	\$631,810	\$676,890	\$721,970	
4.375%	1	\$135,310	\$162,330	\$189,420	\$216,440	\$243,530	\$270,620	\$297,710	\$324,800	\$351,820	\$378,910	\$405,930	\$433,020	
	2	\$164,305	\$197,115	\$230,010	\$262,820	\$295,715	\$328,610	\$361,505	\$394,400	\$427,210	\$460,105	\$492,915	\$525,810	
	3	\$193,300	\$231,900	\$270,600	\$309,200	\$347,900	\$386,600	\$425,300	\$464,000	\$502,600	\$541,300	\$579,900	\$618,600	
	4	\$222,295	\$266,685	\$311,190	\$355,580	\$400,085	\$444,590	\$489,095	\$533,600	\$577,990	\$622,495	\$666,885	\$711,390	
4.500%	1	\$133,280	\$160,020	\$186,690	\$213,290	\$240,030	\$266,700	\$293,300	\$319,970	\$346,710	\$373,310	\$399,980	\$426,720	
	2	\$161,840	\$194,310	\$226,695	\$258,995	\$291,465	\$323,850	\$356,150	\$388,535	\$421,005	\$453,305	\$485,690	\$518,160	
	3	\$190,400	\$228,600	\$266,700	\$304,700	\$342,900	\$381,000	\$419,000	\$457,100	\$495,300	\$533,300	\$571,400	\$609,600	
	4	\$218,960	\$262,890	\$306,705	\$350,405	\$394,335	\$438,150	\$481,850	\$525,665	\$569,595	\$613,295	\$657,110	\$701,040	
4.625%	1	\$131,390	\$157,710	\$183,960	\$210,210	\$236,530	\$262,850	\$289,100	\$315,350	\$341,670	\$367,920	\$394,170	\$420,490	
	2	\$159,545	\$191,505	\$223,380	\$255,255	\$287,215	\$319,175	\$351,050	\$382,925	\$414,885	\$446,760	\$478,635	\$510,595	
	3	\$187,700	\$225,300	\$262,800	\$300,300	\$337,900	\$375,500	\$413,000	\$450,500	\$488,100	\$525,600	\$563,100	\$600,700	
	4	\$215,855	\$259,095	\$302,220	\$345,345	\$388,585	\$431,825	\$474,950	\$518,075	\$561,315	\$604,440	\$647,565	\$690,805	
4.750%	1	\$129,500	\$155,400	\$181,300	\$207,200	\$233,100	\$259,000	\$284,970	\$310,870	\$336,770	\$362,600	\$388,500	\$414,400	
	2	\$157,250	\$188,700	\$220,150	\$251,600	\$283,050	\$314,500	\$346,035	\$377,485	\$408,935	\$440,300	\$471,750	\$503,200	
	3	\$185,000	\$222,000	\$259,000	\$296,000	\$333,000	\$370,000	\$407,100	\$444,100	\$481,100	\$518,000	\$555,000	\$592,000	
	4	\$212,750	\$255,300	\$297,850	\$340,400	\$382,950	\$425,500	\$468,165	\$510,715	\$553,265	\$595,700	\$638,250	\$680,800	
4.875%	1	\$127,610	\$153,230	\$178,710	\$204,260	\$229,740	\$255,360	\$280,840	\$306,390	\$331,940	\$357,490	\$382,970	\$408,520	
	2	\$154,955	\$186,065	\$217,005	\$248,030	\$278,970	\$310,080	\$341,020	\$372,045	\$403,070	\$434,095	\$465,035	\$496,060	
	3	\$182,300	\$218,900	\$255,300	\$291,800	\$328,200	\$364,800	\$401,200	\$437,700	\$474,200	\$510,700	\$547,100	\$583,600	
	4	\$209,645	\$251,735	\$293,595	\$335,570	\$377,430	\$419,520	\$461,380	\$503,355	\$545,330	\$587,305	\$629,165	\$671,140	
5.000%	1	\$125,860	\$150,990	\$176,190	\$201,320	\$226,520	\$251,720	\$276,920	\$302,050	\$327,250	\$352,380	\$377,580	\$402,710	
	2	\$152,830	\$183,345	\$213,945	\$244,460	\$275,060	\$305,660	\$336,260	\$366,775	\$397,375	\$427,890	\$458,490	\$489,005	
	3	\$179,800	\$215,700	\$251,700	\$287,600	\$323,600	\$359,600	\$395,600	\$431,500	\$467,500	\$503,400	\$539,400	\$575,300	
	4	\$206,770	\$248,055	\$289,455	\$330,740	\$372,140	\$413,540	\$454,940	\$496,225	\$537,625	\$578,910	\$620,310	\$661,595	
5.125%	1	\$124,110	\$148,890	\$173,670	\$198,520	\$223,370	\$248,150	\$273,000	\$297,780	\$322,630	\$347,480	\$372,260	\$397,040	
	2	\$150,705	\$180,795	\$210,885	\$241,060	\$271,235	\$301,325	\$331,500	\$361,590	\$391,765	\$421,940	\$452,030	\$482,120	
	3	\$177,300	\$212,700	\$248,100	\$283,600	\$319,100	\$354,500	\$390,000	\$425,400	\$460,900	\$496,400	\$531,800	\$567,200	
	4	\$203,895	\$244,605	\$285,315	\$326,140	\$366,965	\$407,675	\$448,500	\$489,210	\$530,035	\$570,860	\$611,570	\$652,280	
5.250%	1	\$122,360	\$146,790	\$171,290	\$195,720	\$220,220	\$244,720	\$269,150	\$293,650	\$318,080	\$342,580	\$367,010	\$391,510	
	2	\$148,580	\$178,245	\$207,995	\$237,660	\$267,410	\$297,160	\$326,825	\$356,575	\$386,240	\$415,990	\$445,655	\$475,405	
	3	\$174,800	\$209,700	\$244,700	\$279,600	\$314,600	\$349,600	\$384,500	\$419,500	\$454,400	\$489,400	\$524,300	\$559,300	
	4	\$201,020	\$241,155	\$281,405	\$321,540	\$361,790	\$402,040	\$442,175	\$482,425	\$522,560	\$562,810	\$602,945	\$643,195	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MAUI (EXCEPT HANA)**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low		Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)		
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400	
5.375%	1	\$120,680	\$144,760	\$168,910	\$193,060	\$217,140	\$241,290	\$265,440	\$289,520	\$313,670	\$337,820	\$361,970	\$386,050	
	2	\$146,540	\$175,780	\$205,105	\$234,430	\$263,670	\$292,995	\$322,320	\$351,560	\$380,885	\$410,210	\$439,535	\$468,775	
	3	\$172,400	\$206,800	\$241,300	\$275,800	\$310,200	\$344,700	\$379,200	\$413,600	\$448,100	\$482,600	\$517,100	\$551,500	
	4	\$198,260	\$237,820	\$277,495	\$317,170	\$356,730	\$396,405	\$436,080	\$475,640	\$515,315	\$554,990	\$594,665	\$634,225	
5.500%	1	\$119,000	\$142,730	\$166,600	\$190,400	\$214,200	\$237,930	\$261,800	\$285,600	\$309,400	\$333,130	\$356,930	\$380,800	
	2	\$144,500	\$173,315	\$202,300	\$231,200	\$260,100	\$288,915	\$317,900	\$346,800	\$375,700	\$404,515	\$433,415	\$462,400	
	3	\$170,000	\$203,900	\$238,000	\$272,000	\$306,000	\$339,900	\$374,000	\$408,000	\$442,000	\$475,900	\$509,900	\$544,000	
	4	\$195,500	\$234,485	\$273,700	\$312,800	\$351,900	\$390,885	\$430,100	\$469,200	\$508,300	\$547,285	\$586,385	\$625,600	
5.625%	1	\$117,390	\$140,840	\$164,290	\$187,810	\$211,260	\$234,710	\$258,160	\$281,680	\$305,130	\$328,580	\$352,100	\$375,550	
	2	\$142,545	\$171,020	\$199,495	\$228,055	\$256,530	\$285,005	\$313,480	\$342,040	\$370,515	\$398,990	\$427,550	\$456,025	
	3	\$167,700	\$201,200	\$234,700	\$268,300	\$301,800	\$335,300	\$368,800	\$402,400	\$435,900	\$469,400	\$503,000	\$536,500	
	4	\$192,855	\$231,380	\$269,905	\$308,545	\$347,070	\$385,595	\$424,120	\$462,760	\$501,285	\$539,810	\$578,450	\$617,975	
5.750%	1	\$115,780	\$138,950	\$162,120	\$185,220	\$208,390	\$231,560	\$254,730	\$277,830	\$301,000	\$324,170	\$347,340	\$370,440	
	2	\$140,590	\$168,725	\$196,860	\$224,910	\$253,045	\$281,180	\$309,315	\$337,365	\$365,500	\$393,635	\$421,770	\$449,820	
	3	\$165,400	\$198,500	\$231,600	\$264,600	\$297,700	\$330,800	\$363,900	\$396,900	\$430,000	\$463,100	\$496,200	\$529,200	
	4	\$190,210	\$228,275	\$266,340	\$304,290	\$342,355	\$380,420	\$418,485	\$456,435	\$494,500	\$532,565	\$570,630	\$608,580	
5.875%	1	\$114,240	\$137,060	\$159,880	\$182,770	\$205,590	\$228,410	\$251,230	\$274,120	\$296,940	\$319,760	\$342,650	\$365,470	
	2	\$138,720	\$166,430	\$194,140	\$221,935	\$249,645	\$277,355	\$305,065	\$332,860	\$360,570	\$388,280	\$416,075	\$443,785	
	3	\$163,200	\$195,800	\$228,400	\$261,100	\$293,700	\$326,300	\$358,900	\$391,600	\$424,200	\$456,800	\$489,500	\$522,100	
	4	\$187,680	\$225,170	\$262,660	\$300,265	\$337,755	\$375,245	\$412,735	\$450,340	\$487,830	\$525,320	\$562,925	\$600,415	
6.000%	1	\$112,700	\$135,170	\$157,780	\$180,320	\$202,860	\$225,330	\$247,940	\$270,480	\$292,950	\$315,490	\$338,030	\$360,640	
	2	\$136,850	\$164,135	\$191,590	\$218,960	\$246,330	\$273,615	\$301,070	\$328,440	\$355,725	\$383,095	\$410,465	\$437,920	
	3	\$161,000	\$193,100	\$225,400	\$257,600	\$289,800	\$321,900	\$354,200	\$386,400	\$418,500	\$450,700	\$482,900	\$515,200	
	4	\$185,150	\$222,065	\$259,210	\$296,240	\$333,270	\$370,185	\$407,330	\$444,360	\$481,275	\$518,305	\$555,335	\$592,480	
6.125%	1	\$111,230	\$133,420	\$155,680	\$177,940	\$200,130	\$222,390	\$244,650	\$266,840	\$289,100	\$311,360	\$333,620	\$355,810	
	2	\$135,065	\$162,010	\$189,040	\$216,070	\$243,015	\$270,045	\$297,075	\$324,020	\$351,050	\$378,080	\$405,110	\$432,055	
	3	\$158,900	\$190,600	\$222,400	\$254,200	\$285,900	\$317,700	\$349,500	\$381,200	\$413,000	\$444,800	\$476,600	\$508,300	
	4	\$182,735	\$219,190	\$255,760	\$292,330	\$328,785	\$365,355	\$401,925	\$438,380	\$474,950	\$511,520	\$548,090	\$584,545	
6.250%	1	\$109,760	\$131,670	\$153,580	\$175,560	\$197,540	\$219,450	\$241,430	\$263,340	\$285,250	\$307,230	\$329,210	\$351,120	
	2	\$133,280	\$159,885	\$186,490	\$213,180	\$239,870	\$266,475	\$293,165	\$319,770	\$346,375	\$373,065	\$399,755	\$426,360	
	3	\$156,800	\$188,100	\$219,400	\$250,800	\$282,200	\$313,500	\$344,900	\$376,200	\$407,500	\$438,900	\$470,300	\$501,600	
	4	\$180,320	\$216,315	\$252,310	\$288,420	\$324,530	\$360,525	\$396,635	\$432,630	\$468,625	\$504,735	\$540,845	\$576,840	
6.375%	1	\$108,290	\$129,990	\$151,550	\$173,250	\$194,950	\$216,580	\$238,280	\$259,910	\$281,540	\$303,240	\$324,870	\$346,500	
	2	\$131,495	\$157,845	\$184,025	\$210,375	\$236,725	\$262,990	\$289,340	\$315,605	\$341,870	\$368,220	\$394,485	\$420,750	
	3	\$154,700	\$185,700	\$216,500	\$247,500	\$278,500	\$309,400	\$340,400	\$371,300	\$402,200	\$433,200	\$464,100	\$495,000	
	4	\$177,905	\$213,555	\$248,975	\$284,625	\$320,275	\$355,810	\$391,460	\$426,995	\$462,530	\$498,180	\$533,715	\$569,250	
6.500%	1	\$106,890	\$128,240	\$149,660	\$171,080	\$192,430	\$213,780	\$235,200	\$256,550	\$277,900	\$299,250	\$320,670	\$342,020	
	2	\$129,795	\$155,720	\$181,730	\$207,740	\$233,665	\$259,590	\$285,600	\$311,525	\$337,450	\$363,375	\$389,385	\$415,310	
	3	\$152,700	\$183,200	\$213,800	\$244,400	\$274,900	\$305,400	\$336,000	\$366,500	\$397,000	\$427,500	\$458,100	\$488,600	
	4	\$175,605	\$210,680	\$245,870	\$281,060	\$316,135	\$351,210	\$386,400	\$421,475	\$456,550	\$491,625	\$526,815	\$561,890	
6.625%	1	\$105,560	\$126,630	\$147,770	\$168,840	\$189,980	\$211,050	\$232,120	\$253,190	\$274,330	\$295,400	\$316,540	\$337,610	
	2	\$128,180	\$153,765	\$179,435	\$205,020	\$230,690	\$256,275	\$281,860	\$307,445	\$333,115	\$358,700	\$384,370	\$409,955	
	3	\$150,800	\$180,900	\$211,100	\$241,200	\$271,400	\$301,500	\$331,600	\$361,700	\$391,900	\$422,000	\$452,200	\$482,300	
	4	\$173,420	\$208,035	\$242,765	\$277,380	\$312,110	\$346,725	\$381,340	\$415,955	\$450,685	\$485,300	\$520,030	\$554,645	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MAUI (EXCEPT HANA)**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400	
6.750%	1	\$104,160	\$125,020	\$145,880	\$166,670	\$187,460	\$208,320	\$229,110	\$249,970	\$270,830	\$291,620	\$312,480	\$333,340	
	2	\$126,480	\$151,810	\$177,140	\$202,385	\$227,630	\$252,960	\$278,205	\$303,535	\$328,865	\$354,110	\$379,440	\$404,770	
	3	\$148,800	\$178,600	\$208,400	\$238,100	\$267,800	\$297,600	\$327,300	\$357,100	\$386,900	\$416,600	\$446,400	\$476,200	
	4	\$171,120	\$205,390	\$239,660	\$273,815	\$307,970	\$342,240	\$376,395	\$410,665	\$444,935	\$479,090	\$513,360	\$547,630	
6.875%	1	\$102,830	\$123,410	\$143,990	\$164,570	\$185,080	\$205,730	\$226,240	\$246,820	\$267,400	\$287,980	\$308,490	\$329,140	
	2	\$124,865	\$149,855	\$174,845	\$199,835	\$224,740	\$249,815	\$274,720	\$299,710	\$324,700	\$349,690	\$374,595	\$399,670	
	3	\$146,900	\$176,300	\$205,700	\$235,100	\$264,400	\$293,900	\$323,200	\$352,600	\$382,000	\$411,400	\$440,700	\$470,200	
	4	\$168,935	\$202,745	\$236,555	\$270,365	\$304,060	\$337,985	\$371,680	\$405,490	\$439,300	\$473,110	\$506,805	\$540,730	
7.000%	1	\$101,570	\$121,870	\$142,170	\$162,470	\$182,770	\$203,140	\$223,370	\$243,670	\$264,040	\$284,340	\$304,640	\$324,940	
	2	\$123,335	\$147,985	\$172,635	\$197,285	\$221,935	\$246,670	\$271,235	\$295,885	\$320,620	\$345,270	\$369,920	\$394,570	
	3	\$145,100	\$174,100	\$203,100	\$232,100	\$261,100	\$290,200	\$319,100	\$348,100	\$377,200	\$406,200	\$435,200	\$464,200	
	4	\$166,865	\$200,215	\$233,565	\$266,915	\$300,265	\$333,730	\$366,965	\$400,315	\$433,780	\$467,130	\$500,480	\$533,830	
7.125%	1	\$100,310	\$120,330	\$140,350	\$160,440	\$180,530	\$200,550	\$220,640	\$240,660	\$260,680	\$280,770	\$300,860	\$320,880	
	2	\$121,805	\$146,115	\$170,425	\$194,820	\$219,215	\$243,525	\$267,920	\$292,230	\$316,540	\$340,935	\$365,330	\$389,640	
	3	\$143,300	\$171,900	\$200,500	\$229,200	\$257,900	\$286,500	\$315,200	\$343,800	\$372,400	\$401,100	\$429,800	\$458,400	
	4	\$164,795	\$197,685	\$230,575	\$263,580	\$296,585	\$329,475	\$362,480	\$395,370	\$428,260	\$461,265	\$494,270	\$527,160	
7.250%	1	\$99,050	\$118,790	\$138,670	\$158,480	\$178,290	\$198,100	\$217,840	\$237,720	\$257,460	\$277,340	\$297,080	\$316,890	
	2	\$120,275	\$144,245	\$168,385	\$192,440	\$216,495	\$240,550	\$264,520	\$288,660	\$312,630	\$336,770	\$360,740	\$384,795	
	3	\$141,500	\$169,700	\$198,100	\$226,400	\$254,700	\$283,000	\$311,200	\$339,600	\$367,800	\$396,200	\$424,400	\$452,700	
	4	\$162,725	\$195,155	\$227,815	\$260,360	\$292,905	\$325,450	\$357,880	\$390,540	\$422,970	\$455,630	\$488,060	\$520,605	
7.375%	1	\$97,860	\$117,390	\$136,990	\$156,520	\$176,120	\$195,650	\$215,180	\$234,710	\$254,310	\$273,840	\$293,440	\$312,970	
	2	\$118,830	\$142,545	\$166,345	\$190,060	\$213,860	\$237,575	\$261,290	\$285,005	\$308,805	\$332,520	\$356,320	\$380,035	
	3	\$139,800	\$167,700	\$195,700	\$223,600	\$251,600	\$279,500	\$307,400	\$335,300	\$363,300	\$391,200	\$419,200	\$447,100	
	4	\$160,770	\$192,855	\$225,055	\$257,140	\$289,340	\$321,425	\$353,510	\$385,595	\$417,795	\$449,880	\$482,080	\$514,165	
7.500%	1	\$96,670	\$115,920	\$135,240	\$154,630	\$173,950	\$193,200	\$212,590	\$231,910	\$251,230	\$270,550	\$289,870	\$309,190	
	2	\$117,385	\$140,760	\$164,220	\$187,765	\$211,225	\$234,600	\$258,145	\$281,605	\$305,065	\$328,525	\$351,985	\$375,445	
	3	\$138,100	\$165,600	\$193,200	\$220,900	\$248,500	\$276,000	\$303,700	\$331,300	\$358,900	\$386,500	\$414,100	\$441,700	
	4	\$158,815	\$190,440	\$222,180	\$254,035	\$285,775	\$317,400	\$349,255	\$380,995	\$412,735	\$444,475	\$476,215	\$507,955	
7.625%	1	\$95,480	\$114,520	\$133,630	\$152,740	\$171,780	\$190,890	\$210,000	\$229,040	\$248,150	\$267,260	\$286,370	\$305,410	
	2	\$115,940	\$139,060	\$162,265	\$185,470	\$208,590	\$231,795	\$255,000	\$278,120	\$301,325	\$324,530	\$347,735	\$370,855	
	3	\$136,400	\$163,600	\$190,900	\$218,200	\$245,400	\$272,700	\$300,000	\$327,200	\$354,500	\$381,800	\$409,100	\$436,300	
	4	\$156,860	\$188,140	\$219,535	\$250,930	\$282,210	\$313,605	\$345,000	\$376,280	\$407,675	\$439,070	\$470,465	\$501,745	
7.750%	1	\$94,290	\$113,120	\$132,020	\$150,920	\$169,750	\$188,650	\$207,480	\$226,310	\$245,210	\$264,040	\$282,940	\$301,770	
	2	\$114,495	\$137,360	\$160,310	\$183,260	\$206,125	\$229,075	\$251,940	\$274,805	\$297,755	\$320,620	\$343,570	\$366,435	
	3	\$134,700	\$161,600	\$188,600	\$215,600	\$242,500	\$269,500	\$296,400	\$323,300	\$350,300	\$377,200	\$404,200	\$431,100	
	4	\$154,905	\$185,840	\$216,890	\$247,940	\$278,875	\$309,925	\$340,860	\$371,795	\$402,845	\$433,780	\$464,830	\$495,765	
7.875%	1	\$93,170	\$111,860	\$130,480	\$149,030	\$167,720	\$186,340	\$205,030	\$223,650	\$242,270	\$260,890	\$279,510	\$298,200	
	2	\$113,135	\$135,830	\$158,440	\$180,965	\$203,660	\$226,270	\$248,965	\$271,575	\$294,185	\$316,795	\$339,405	\$362,100	
	3	\$133,100	\$159,800	\$186,400	\$212,900	\$239,600	\$266,200	\$292,900	\$319,500	\$346,100	\$372,700	\$399,300	\$426,000	
	4	\$153,065	\$183,770	\$214,360	\$244,835	\$275,540	\$306,130	\$336,835	\$367,425	\$398,015	\$428,605	\$459,195	\$489,900	
8.000%	1	\$92,050	\$110,530	\$128,870	\$147,280	\$165,760	\$184,170	\$202,580	\$220,990	\$239,400	\$257,810	\$276,220	\$294,630	
	2	\$111,775	\$134,215	\$156,485	\$178,840	\$201,280	\$223,635	\$245,990	\$268,345	\$290,700	\$313,055	\$335,410	\$357,765	
	3	\$131,500	\$157,900	\$184,100	\$210,400	\$236,800	\$263,100	\$289,400	\$315,700	\$342,000	\$368,300	\$394,600	\$420,900	
	4	\$151,225	\$181,585	\$211,715	\$241,960	\$272,320	\$302,565	\$332,810	\$363,055	\$393,300	\$423,545	\$453,790	\$484,035	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MAUI (EXCEPT HANA)**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$40,750	\$48,900	\$57,050	\$65,200	\$73,350	\$81,500	\$89,650	\$97,800	\$105,950	\$114,100	\$122,250	\$130,400
8.125%	1	\$91,000	\$109,200	\$127,400	\$145,600	\$163,800	\$182,000	\$200,130	\$218,330	\$236,600	\$254,800	\$273,000	\$291,200
	2	\$110,500	\$132,600	\$154,700	\$176,800	\$198,900	\$221,000	\$243,015	\$265,115	\$287,300	\$309,400	\$331,500	\$353,600
	3	\$130,000	\$156,000	\$182,000	\$208,000	\$234,000	\$260,000	\$285,900	\$311,900	\$338,000	\$364,000	\$390,000	\$416,000
	4	\$149,500	\$179,400	\$209,300	\$239,200	\$269,100	\$299,000	\$328,785	\$358,685	\$388,700	\$418,600	\$448,500	\$478,400
8.250%	1	\$89,880	\$107,940	\$125,860	\$143,920	\$161,840	\$179,900	\$197,820	\$215,810	\$233,800	\$251,790	\$269,780	\$287,770
	2	\$109,140	\$131,070	\$152,830	\$174,760	\$196,520	\$218,450	\$240,210	\$262,055	\$283,900	\$305,745	\$327,590	\$349,435
	3	\$128,400	\$154,200	\$179,800	\$205,600	\$231,200	\$257,000	\$282,600	\$308,300	\$334,000	\$359,700	\$385,400	\$411,100
	4	\$147,660	\$177,330	\$206,770	\$236,440	\$265,880	\$295,550	\$324,990	\$354,545	\$384,100	\$413,655	\$443,210	\$472,765
8.375%	1	\$88,900	\$106,680	\$124,460	\$142,170	\$160,020	\$177,800	\$195,580	\$213,290	\$231,070	\$248,850	\$266,700	\$284,480
	2	\$107,950	\$129,540	\$151,130	\$172,635	\$194,310	\$215,900	\$237,490	\$258,995	\$280,585	\$302,175	\$323,850	\$345,440
	3	\$127,000	\$152,400	\$177,800	\$203,100	\$228,600	\$254,000	\$279,400	\$304,700	\$330,100	\$355,500	\$381,000	\$406,400
	4	\$146,050	\$175,260	\$204,470	\$233,565	\$262,890	\$292,100	\$321,310	\$350,405	\$379,615	\$408,825	\$438,150	\$467,360
8.500%	1	\$87,920	\$105,490	\$123,060	\$140,560	\$158,130	\$175,700	\$193,270	\$210,840	\$228,410	\$246,050	\$263,620	\$281,190
	2	\$106,760	\$128,095	\$149,430	\$170,680	\$192,015	\$213,350	\$234,685	\$256,020	\$277,355	\$298,775	\$320,110	\$341,445
	3	\$125,600	\$150,700	\$175,800	\$200,800	\$225,900	\$251,000	\$276,100	\$301,200	\$326,300	\$351,500	\$376,600	\$401,700
	4	\$144,440	\$173,305	\$202,170	\$230,920	\$259,785	\$288,650	\$317,515	\$346,380	\$375,245	\$404,225	\$433,090	\$461,955
8.625%	1	\$86,870	\$104,230	\$121,590	\$138,950	\$156,380	\$173,670	\$191,100	\$208,460	\$225,890	\$243,180	\$260,540	\$277,970
	2	\$105,485	\$126,565	\$147,645	\$168,725	\$189,890	\$210,885	\$232,050	\$253,130	\$274,295	\$295,290	\$316,370	\$337,535
	3	\$124,100	\$148,900	\$173,700	\$198,500	\$223,400	\$248,100	\$273,000	\$297,800	\$322,700	\$347,400	\$372,200	\$397,100
	4	\$142,715	\$171,235	\$199,755	\$228,275	\$256,910	\$285,315	\$313,950	\$342,470	\$371,105	\$399,510	\$428,030	\$456,665
8.750%	1	\$85,890	\$103,040	\$120,190	\$137,410	\$154,630	\$171,710	\$188,930	\$206,080	\$223,300	\$240,450	\$257,600	\$274,820
	2	\$104,295	\$125,120	\$145,945	\$166,855	\$187,765	\$208,505	\$229,415	\$250,240	\$271,150	\$291,975	\$312,800	\$333,710
	3	\$122,700	\$147,200	\$171,700	\$196,300	\$220,900	\$245,300	\$269,900	\$294,400	\$319,000	\$343,500	\$368,000	\$392,600
	4	\$141,105	\$169,280	\$197,455	\$225,745	\$254,035	\$282,095	\$310,385	\$338,560	\$366,850	\$395,025	\$423,200	\$451,490

Maximum affordable sales price is based on the following factors:

- \$81,500** Median family income as established by the U.S. Department of Housing and Urban Development (HUD).
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.





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**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
**INCOME LIMITS & AFFORDABLE RENT GUIDELINES**  
**MAUI (EXCEPT HANA)**

### INCOME LIMITS FOR RENTAL UNITS (BY FAMILY SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
	0.7	0.8	0.9	1.0	1.08	1.16	1.24	1.32
10%	\$5,710	\$6,520	\$7,340	\$8,150	\$8,800	\$9,450	\$10,110	\$10,760
20%	\$11,410	\$13,040	\$14,670	\$16,300	\$17,600	\$18,910	\$20,210	\$21,520
30%	\$17,120	\$19,560	\$22,010	\$24,450	\$26,410	\$28,360	\$30,320	\$32,270
40%	\$22,820	\$26,080	\$29,340	\$32,600	\$35,210	\$37,820	\$40,420	\$43,030
50%	\$28,530	\$32,600	\$36,680	\$40,750	\$44,010	\$47,270	\$50,530	\$53,790
60%	\$34,230	\$39,120	\$44,010	\$48,900	\$52,810	\$56,720	\$60,640	\$64,550
70%	\$39,940	\$45,640	\$51,350	\$57,050	\$61,610	\$66,180	\$70,740	\$75,310
80%	\$45,640	\$52,160	\$58,680	\$65,200	\$70,420	\$75,630	\$80,850	\$86,060
90%	\$51,350	\$58,680	\$66,020	\$73,350	\$79,220	\$85,090	\$90,950	\$96,820
100%	\$57,050	\$65,200	\$73,350	\$81,500	\$88,020	\$94,540	\$101,060	\$107,580
110%	\$62,760	\$71,720	\$80,690	\$89,650	\$96,820	\$103,990	\$111,170	\$118,340
120%	\$68,460	\$78,240	\$88,020	\$97,800	\$105,620	\$113,450	\$121,270	\$129,100
130%	\$74,170	\$84,760	\$95,360	\$105,950	\$114,430	\$122,900	\$131,380	\$139,850
140%	\$79,870	\$91,280	\$102,690	\$114,100	\$123,230	\$132,360	\$141,480	\$150,610

### AFFORDABLE RENT GUIDELINES (BY UNIT SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	UNIT SIZE (NO. OF BEDROOMS)					
	0	1	2	3	4	5
10%	\$143	\$153	\$184	\$212	\$236	\$261
20%	\$285	\$306	\$367	\$424	\$473	\$522
30%	\$428	\$459	\$550	\$636	\$709	\$782
40%	\$571	\$611	\$734	\$848	\$946	\$1,043
50%	\$713	\$764	\$917	\$1,060	\$1,182	\$1,304
60%	\$856	\$917	\$1,100	\$1,271	\$1,418	\$1,565
70%	\$999	\$1,070	\$1,284	\$1,483	\$1,655	\$1,826
80%	\$1,141	\$1,223	\$1,467	\$1,695	\$1,891	\$2,086
90%	\$1,284	\$1,375	\$1,651	\$1,907	\$2,127	\$2,347
100%	\$1,426	\$1,528	\$1,834	\$2,119	\$2,364	\$2,608
110%	\$1,569	\$1,681	\$2,017	\$2,331	\$2,600	\$2,869
120%	\$1,712	\$1,834	\$2,201	\$2,543	\$2,836	\$3,130
130%	\$1,854	\$1,987	\$2,384	\$2,755	\$3,073	\$3,390
140%	\$1,997	\$2,139	\$2,567	\$2,967	\$3,309	\$3,651

**Note: Affordable rents are based on 30% of gross monthly income. Affordable rents include utilities.**



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
AFFORDABLE SALES PRICE GUIDELINES

# HANA

## METHODOLOGY

For Calculating Median Family Income

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Factors used in calculation:

HUD's 2016 median family income for the County of Maui	\$81,500
American Community Survey 5-Year Estimate 2010-2014 median family income for Hana (from the Hawaii State Data Center)	\$47,059
Est. 2016 Hana median family income (Rounded to the nearest \$10)	<b>\$47,060</b>



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**2016**  
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**HANA**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$23,530	\$28,236	\$32,942	\$37,648	\$42,354	\$47,060	\$51,766	\$56,472	\$61,178	\$65,884	\$70,590	\$75,296	
4.000%	1	\$90,790	\$108,920	\$127,120	\$145,250	\$163,450	\$181,580	\$199,710	\$217,910	\$236,040	\$254,240	\$272,370	\$290,500	
	2	\$110,245	\$132,260	\$154,360	\$176,375	\$198,475	\$220,490	\$242,505	\$264,605	\$286,620	\$308,720	\$330,735	\$352,750	
	3	\$129,700	\$155,600	\$181,600	\$207,500	\$233,500	\$259,400	\$285,300	\$311,300	\$337,200	\$363,200	\$389,100	\$415,000	
	4	\$149,155	\$178,940	\$208,840	\$238,625	\$268,525	\$298,310	\$328,095	\$357,995	\$387,780	\$417,680	\$447,465	\$477,250	
4.125%	1	\$89,460	\$107,310	\$125,230	\$143,080	\$161,000	\$178,850	\$196,770	\$214,620	\$232,540	\$250,390	\$268,310	\$286,160	
	2	\$108,630	\$130,305	\$152,065	\$173,740	\$195,500	\$217,175	\$238,935	\$260,610	\$282,370	\$304,045	\$325,805	\$347,480	
	3	\$127,800	\$153,300	\$178,900	\$204,400	\$230,000	\$255,500	\$281,100	\$306,600	\$332,200	\$357,700	\$383,300	\$408,800	
	4	\$146,970	\$176,295	\$205,735	\$235,060	\$264,500	\$293,825	\$323,265	\$352,590	\$382,030	\$411,355	\$440,795	\$470,120	
4.250%	1	\$88,130	\$105,700	\$123,340	\$140,980	\$158,620	\$176,190	\$193,830	\$211,470	\$229,110	\$246,680	\$264,320	\$281,960	
	2	\$107,015	\$128,350	\$149,770	\$171,190	\$192,610	\$213,945	\$235,365	\$256,785	\$278,205	\$299,540	\$320,960	\$342,380	
	3	\$125,900	\$151,000	\$176,200	\$201,400	\$226,600	\$251,700	\$276,900	\$302,100	\$327,300	\$352,400	\$377,600	\$402,800	
	4	\$144,785	\$173,650	\$202,630	\$231,610	\$260,590	\$289,455	\$318,435	\$347,415	\$376,395	\$405,260	\$434,240	\$463,220	
4.375%	1	\$86,800	\$104,160	\$121,520	\$138,880	\$156,240	\$173,600	\$190,960	\$208,320	\$225,750	\$243,110	\$260,470	\$277,830	
	2	\$105,400	\$126,480	\$147,560	\$168,640	\$189,720	\$210,800	\$231,880	\$252,960	\$274,125	\$295,205	\$316,285	\$337,365	
	3	\$124,000	\$148,800	\$173,600	\$198,400	\$223,200	\$248,000	\$272,800	\$297,600	\$322,500	\$347,300	\$372,100	\$396,900	
	4	\$142,600	\$171,120	\$199,640	\$228,160	\$256,680	\$285,200	\$313,720	\$342,240	\$370,875	\$399,395	\$427,915	\$456,435	
4.500%	1	\$85,540	\$102,620	\$119,770	\$136,850	\$154,000	\$171,080	\$188,230	\$205,310	\$222,390	\$239,540	\$256,620	\$273,770	
	2	\$103,870	\$124,610	\$145,435	\$166,175	\$187,000	\$207,740	\$228,565	\$249,305	\$270,045	\$290,870	\$311,610	\$332,435	
	3	\$122,200	\$146,600	\$171,100	\$195,500	\$220,000	\$244,400	\$268,900	\$293,300	\$317,700	\$342,200	\$366,600	\$391,100	
	4	\$140,530	\$168,590	\$196,765	\$224,825	\$253,000	\$281,060	\$309,235	\$337,295	\$365,355	\$393,530	\$421,590	\$449,765	
4.625%	1	\$84,280	\$101,150	\$118,020	\$134,890	\$151,760	\$168,630	\$185,500	\$202,300	\$219,170	\$236,040	\$252,910	\$269,780	
	2	\$102,340	\$122,825	\$143,310	\$163,795	\$184,280	\$204,765	\$225,250	\$245,650	\$266,135	\$286,620	\$307,105	\$327,590	
	3	\$120,400	\$144,500	\$168,600	\$192,700	\$216,800	\$240,900	\$265,000	\$289,000	\$313,100	\$337,200	\$361,300	\$385,400	
	4	\$138,460	\$166,175	\$193,890	\$221,605	\$249,320	\$277,035	\$304,750	\$332,350	\$360,065	\$387,780	\$415,495	\$443,210	
4.750%	1	\$83,090	\$99,680	\$116,340	\$132,930	\$149,590	\$166,180	\$182,770	\$199,430	\$216,020	\$232,680	\$249,270	\$265,860	
	2	\$100,895	\$121,040	\$141,270	\$161,415	\$181,645	\$201,790	\$221,935	\$242,165	\$262,310	\$282,540	\$302,685	\$322,830	
	3	\$118,700	\$142,400	\$166,200	\$189,900	\$213,700	\$237,400	\$261,100	\$284,900	\$308,600	\$332,400	\$356,100	\$379,800	
	4	\$136,505	\$163,760	\$191,130	\$218,385	\$245,755	\$273,010	\$300,265	\$327,635	\$354,890	\$382,260	\$409,515	\$436,770	
4.875%	1	\$81,900	\$98,280	\$114,660	\$131,040	\$147,420	\$163,800	\$180,180	\$196,560	\$212,940	\$229,320	\$245,700	\$262,080	
	2	\$99,450	\$119,340	\$139,230	\$159,120	\$179,010	\$198,900	\$218,790	\$238,680	\$258,570	\$278,460	\$298,350	\$318,240	
	3	\$117,000	\$140,400	\$163,800	\$187,200	\$210,600	\$234,000	\$257,400	\$280,800	\$304,200	\$327,600	\$351,000	\$374,400	
	4	\$134,550	\$161,460	\$188,370	\$215,280	\$242,190	\$269,100	\$296,010	\$322,920	\$349,830	\$376,740	\$403,650	\$430,560	
5.000%	1	\$80,710	\$96,880	\$113,050	\$129,220	\$145,320	\$161,490	\$177,660	\$193,760	\$209,930	\$226,100	\$242,200	\$258,370	
	2	\$98,005	\$117,640	\$137,275	\$156,910	\$176,460	\$196,095	\$215,730	\$235,280	\$254,915	\$274,550	\$294,100	\$313,735	
	3	\$115,300	\$138,400	\$161,500	\$184,600	\$207,600	\$230,700	\$253,800	\$276,800	\$299,900	\$323,000	\$346,000	\$369,100	
	4	\$132,595	\$159,160	\$185,725	\$212,290	\$238,740	\$265,305	\$291,870	\$318,320	\$344,885	\$371,450	\$397,900	\$424,465	
5.125%	1	\$79,590	\$95,550	\$111,440	\$127,400	\$143,290	\$159,180	\$175,140	\$191,030	\$206,990	\$222,880	\$238,840	\$254,730	
	2	\$96,645	\$116,025	\$135,320	\$154,700	\$173,995	\$193,290	\$212,670	\$231,965	\$251,345	\$270,640	\$290,020	\$309,315	
	3	\$113,700	\$136,500	\$159,200	\$182,000	\$204,700	\$227,400	\$250,200	\$272,900	\$295,700	\$318,400	\$341,200	\$363,900	
	4	\$130,755	\$156,975	\$183,080	\$209,300	\$235,405	\$261,510	\$287,730	\$313,835	\$340,055	\$366,160	\$392,380	\$418,485	
5.250%	1	\$78,470	\$94,220	\$109,900	\$125,580	\$141,260	\$157,010	\$172,690	\$188,370	\$204,050	\$219,800	\$235,480	\$251,160	
	2	\$95,285	\$114,410	\$133,450	\$152,490	\$171,530	\$190,655	\$209,695	\$228,735	\$247,775	\$266,900	\$285,940	\$304,980	
	3	\$112,100	\$134,600	\$157,000	\$179,400	\$201,800	\$224,300	\$246,700	\$269,100	\$291,500	\$314,000	\$336,400	\$358,800	
	4	\$128,915	\$154,790	\$180,550	\$206,310	\$232,070	\$257,945	\$283,705	\$309,465	\$335,225	\$361,100	\$386,860	\$412,620	



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**2016**  
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**HANA**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$23,530	\$28,236	\$32,942	\$37,648	\$42,354	\$47,060	\$51,766	\$56,472	\$61,178	\$65,884	\$70,590	\$75,296	
5.375%	1	\$77,420	\$92,890	\$108,360	\$123,830	\$139,300	\$154,840	\$170,310	\$185,780	\$201,250	\$216,720	\$232,190	\$247,730	
	2	\$94,010	\$112,795	\$131,580	\$150,365	\$169,150	\$188,020	\$206,805	\$225,590	\$244,375	\$263,160	\$281,945	\$300,815	
	3	\$110,600	\$132,700	\$154,800	\$176,900	\$199,000	\$221,200	\$243,300	\$265,400	\$287,500	\$309,600	\$331,700	\$353,900	
	4	\$127,190	\$152,605	\$178,020	\$203,435	\$228,850	\$254,380	\$279,795	\$305,210	\$330,625	\$356,040	\$381,455	\$406,985	
5.500%	1	\$76,370	\$91,630	\$106,890	\$122,150	\$137,410	\$152,670	\$167,930	\$183,190	\$198,450	\$213,780	\$229,040	\$244,300	
	2	\$92,735	\$111,265	\$129,795	\$148,325	\$166,855	\$185,385	\$203,915	\$222,445	\$240,975	\$259,590	\$278,120	\$296,650	
	3	\$109,100	\$130,900	\$152,700	\$174,500	\$196,300	\$218,100	\$239,900	\$261,700	\$283,500	\$305,400	\$327,200	\$349,000	
	4	\$125,465	\$150,535	\$175,605	\$200,675	\$225,745	\$250,815	\$275,885	\$300,955	\$326,025	\$351,210	\$376,280	\$401,350	
5.625%	1	\$75,320	\$90,370	\$105,420	\$120,470	\$135,520	\$150,570	\$165,620	\$180,740	\$195,790	\$210,840	\$225,890	\$240,940	
	2	\$91,460	\$109,735	\$128,010	\$146,285	\$164,560	\$182,835	\$201,110	\$219,470	\$237,745	\$256,020	\$274,295	\$292,570	
	3	\$107,600	\$129,100	\$150,600	\$172,100	\$193,600	\$215,100	\$236,600	\$258,200	\$279,700	\$301,200	\$322,700	\$344,200	
	4	\$123,740	\$148,465	\$173,190	\$197,915	\$222,640	\$247,365	\$272,090	\$296,930	\$321,655	\$346,380	\$371,105	\$395,830	
5.750%	1	\$74,270	\$89,110	\$103,950	\$118,860	\$133,700	\$148,540	\$163,380	\$178,290	\$193,130	\$207,970	\$222,810	\$237,650	
	2	\$90,185	\$108,205	\$126,225	\$144,330	\$162,350	\$180,370	\$198,390	\$216,495	\$234,515	\$252,535	\$270,555	\$288,575	
	3	\$106,100	\$127,300	\$148,500	\$169,800	\$191,000	\$212,200	\$233,400	\$254,700	\$275,900	\$297,100	\$318,300	\$339,500	
	4	\$122,015	\$146,395	\$170,775	\$195,270	\$219,650	\$244,030	\$268,410	\$292,905	\$317,285	\$341,665	\$366,045	\$390,425	
5.875%	1	\$73,290	\$87,920	\$102,550	\$117,250	\$131,880	\$146,580	\$161,210	\$175,840	\$190,540	\$205,170	\$219,800	\$234,500	
	2	\$88,995	\$106,760	\$124,525	\$142,375	\$160,140	\$177,990	\$195,755	\$213,520	\$231,370	\$249,135	\$266,900	\$284,750	
	3	\$104,700	\$125,600	\$146,500	\$167,500	\$188,400	\$209,400	\$230,300	\$251,200	\$272,200	\$293,100	\$314,000	\$335,000	
	4	\$120,405	\$144,440	\$168,475	\$192,625	\$216,660	\$240,810	\$264,845	\$288,880	\$313,030	\$337,065	\$361,100	\$385,250	
6.000%	1	\$72,310	\$86,730	\$101,220	\$115,640	\$130,130	\$144,620	\$159,040	\$173,530	\$187,950	\$202,440	\$216,860	\$231,350	
	2	\$87,805	\$105,315	\$122,910	\$140,420	\$158,015	\$175,610	\$193,120	\$210,715	\$228,225	\$245,820	\$263,330	\$280,925	
	3	\$103,300	\$123,900	\$144,600	\$165,200	\$185,900	\$206,600	\$227,200	\$247,900	\$268,500	\$289,200	\$309,800	\$330,500	
	4	\$118,795	\$142,485	\$166,290	\$189,980	\$213,785	\$237,590	\$261,280	\$285,085	\$308,775	\$332,580	\$356,270	\$380,075	
6.125%	1	\$71,330	\$85,610	\$99,890	\$114,170	\$128,380	\$142,660	\$156,940	\$171,220	\$185,500	\$199,710	\$213,990	\$228,270	
	2	\$86,615	\$103,955	\$121,295	\$138,635	\$155,890	\$173,230	\$190,570	\$207,910	\$225,250	\$242,505	\$259,845	\$277,185	
	3	\$101,900	\$122,300	\$142,700	\$163,100	\$183,400	\$203,800	\$224,200	\$244,600	\$265,000	\$285,300	\$305,700	\$326,100	
	4	\$117,185	\$140,645	\$164,105	\$187,565	\$210,910	\$234,370	\$257,830	\$281,290	\$304,750	\$328,095	\$351,555	\$375,015	
6.250%	1	\$70,420	\$84,490	\$98,560	\$112,630	\$126,700	\$140,770	\$154,840	\$168,980	\$183,050	\$197,120	\$211,190	\$225,260	
	2	\$85,510	\$102,595	\$119,680	\$136,765	\$153,850	\$170,935	\$188,020	\$205,190	\$222,275	\$239,360	\$256,445	\$273,530	
	3	\$100,600	\$120,700	\$140,800	\$160,900	\$181,000	\$201,100	\$221,200	\$241,400	\$261,500	\$281,600	\$301,700	\$321,800	
	4	\$115,690	\$138,805	\$161,920	\$185,035	\$208,150	\$231,265	\$254,380	\$277,610	\$300,725	\$323,840	\$346,955	\$370,070	
6.375%	1	\$69,510	\$83,370	\$97,300	\$111,160	\$125,090	\$138,950	\$152,880	\$166,740	\$180,670	\$194,530	\$208,460	\$222,320	
	2	\$84,405	\$101,235	\$118,150	\$134,980	\$151,895	\$168,725	\$185,640	\$202,470	\$219,385	\$236,215	\$253,130	\$269,960	
	3	\$99,300	\$119,100	\$139,000	\$158,800	\$178,700	\$198,500	\$218,400	\$238,200	\$258,100	\$277,900	\$297,800	\$317,600	
	4	\$114,195	\$136,965	\$159,850	\$182,620	\$205,505	\$228,275	\$251,160	\$273,930	\$296,815	\$319,585	\$342,470	\$365,240	
6.500%	1	\$68,600	\$82,320	\$96,040	\$109,690	\$123,410	\$137,130	\$150,850	\$164,570	\$178,290	\$192,010	\$205,730	\$219,450	
	2	\$83,300	\$99,960	\$116,620	\$133,195	\$149,855	\$166,515	\$183,175	\$199,835	\$216,495	\$233,155	\$249,815	\$266,475	
	3	\$98,000	\$117,600	\$137,200	\$156,700	\$176,300	\$195,900	\$215,500	\$235,100	\$254,700	\$274,300	\$293,900	\$313,500	
	4	\$112,700	\$135,240	\$157,780	\$180,205	\$202,745	\$225,285	\$247,825	\$270,365	\$292,905	\$315,445	\$337,985	\$360,525	
6.625%	1	\$67,690	\$81,200	\$94,780	\$108,290	\$121,870	\$135,380	\$148,960	\$162,470	\$175,980	\$189,560	\$203,070	\$216,650	
	2	\$82,195	\$98,600	\$115,090	\$131,495	\$147,985	\$164,390	\$180,880	\$197,285	\$213,690	\$230,180	\$246,585	\$263,075	
	3	\$96,700	\$116,000	\$135,400	\$154,700	\$174,100	\$193,400	\$212,800	\$232,100	\$251,400	\$270,800	\$290,100	\$309,500	
	4	\$111,205	\$133,400	\$155,710	\$177,905	\$200,215	\$222,410	\$244,720	\$266,915	\$289,110	\$311,420	\$333,615	\$355,925	





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**2016**  
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**HANA**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
6.750%	1	\$66,850	\$80,220	\$93,590	\$106,960	\$120,260	\$133,630	\$147,000	\$160,370	\$173,740	\$187,110	\$200,480	\$213,850	
	2	\$81,175	\$97,410	\$113,645	\$129,880	\$146,030	\$162,265	\$178,500	\$194,735	\$210,970	\$227,205	\$243,440	\$259,675	
	3	\$95,500	\$114,600	\$133,700	\$152,800	\$171,800	\$190,900	\$210,000	\$229,100	\$248,200	\$267,300	\$286,400	\$305,500	
	4	\$109,825	\$131,790	\$153,755	\$175,720	\$197,570	\$219,535	\$241,500	\$263,465	\$285,430	\$307,395	\$329,360	\$351,325	
6.875%	1	\$66,010	\$79,170	\$92,400	\$105,560	\$118,790	\$131,950	\$145,180	\$158,340	\$171,570	\$184,730	\$197,960	\$211,120	
	2	\$80,155	\$96,135	\$112,200	\$128,180	\$144,245	\$160,225	\$176,290	\$192,270	\$208,335	\$224,315	\$240,380	\$256,360	
	3	\$94,300	\$113,100	\$132,000	\$150,800	\$169,700	\$188,500	\$207,400	\$226,200	\$245,100	\$263,900	\$282,800	\$301,600	
	4	\$108,445	\$130,065	\$151,800	\$173,420	\$195,155	\$216,775	\$238,510	\$260,130	\$281,865	\$303,485	\$325,220	\$346,840	
7.000%	1	\$65,170	\$78,190	\$91,210	\$104,230	\$117,250	\$130,270	\$143,360	\$156,380	\$169,400	\$182,420	\$195,440	\$208,460	
	2	\$79,135	\$94,945	\$110,755	\$126,565	\$142,375	\$158,185	\$174,080	\$189,890	\$205,700	\$221,510	\$237,320	\$253,130	
	3	\$93,100	\$111,700	\$130,300	\$148,900	\$167,500	\$186,100	\$204,800	\$223,400	\$242,000	\$260,600	\$279,200	\$297,800	
	4	\$107,065	\$128,455	\$149,845	\$171,235	\$192,625	\$214,015	\$235,520	\$256,910	\$278,300	\$299,690	\$321,080	\$342,470	
7.125%	1	\$64,330	\$77,210	\$90,090	\$102,970	\$115,780	\$128,660	\$141,540	\$154,420	\$167,300	\$180,110	\$192,990	\$205,870	
	2	\$78,115	\$93,755	\$109,395	\$125,035	\$140,590	\$156,230	\$171,870	\$187,510	\$203,150	\$218,705	\$234,345	\$249,985	
	3	\$91,900	\$110,300	\$128,700	\$147,100	\$165,400	\$183,800	\$202,200	\$220,600	\$239,000	\$257,300	\$275,700	\$294,100	
	4	\$105,685	\$126,845	\$148,005	\$169,165	\$190,210	\$211,370	\$232,530	\$253,690	\$274,850	\$295,895	\$317,055	\$338,215	
7.250%	1	\$63,560	\$76,230	\$88,970	\$101,640	\$114,380	\$127,050	\$139,790	\$152,460	\$165,200	\$177,940	\$190,610	\$203,350	
	2	\$77,180	\$92,565	\$108,035	\$123,420	\$138,890	\$154,275	\$169,745	\$185,130	\$200,600	\$216,070	\$231,455	\$246,925	
	3	\$90,800	\$108,900	\$127,100	\$145,200	\$163,400	\$181,500	\$199,700	\$217,800	\$236,000	\$254,200	\$272,300	\$290,500	
	4	\$104,420	\$125,235	\$146,165	\$166,980	\$187,910	\$208,725	\$229,655	\$250,470	\$271,400	\$292,330	\$313,145	\$334,075	
7.375%	1	\$62,790	\$75,320	\$87,850	\$100,380	\$112,980	\$125,510	\$138,040	\$150,640	\$163,170	\$175,700	\$188,300	\$200,830	
	2	\$76,245	\$91,460	\$106,675	\$121,890	\$137,190	\$152,405	\$167,620	\$182,920	\$198,135	\$213,350	\$228,650	\$243,865	
	3	\$89,700	\$107,600	\$125,500	\$143,400	\$161,400	\$179,300	\$197,200	\$215,200	\$233,100	\$251,000	\$269,000	\$286,900	
	4	\$103,155	\$123,740	\$144,325	\$164,910	\$185,610	\$206,195	\$226,780	\$247,480	\$268,065	\$288,650	\$309,350	\$329,935	
7.500%	1	\$62,020	\$74,410	\$86,800	\$99,190	\$111,580	\$123,970	\$136,360	\$148,750	\$161,210	\$173,600	\$185,990	\$198,380	
	2	\$75,310	\$90,355	\$105,400	\$120,445	\$135,490	\$150,535	\$165,580	\$180,625	\$195,755	\$210,800	\$225,845	\$240,890	
	3	\$88,600	\$106,300	\$124,000	\$141,700	\$159,400	\$177,100	\$194,800	\$212,500	\$230,300	\$248,000	\$265,700	\$283,400	
	4	\$101,890	\$122,245	\$142,600	\$162,955	\$183,310	\$203,665	\$224,020	\$244,375	\$264,845	\$285,200	\$305,555	\$325,910	
7.625%	1	\$61,250	\$73,500	\$85,750	\$98,000	\$110,250	\$122,500	\$134,750	\$147,000	\$159,250	\$171,500	\$183,750	\$196,000	
	2	\$74,375	\$89,250	\$104,125	\$119,000	\$133,875	\$148,750	\$163,625	\$178,500	\$193,375	\$208,250	\$223,125	\$238,000	
	3	\$87,500	\$105,000	\$122,500	\$140,000	\$157,500	\$175,000	\$192,500	\$210,000	\$227,500	\$245,000	\$262,500	\$280,000	
	4	\$100,625	\$120,750	\$140,875	\$161,000	\$181,125	\$201,250	\$221,375	\$241,500	\$261,625	\$281,750	\$301,875	\$322,000	
7.750%	1	\$60,480	\$72,590	\$84,700	\$96,810	\$108,920	\$121,030	\$133,140	\$145,180	\$157,290	\$169,400	\$181,510	\$193,620	
	2	\$73,440	\$88,145	\$102,850	\$117,555	\$132,260	\$146,965	\$161,670	\$176,290	\$190,995	\$205,700	\$220,405	\$235,110	
	3	\$86,400	\$103,700	\$121,000	\$138,300	\$155,600	\$172,900	\$190,200	\$207,400	\$224,700	\$242,000	\$259,300	\$276,600	
	4	\$99,360	\$119,255	\$139,150	\$159,045	\$178,940	\$198,835	\$218,730	\$238,510	\$258,405	\$278,300	\$298,195	\$318,090	
7.875%	1	\$59,780	\$71,750	\$83,720	\$95,620	\$107,590	\$119,560	\$131,530	\$143,500	\$155,400	\$167,370	\$179,340	\$191,310	
	2	\$72,590	\$87,125	\$101,660	\$116,110	\$130,645	\$145,180	\$159,715	\$174,250	\$188,700	\$203,235	\$217,770	\$232,305	
	3	\$85,400	\$102,500	\$119,600	\$136,600	\$153,700	\$170,800	\$187,900	\$205,000	\$222,000	\$239,100	\$256,200	\$273,300	
	4	\$98,210	\$117,875	\$137,540	\$157,090	\$176,755	\$196,420	\$216,085	\$235,750	\$255,300	\$274,965	\$294,630	\$314,295	
8.000%	1	\$59,080	\$70,910	\$82,670	\$94,500	\$106,330	\$118,160	\$129,990	\$141,750	\$153,580	\$165,410	\$177,240	\$189,000	
	2	\$71,740	\$86,105	\$100,385	\$114,750	\$129,115	\$143,480	\$157,845	\$172,125	\$186,490	\$200,855	\$215,220	\$229,500	
	3	\$84,400	\$101,300	\$118,100	\$135,000	\$151,900	\$168,800	\$185,700	\$202,500	\$219,400	\$236,300	\$253,200	\$270,000	
	4	\$97,060	\$116,495	\$135,815	\$155,250	\$174,685	\$194,120	\$213,555	\$232,875	\$252,310	\$271,745	\$291,180	\$310,500	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**HANA**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
8.125%	1	\$58,380	\$70,070	\$81,760	\$93,380	\$105,070	\$116,760	\$128,450	\$140,070	\$151,760	\$163,450	\$175,140	\$186,830
	2	\$70,890	\$85,085	\$99,280	\$113,390	\$127,585	\$141,780	\$155,975	\$170,085	\$184,280	\$198,475	\$212,670	\$226,865
	3	\$83,400	\$100,100	\$116,800	\$133,400	\$150,100	\$166,800	\$183,500	\$200,100	\$216,800	\$233,500	\$250,200	\$266,900
	4	\$95,910	\$115,115	\$134,320	\$153,410	\$172,615	\$191,820	\$211,025	\$230,115	\$249,320	\$268,525	\$287,730	\$306,935
8.250%	1	\$57,680	\$69,230	\$80,780	\$92,330	\$103,880	\$115,360	\$126,910	\$138,460	\$150,010	\$161,560	\$173,110	\$184,660
	2	\$70,040	\$84,065	\$98,090	\$112,115	\$126,140	\$140,080	\$154,105	\$168,130	\$182,155	\$196,180	\$210,205	\$224,230
	3	\$82,400	\$98,900	\$115,400	\$131,900	\$148,400	\$164,800	\$181,300	\$197,800	\$214,300	\$230,800	\$247,300	\$263,800
	4	\$94,760	\$113,735	\$132,710	\$151,685	\$170,660	\$189,520	\$208,495	\$227,470	\$246,445	\$265,420	\$284,395	\$303,370
8.375%	1	\$57,050	\$68,460	\$79,870	\$91,210	\$102,620	\$114,030	\$125,440	\$136,850	\$148,260	\$159,670	\$171,080	\$182,490
	2	\$69,275	\$83,130	\$96,985	\$110,755	\$124,610	\$138,465	\$152,320	\$166,175	\$180,030	\$193,885	\$207,740	\$221,595
	3	\$81,500	\$97,800	\$114,100	\$130,300	\$146,600	\$162,900	\$179,200	\$195,500	\$211,800	\$228,100	\$244,400	\$260,700
	4	\$93,725	\$112,470	\$131,215	\$149,845	\$168,590	\$187,335	\$206,080	\$224,825	\$243,570	\$262,315	\$281,060	\$299,805
8.500%	1	\$56,350	\$67,620	\$78,890	\$90,160	\$101,500	\$112,770	\$124,040	\$135,310	\$146,580	\$157,850	\$169,120	\$180,390
	2	\$68,425	\$82,110	\$95,795	\$109,480	\$123,250	\$136,935	\$150,620	\$164,305	\$177,990	\$191,675	\$205,360	\$219,045
	3	\$80,500	\$96,600	\$112,700	\$128,800	\$145,000	\$161,100	\$177,200	\$193,300	\$209,400	\$225,500	\$241,600	\$257,700
	4	\$92,575	\$111,090	\$129,605	\$148,120	\$166,750	\$185,265	\$203,780	\$222,295	\$240,810	\$259,325	\$277,840	\$296,355
8.625%	1	\$55,720	\$66,850	\$78,050	\$89,180	\$100,310	\$111,440	\$122,570	\$133,770	\$144,900	\$156,030	\$167,160	\$178,360
	2	\$67,660	\$81,175	\$94,775	\$108,290	\$121,805	\$135,320	\$148,835	\$162,435	\$175,950	\$189,465	\$202,980	\$216,580
	3	\$79,600	\$95,500	\$111,500	\$127,400	\$143,300	\$159,200	\$175,100	\$191,100	\$207,000	\$222,900	\$238,800	\$254,800
	4	\$91,540	\$109,825	\$128,225	\$146,510	\$164,795	\$183,080	\$201,365	\$219,765	\$238,050	\$256,335	\$274,620	\$293,020
8.750%	1	\$55,090	\$66,150	\$77,140	\$88,130	\$99,190	\$110,180	\$121,240	\$132,230	\$143,220	\$154,280	\$165,270	\$176,330
	2	\$66,895	\$80,325	\$93,670	\$107,015	\$120,445	\$133,790	\$147,220	\$160,565	\$173,910	\$187,340	\$200,685	\$214,115
	3	\$78,700	\$94,500	\$110,200	\$125,900	\$141,700	\$157,400	\$173,200	\$188,900	\$204,600	\$220,400	\$236,100	\$251,900
	4	\$90,505	\$108,675	\$126,730	\$144,785	\$162,955	\$181,010	\$199,180	\$217,235	\$235,290	\$253,460	\$271,515	\$289,685

Maximum affordable sales price is based on the following factors:

- \$47,060** Median family income as established by the Department of Housing and Human Concerns (DHHC)
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**HANA**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
4.000%	1	\$81,690	\$98,000	\$114,380	\$130,760	\$147,140	\$163,450	\$179,760	\$196,140	\$212,450	\$228,830	\$245,140	\$261,450	
	2	\$99,195	\$119,000	\$138,890	\$158,780	\$178,670	\$198,475	\$218,280	\$238,170	\$257,975	\$277,865	\$297,670	\$317,475	
	3	\$116,700	\$140,000	\$163,400	\$186,800	\$210,200	\$233,500	\$256,800	\$280,200	\$303,500	\$326,900	\$350,200	\$373,500	
	4	\$134,205	\$161,000	\$187,910	\$214,820	\$241,730	\$268,525	\$295,320	\$322,230	\$349,025	\$375,935	\$402,730	\$429,525	
4.125%	1	\$80,500	\$96,600	\$112,700	\$128,800	\$144,900	\$161,000	\$177,100	\$193,130	\$209,300	\$225,330	\$241,500	\$257,530	
	2	\$97,750	\$117,300	\$136,850	\$156,400	\$175,950	\$195,500	\$215,050	\$234,515	\$254,150	\$273,615	\$293,250	\$312,715	
	3	\$115,000	\$138,000	\$161,000	\$184,000	\$207,000	\$230,000	\$253,000	\$275,900	\$299,000	\$321,900	\$345,000	\$367,900	
	4	\$132,250	\$158,700	\$185,150	\$211,600	\$238,050	\$264,500	\$290,950	\$317,285	\$343,850	\$370,185	\$396,750	\$423,085	
4.250%	1	\$79,310	\$95,130	\$111,020	\$126,910	\$142,730	\$158,550	\$174,440	\$190,330	\$206,220	\$222,040	\$237,860	\$253,750	
	2	\$96,305	\$115,515	\$134,810	\$154,105	\$173,315	\$192,525	\$211,820	\$231,115	\$250,410	\$269,620	\$288,830	\$308,125	
	3	\$113,300	\$135,900	\$158,600	\$181,300	\$203,900	\$226,500	\$249,200	\$271,900	\$294,600	\$317,200	\$339,800	\$362,500	
	4	\$130,295	\$156,285	\$182,390	\$208,495	\$234,485	\$260,475	\$286,580	\$312,685	\$338,790	\$364,780	\$390,770	\$416,875	
4.375%	1	\$78,120	\$93,730	\$109,340	\$125,020	\$140,630	\$156,240	\$171,850	\$187,460	\$203,210	\$218,820	\$234,430	\$250,040	
	2	\$94,860	\$113,815	\$132,770	\$151,810	\$170,765	\$189,720	\$208,675	\$227,630	\$246,755	\$265,710	\$284,665	\$303,620	
	3	\$111,600	\$133,900	\$156,200	\$178,600	\$200,900	\$223,200	\$245,500	\$267,800	\$290,300	\$312,600	\$334,900	\$357,200	
	4	\$128,340	\$153,985	\$179,630	\$205,390	\$231,035	\$256,680	\$282,325	\$307,970	\$333,845	\$359,490	\$385,135	\$410,780	
4.500%	1	\$77,000	\$92,330	\$107,800	\$123,200	\$138,600	\$154,000	\$169,400	\$184,800	\$200,130	\$215,600	\$230,930	\$246,400	
	2	\$93,500	\$112,115	\$130,900	\$149,600	\$168,300	\$187,000	\$205,700	\$224,400	\$243,015	\$261,800	\$280,415	\$299,200	
	3	\$110,000	\$131,900	\$154,000	\$176,000	\$198,000	\$220,000	\$242,000	\$264,000	\$285,900	\$308,000	\$329,900	\$352,000	
	4	\$126,500	\$151,685	\$177,100	\$202,400	\$227,700	\$253,000	\$278,300	\$303,600	\$328,785	\$354,200	\$379,385	\$404,800	
4.625%	1	\$75,880	\$91,070	\$106,190	\$121,380	\$136,570	\$151,760	\$166,950	\$182,070	\$197,260	\$212,450	\$227,640	\$242,830	
	2	\$92,140	\$110,585	\$128,945	\$147,390	\$165,835	\$184,280	\$202,725	\$221,085	\$239,530	\$257,975	\$276,420	\$294,865	
	3	\$108,400	\$130,100	\$151,700	\$173,400	\$195,100	\$216,800	\$238,500	\$260,100	\$281,800	\$303,500	\$325,200	\$346,900	
	4	\$124,660	\$149,615	\$174,455	\$199,410	\$224,365	\$249,320	\$274,275	\$299,115	\$324,070	\$349,025	\$373,980	\$398,935	
4.750%	1	\$74,760	\$89,740	\$104,720	\$119,630	\$134,610	\$149,590	\$164,500	\$179,480	\$194,390	\$209,440	\$224,350	\$239,260	
	2	\$90,780	\$108,970	\$127,160	\$145,265	\$163,455	\$181,645	\$199,750	\$217,940	\$236,045	\$254,320	\$272,425	\$290,530	
	3	\$106,800	\$128,200	\$149,600	\$170,900	\$192,300	\$213,700	\$235,000	\$256,400	\$277,700	\$299,200	\$320,500	\$341,800	
	4	\$122,820	\$147,430	\$172,040	\$196,535	\$221,145	\$245,755	\$270,250	\$294,860	\$319,355	\$344,080	\$368,575	\$393,070	
4.875%	1	\$73,710	\$88,480	\$103,180	\$117,950	\$132,650	\$147,420	\$162,190	\$176,890	\$191,660	\$206,360	\$221,130	\$235,900	
	2	\$89,505	\$107,440	\$125,290	\$143,225	\$161,075	\$179,010	\$196,945	\$214,795	\$232,730	\$250,580	\$268,515	\$286,450	
	3	\$105,300	\$126,400	\$147,400	\$168,500	\$189,500	\$210,600	\$231,700	\$252,700	\$273,800	\$294,800	\$315,900	\$337,000	
	4	\$121,095	\$145,360	\$169,510	\$193,775	\$217,925	\$242,190	\$266,455	\$290,605	\$314,870	\$339,020	\$363,285	\$387,550	
5.000%	1	\$72,660	\$87,220	\$101,780	\$116,270	\$130,760	\$145,320	\$159,880	\$174,370	\$188,930	\$203,490	\$217,980	\$232,540	
	2	\$88,230	\$105,910	\$123,590	\$141,185	\$158,780	\$176,460	\$194,140	\$211,735	\$229,415	\$247,095	\$264,690	\$282,370	
	3	\$103,800	\$124,600	\$145,400	\$166,100	\$186,800	\$207,600	\$228,400	\$249,100	\$269,900	\$290,700	\$311,400	\$332,200	
	4	\$119,370	\$143,290	\$167,210	\$191,015	\$214,820	\$238,740	\$262,660	\$286,465	\$310,385	\$334,305	\$358,110	\$382,030	
5.125%	1	\$71,610	\$86,030	\$100,310	\$114,660	\$128,940	\$143,290	\$157,640	\$171,920	\$186,270	\$200,620	\$214,970	\$229,250	
	2	\$86,955	\$104,465	\$121,805	\$139,230	\$156,570	\$173,995	\$191,420	\$208,760	\$226,185	\$243,610	\$261,035	\$278,375	
	3	\$102,300	\$122,900	\$143,300	\$163,800	\$184,200	\$204,700	\$225,200	\$245,600	\$266,100	\$286,600	\$307,100	\$327,500	
	4	\$117,645	\$141,335	\$164,795	\$188,370	\$211,830	\$235,405	\$258,980	\$282,440	\$306,015	\$329,590	\$353,165	\$376,625	
5.250%	1	\$70,630	\$84,770	\$98,910	\$113,050	\$127,120	\$141,330	\$155,400	\$169,540	\$183,680	\$197,820	\$211,960	\$226,030	
	2	\$85,765	\$102,935	\$120,105	\$137,275	\$154,360	\$171,615	\$188,700	\$205,870	\$223,040	\$240,210	\$257,380	\$274,465	
	3	\$100,900	\$121,100	\$141,300	\$161,500	\$181,600	\$201,900	\$222,000	\$242,200	\$262,400	\$282,600	\$302,800	\$322,900	
	4	\$116,035	\$139,265	\$162,495	\$185,725	\$208,840	\$232,185	\$255,300	\$278,530	\$301,760	\$324,990	\$348,220	\$371,335	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

2016  
 AFFORDABLE SALES PRICE GUIDELINES

**HANA**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$23,530	\$28,236	\$32,942	\$37,648	\$42,354	\$47,060	\$51,766	\$56,472	\$61,178	\$65,884	\$70,590	\$75,296	
5.375%	1	\$69,650	\$83,580	\$97,510	\$111,440	\$125,370	\$139,370	\$153,300	\$167,230	\$181,160	\$195,020	\$208,950	\$222,950	
	2	\$84,575	\$101,490	\$118,405	\$135,320	\$152,235	\$169,235	\$186,150	\$203,065	\$219,980	\$236,810	\$253,725	\$270,725	
	3	\$99,500	\$119,400	\$139,300	\$159,200	\$179,100	\$199,100	\$219,000	\$238,900	\$258,800	\$278,600	\$298,500	\$318,500	
	4	\$114,425	\$137,310	\$160,195	\$183,080	\$205,965	\$228,965	\$251,850	\$274,735	\$297,620	\$320,390	\$343,275	\$366,275	
5.500%	1	\$68,740	\$82,460	\$96,180	\$109,970	\$123,690	\$137,410	\$151,130	\$164,850	\$178,640	\$192,430	\$206,150	\$219,870	
	2	\$83,470	\$100,130	\$116,790	\$133,535	\$150,195	\$166,855	\$183,515	\$200,175	\$216,920	\$233,665	\$250,325	\$266,985	
	3	\$98,200	\$117,800	\$137,400	\$157,100	\$176,700	\$196,300	\$215,900	\$235,500	\$255,200	\$274,900	\$294,500	\$314,100	
	4	\$112,930	\$135,470	\$158,010	\$180,665	\$203,205	\$225,745	\$248,285	\$270,825	\$293,480	\$316,135	\$338,675	\$361,215	
5.625%	1	\$67,760	\$81,340	\$94,850	\$108,430	\$121,940	\$135,520	\$149,030	\$162,680	\$176,190	\$189,770	\$203,280	\$216,860	
	2	\$82,280	\$98,770	\$115,175	\$131,665	\$148,070	\$164,560	\$180,965	\$197,540	\$213,945	\$230,435	\$246,840	\$263,330	
	3	\$96,800	\$116,200	\$135,500	\$154,900	\$174,200	\$193,600	\$212,900	\$232,400	\$251,700	\$271,100	\$290,400	\$309,800	
	4	\$111,320	\$133,630	\$155,825	\$178,135	\$200,330	\$222,640	\$244,835	\$267,260	\$289,455	\$311,765	\$333,960	\$356,270	
5.750%	1	\$66,850	\$80,220	\$93,590	\$106,960	\$120,330	\$133,700	\$147,070	\$160,440	\$173,810	\$187,180	\$200,550	\$213,920	
	2	\$81,175	\$97,410	\$113,645	\$129,880	\$146,115	\$162,350	\$178,585	\$194,820	\$211,055	\$227,290	\$243,525	\$259,760	
	3	\$95,500	\$114,600	\$133,700	\$152,800	\$171,900	\$191,000	\$210,100	\$229,200	\$248,300	\$267,400	\$286,500	\$305,600	
	4	\$109,825	\$131,790	\$153,755	\$175,720	\$197,685	\$219,650	\$241,615	\$263,580	\$285,545	\$307,510	\$329,475	\$351,440	
5.875%	1	\$65,940	\$79,100	\$92,330	\$105,560	\$118,720	\$131,950	\$145,110	\$158,270	\$171,500	\$184,660	\$197,820	\$211,050	
	2	\$80,070	\$96,050	\$112,115	\$128,180	\$144,160	\$160,225	\$176,205	\$192,185	\$208,250	\$224,230	\$240,210	\$256,275	
	3	\$94,200	\$113,000	\$131,900	\$150,800	\$169,600	\$188,500	\$207,300	\$226,100	\$245,000	\$263,800	\$282,600	\$301,500	
	4	\$108,330	\$129,950	\$151,685	\$173,420	\$195,040	\$216,775	\$238,395	\$260,015	\$281,750	\$303,370	\$324,990	\$346,725	
6.000%	1	\$65,100	\$78,050	\$91,070	\$104,090	\$117,110	\$130,130	\$143,150	\$156,170	\$169,190	\$182,210	\$195,160	\$208,250	
	2	\$79,050	\$94,775	\$110,585	\$126,395	\$142,205	\$158,015	\$173,825	\$189,635	\$205,445	\$221,255	\$236,980	\$252,875	
	3	\$93,000	\$111,500	\$130,100	\$148,700	\$167,300	\$185,900	\$204,500	\$223,100	\$241,700	\$260,300	\$278,800	\$297,500	
	4	\$106,950	\$128,225	\$149,615	\$171,005	\$192,395	\$213,785	\$235,175	\$256,565	\$277,955	\$299,345	\$320,620	\$342,125	
6.125%	1	\$64,190	\$77,070	\$89,880	\$102,760	\$115,570	\$128,380	\$141,260	\$154,070	\$166,950	\$179,760	\$192,570	\$205,450	
	2	\$77,945	\$93,585	\$109,140	\$124,780	\$140,335	\$155,890	\$171,530	\$187,085	\$202,725	\$218,280	\$233,835	\$249,475	
	3	\$91,700	\$110,100	\$128,400	\$146,800	\$165,100	\$183,400	\$201,800	\$220,100	\$238,500	\$256,800	\$275,100	\$293,500	
	4	\$105,455	\$126,615	\$147,660	\$168,820	\$189,865	\$210,910	\$232,070	\$253,115	\$274,275	\$295,320	\$316,365	\$337,525	
6.250%	1	\$63,350	\$76,020	\$88,690	\$101,360	\$114,030	\$126,700	\$139,370	\$152,110	\$164,780	\$177,380	\$190,050	\$202,720	
	2	\$76,925	\$92,310	\$107,695	\$123,080	\$138,465	\$153,850	\$169,235	\$184,705	\$200,090	\$215,390	\$230,775	\$246,160	
	3	\$90,500	\$108,600	\$126,700	\$144,800	\$162,900	\$181,000	\$199,100	\$217,300	\$235,400	\$253,400	\$271,500	\$289,600	
	4	\$104,075	\$124,890	\$145,705	\$166,520	\$187,335	\$208,150	\$228,965	\$249,895	\$270,710	\$291,410	\$312,225	\$333,040	
6.375%	1	\$62,580	\$75,040	\$87,570	\$100,030	\$112,560	\$125,090	\$137,620	\$150,080	\$162,610	\$175,070	\$187,600	\$200,060	
	2	\$75,990	\$91,120	\$106,335	\$121,465	\$136,680	\$151,895	\$167,110	\$182,240	\$197,455	\$212,585	\$227,800	\$242,930	
	3	\$89,400	\$107,200	\$125,100	\$142,900	\$160,800	\$178,700	\$196,600	\$214,400	\$232,300	\$250,100	\$268,000	\$285,800	
	4	\$102,810	\$123,280	\$143,865	\$164,335	\$184,920	\$205,505	\$226,090	\$246,560	\$267,145	\$287,615	\$308,200	\$328,670	
6.500%	1	\$61,740	\$74,060	\$86,450	\$98,700	\$111,090	\$123,410	\$135,800	\$148,120	\$160,440	\$172,830	\$185,150	\$197,540	
	2	\$74,970	\$89,930	\$104,975	\$119,850	\$134,895	\$149,855	\$164,900	\$179,860	\$194,820	\$209,865	\$224,825	\$239,870	
	3	\$88,200	\$105,800	\$123,500	\$141,000	\$158,700	\$176,300	\$194,000	\$211,600	\$229,200	\$246,900	\$264,500	\$282,200	
	4	\$101,430	\$121,670	\$142,025	\$162,150	\$182,505	\$202,745	\$223,100	\$243,340	\$263,580	\$283,935	\$304,175	\$324,530	
6.625%	1	\$60,900	\$73,080	\$85,330	\$97,440	\$109,690	\$121,870	\$134,050	\$146,230	\$158,410	\$170,590	\$182,770	\$195,020	
	2	\$73,950	\$88,740	\$103,615	\$118,320	\$133,195	\$147,985	\$162,775	\$177,565	\$192,355	\$207,145	\$221,935	\$236,810	
	3	\$87,000	\$104,400	\$121,900	\$139,200	\$156,700	\$174,100	\$191,500	\$208,900	\$226,300	\$243,700	\$261,100	\$278,600	
	4	\$100,050	\$120,060	\$140,185	\$160,080	\$180,205	\$200,215	\$220,225	\$240,235	\$260,245	\$280,255	\$300,265	\$320,390	





Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**

**HANA**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$23,530	\$28,236	\$32,942	\$37,648	\$42,354	\$47,060	\$51,766	\$56,472	\$61,178	\$65,884	\$70,590	\$75,296	
6.750%	1	\$60,200	\$72,170	\$84,210	\$96,250	\$108,220	\$120,260	\$132,300	\$144,340	\$156,380	\$168,420	\$180,460	\$192,500	
	2	\$73,100	\$87,635	\$102,255	\$116,875	\$131,410	\$146,030	\$160,650	\$175,270	\$189,890	\$204,510	\$219,130	\$233,750	
	3	\$86,000	\$103,100	\$120,300	\$137,500	\$154,600	\$171,800	\$189,000	\$206,200	\$223,400	\$240,600	\$257,800	\$275,000	
	4	\$98,900	\$118,565	\$138,345	\$158,125	\$177,790	\$197,570	\$217,350	\$237,130	\$256,910	\$276,690	\$296,470	\$316,250	
6.875%	1	\$59,430	\$71,260	\$83,160	\$94,990	\$106,890	\$118,790	\$130,690	\$142,520	\$154,420	\$166,250	\$178,150	\$189,980	
	2	\$72,165	\$86,530	\$100,980	\$115,345	\$129,795	\$144,245	\$158,695	\$173,060	\$187,510	\$201,875	\$216,325	\$230,690	
	3	\$84,900	\$101,800	\$118,800	\$135,700	\$152,700	\$169,700	\$186,700	\$203,600	\$220,600	\$237,500	\$254,500	\$271,400	
	4	\$97,635	\$117,070	\$136,620	\$156,055	\$175,605	\$195,155	\$214,705	\$234,140	\$253,690	\$273,125	\$292,675	\$312,110	
7.000%	1	\$58,660	\$70,350	\$82,110	\$93,800	\$105,560	\$117,250	\$129,010	\$140,770	\$152,460	\$164,150	\$175,910	\$187,600	
	2	\$71,230	\$85,425	\$99,705	\$113,900	\$128,180	\$142,375	\$156,655	\$170,935	\$185,130	\$199,325	\$213,605	\$227,800	
	3	\$83,800	\$100,500	\$117,300	\$134,000	\$150,800	\$167,500	\$184,300	\$201,100	\$217,800	\$234,500	\$251,300	\$268,000	
	4	\$96,370	\$115,575	\$134,895	\$154,100	\$173,420	\$192,625	\$211,945	\$231,265	\$250,470	\$269,675	\$288,995	\$308,200	
7.125%	1	\$57,890	\$69,510	\$81,060	\$92,680	\$104,230	\$115,780	\$127,400	\$138,950	\$150,570	\$162,120	\$173,670	\$185,290	
	2	\$70,295	\$84,405	\$98,430	\$112,540	\$126,565	\$140,590	\$154,700	\$168,725	\$182,835	\$196,860	\$210,885	\$224,995	
	3	\$82,700	\$99,300	\$115,800	\$132,400	\$148,900	\$165,400	\$182,000	\$198,500	\$215,100	\$231,600	\$248,100	\$264,700	
	4	\$95,105	\$114,195	\$133,170	\$152,260	\$171,235	\$190,210	\$209,300	\$228,275	\$247,365	\$266,340	\$285,315	\$304,405	
7.250%	1	\$57,190	\$68,600	\$80,080	\$91,490	\$102,970	\$114,380	\$125,790	\$137,200	\$148,680	\$160,160	\$171,570	\$183,050	
	2	\$69,445	\$83,300	\$97,240	\$111,095	\$125,035	\$138,890	\$152,745	\$166,600	\$180,540	\$194,480	\$208,335	\$222,275	
	3	\$81,700	\$98,000	\$114,400	\$130,700	\$147,100	\$163,400	\$179,700	\$196,000	\$212,400	\$228,800	\$245,100	\$261,500	
	4	\$93,955	\$112,700	\$131,560	\$150,305	\$169,165	\$187,910	\$206,655	\$225,400	\$244,260	\$263,120	\$281,865	\$300,725	
7.375%	1	\$56,490	\$67,760	\$79,100	\$90,370	\$101,710	\$112,980	\$124,250	\$135,590	\$146,860	\$158,130	\$169,470	\$180,740	
	2	\$68,595	\$82,280	\$96,050	\$109,735	\$123,505	\$137,190	\$150,875	\$164,645	\$178,330	\$192,015	\$205,785	\$219,470	
	3	\$80,700	\$96,800	\$113,000	\$129,100	\$145,300	\$161,400	\$177,500	\$193,700	\$209,800	\$225,900	\$242,100	\$258,200	
	4	\$92,805	\$111,320	\$129,950	\$148,465	\$167,095	\$185,610	\$204,125	\$222,755	\$241,270	\$259,785	\$278,415	\$296,930	
7.500%	1	\$55,790	\$66,990	\$78,120	\$89,250	\$100,450	\$111,580	\$122,710	\$133,910	\$145,110	\$156,240	\$167,370	\$178,570	
	2	\$67,745	\$81,345	\$94,860	\$108,375	\$121,975	\$135,490	\$149,005	\$162,605	\$176,205	\$189,720	\$203,235	\$216,835	
	3	\$79,700	\$95,700	\$111,600	\$127,500	\$143,500	\$159,400	\$175,300	\$191,300	\$207,300	\$223,200	\$239,100	\$255,100	
	4	\$91,655	\$110,055	\$128,340	\$146,625	\$165,025	\$183,310	\$201,595	\$219,995	\$238,395	\$256,680	\$274,965	\$293,365	
7.625%	1	\$55,160	\$66,150	\$77,210	\$88,200	\$99,260	\$110,250	\$121,310	\$132,300	\$143,360	\$154,350	\$165,410	\$176,400	
	2	\$66,980	\$80,325	\$93,755	\$107,100	\$120,530	\$133,875	\$147,305	\$160,650	\$174,080	\$187,425	\$200,855	\$214,200	
	3	\$78,800	\$94,500	\$110,300	\$126,000	\$141,800	\$157,500	\$173,300	\$189,000	\$204,800	\$220,500	\$236,300	\$252,000	
	4	\$90,620	\$108,675	\$126,845	\$144,900	\$163,070	\$181,125	\$199,295	\$217,350	\$235,520	\$253,575	\$271,745	\$289,800	
7.750%	1	\$54,460	\$65,310	\$76,230	\$87,150	\$98,000	\$108,920	\$119,840	\$130,690	\$141,540	\$152,460	\$163,380	\$174,230	
	2	\$66,130	\$79,305	\$92,565	\$105,825	\$119,000	\$132,260	\$145,520	\$158,695	\$171,870	\$185,130	\$198,390	\$211,565	
	3	\$77,800	\$93,300	\$108,900	\$124,500	\$140,000	\$155,600	\$171,200	\$186,700	\$202,200	\$217,800	\$233,400	\$248,900	
	4	\$89,470	\$107,295	\$125,235	\$143,175	\$161,000	\$178,940	\$196,880	\$214,705	\$232,530	\$250,470	\$268,410	\$286,235	
7.875%	1	\$53,830	\$64,610	\$75,320	\$86,030	\$96,810	\$107,590	\$118,370	\$129,150	\$139,860	\$150,640	\$161,420	\$172,200	
	2	\$65,365	\$78,455	\$91,460	\$104,465	\$117,555	\$130,645	\$143,735	\$156,825	\$169,830	\$182,920	\$196,010	\$209,100	
	3	\$76,900	\$92,300	\$107,600	\$122,900	\$138,300	\$153,700	\$169,100	\$184,500	\$199,800	\$215,200	\$230,600	\$246,000	
	4	\$88,435	\$106,145	\$123,740	\$141,335	\$159,045	\$176,755	\$194,465	\$212,175	\$229,770	\$247,480	\$265,190	\$282,900	
8.000%	1	\$53,200	\$63,840	\$74,410	\$85,050	\$95,690	\$106,330	\$116,970	\$127,610	\$138,250	\$148,890	\$159,530	\$170,100	
	2	\$64,600	\$77,520	\$90,355	\$103,275	\$116,195	\$129,115	\$142,035	\$154,955	\$167,875	\$180,795	\$193,715	\$206,550	
	3	\$76,000	\$91,200	\$106,300	\$121,500	\$136,700	\$151,900	\$167,100	\$182,300	\$197,500	\$212,700	\$227,900	\$243,000	
	4	\$87,400	\$104,880	\$122,245	\$139,725	\$157,205	\$174,685	\$192,165	\$209,645	\$227,125	\$244,605	\$262,085	\$279,450	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**HANA**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
8.125%	1	\$23,530	\$28,236	\$32,942	\$37,648	\$42,354	\$47,060	\$51,766	\$56,472	\$61,178	\$65,884	\$70,590	\$75,296	
	2	\$52,570	\$63,070	\$73,570	\$84,070	\$94,570	\$105,070	\$115,640	\$126,070	\$136,570	\$147,140	\$157,640	\$168,140	
	3	\$63,835	\$76,585	\$89,335	\$102,085	\$114,835	\$127,585	\$140,420	\$153,085	\$165,835	\$178,670	\$191,420	\$204,170	
	4	\$75,100	\$90,100	\$105,100	\$120,100	\$135,100	\$150,100	\$165,200	\$180,100	\$195,100	\$210,200	\$225,200	\$240,200	
8.250%	1	\$86,365	\$103,615	\$120,865	\$138,115	\$155,365	\$172,615	\$189,980	\$207,115	\$224,365	\$241,730	\$258,980	\$276,230	
	2	\$51,940	\$62,300	\$72,730	\$83,090	\$93,520	\$103,810	\$114,240	\$124,600	\$135,030	\$145,390	\$155,820	\$166,180	
	3	\$63,070	\$75,650	\$88,315	\$100,895	\$113,560	\$126,055	\$138,720	\$151,300	\$163,965	\$176,545	\$189,210	\$201,790	
	4	\$74,200	\$89,000	\$103,900	\$118,700	\$133,600	\$148,300	\$163,200	\$178,000	\$192,900	\$207,700	\$222,600	\$237,400	
8.375%	1	\$85,330	\$102,350	\$119,485	\$136,505	\$153,640	\$170,545	\$187,680	\$204,700	\$221,835	\$238,855	\$255,990	\$273,010	
	2	\$51,380	\$61,600	\$71,890	\$82,110	\$92,330	\$102,620	\$112,910	\$123,200	\$133,420	\$143,710	\$154,000	\$164,220	
	3	\$62,390	\$74,800	\$87,295	\$99,705	\$112,115	\$124,610	\$137,105	\$149,600	\$162,010	\$174,505	\$187,000	\$199,410	
	4	\$73,400	\$88,000	\$102,700	\$117,300	\$131,900	\$146,600	\$161,300	\$176,000	\$190,600	\$205,300	\$220,000	\$234,600	
8.500%	1	\$84,410	\$101,200	\$118,105	\$135,010	\$151,915	\$168,820	\$185,725	\$202,630	\$219,535	\$236,440	\$253,345	\$270,250	
	2	\$50,750	\$60,830	\$70,980	\$81,130	\$91,350	\$101,500	\$111,650	\$121,800	\$131,950	\$142,100	\$152,180	\$162,330	
	3	\$61,625	\$73,865	\$86,190	\$98,515	\$110,925	\$123,250	\$135,575	\$147,900	\$160,225	\$172,550	\$184,790	\$197,115	
	4	\$72,500	\$86,900	\$101,400	\$115,900	\$130,500	\$145,000	\$159,500	\$174,000	\$188,500	\$203,000	\$217,400	\$231,900	
8.625%	1	\$83,375	\$99,935	\$116,610	\$133,285	\$150,075	\$166,750	\$183,425	\$200,100	\$216,775	\$233,450	\$250,100	\$266,685	
	2	\$50,120	\$60,200	\$70,280	\$80,290	\$90,300	\$100,310	\$110,320	\$120,400	\$130,410	\$140,420	\$150,430	\$160,510	
	3	\$60,860	\$73,100	\$85,340	\$97,495	\$109,650	\$121,805	\$133,960	\$146,200	\$158,355	\$170,510	\$182,665	\$194,905	
	4	\$71,600	\$86,000	\$100,400	\$114,700	\$129,000	\$143,300	\$157,600	\$172,000	\$186,300	\$200,600	\$214,900	\$229,300	
8.750%	1	\$82,340	\$98,900	\$115,460	\$131,905	\$148,350	\$164,795	\$181,240	\$197,800	\$214,245	\$230,690	\$247,135	\$263,695	
	2	\$49,560	\$59,570	\$69,440	\$79,310	\$89,250	\$99,190	\$109,130	\$119,000	\$128,870	\$138,880	\$148,750	\$158,690	
	3	\$60,180	\$72,335	\$84,320	\$96,305	\$108,375	\$120,445	\$132,515	\$144,500	\$156,485	\$168,640	\$180,625	\$192,695	
	4	\$70,800	\$85,100	\$99,200	\$113,300	\$127,500	\$141,700	\$155,900	\$170,000	\$184,100	\$198,400	\$212,500	\$226,700	
		\$81,420	\$97,865	\$114,080	\$130,295	\$146,625	\$162,955	\$179,285	\$195,500	\$211,715	\$228,160	\$244,375	\$260,705	

Maximum affordable sales price is based on the following factors:

- \$47,060** Median family income as established by the Department of Housing and Human Concerns (DHHC)
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
**INCOME LIMITS & AFFORDABLE RENT GUIDELINES**  
**HANA**

### INCOME LIMITS FOR RENTAL UNITS (BY FAMILY SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
	0.7	0.8	0.9	1.0	1.08	1.16	1.24	1.32
10%	\$3,290	\$3,760	\$4,240	\$4,710	\$5,080	\$5,460	\$5,840	\$6,210
20%	\$6,590	\$7,530	\$8,470	\$9,410	\$10,160	\$10,920	\$11,670	\$12,420
30%	\$9,880	\$11,290	\$12,710	\$14,120	\$15,250	\$16,380	\$17,510	\$18,640
40%	\$13,180	\$15,060	\$16,940	\$18,820	\$20,330	\$21,840	\$23,340	\$24,850
50%	\$16,470	\$18,820	\$21,180	\$23,530	\$25,410	\$27,290	\$29,180	\$31,060
60%	\$19,770	\$22,590	\$25,410	\$28,240	\$30,490	\$32,750	\$35,010	\$37,270
70%	\$23,060	\$26,350	\$29,650	\$32,940	\$35,580	\$38,210	\$40,850	\$43,480
80%	\$26,350	\$30,120	\$33,880	\$37,650	\$40,660	\$43,670	\$46,680	\$49,700
90%	\$29,650	\$33,880	\$38,120	\$42,350	\$45,740	\$49,130	\$52,520	\$55,910
100%	\$32,940	\$37,650	\$42,350	\$47,060	\$50,820	\$54,590	\$58,350	\$62,120
110%	\$36,240	\$41,410	\$46,590	\$51,770	\$55,910	\$60,050	\$64,190	\$68,330
120%	\$39,530	\$45,180	\$50,820	\$56,470	\$60,990	\$65,510	\$70,030	\$74,540
130%	\$42,820	\$48,940	\$55,060	\$61,180	\$66,070	\$70,970	\$75,860	\$80,750
140%	\$46,120	\$52,710	\$59,300	\$65,880	\$71,150	\$76,430	\$81,700	\$86,970

### AFFORDABLE RENT GUIDELINES (BY UNIT SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	UNIT SIZE (NO. OF BEDROOMS)					
	0	1	2	3	4	5
10%	\$82	\$88	\$106	\$122	\$137	\$151
20%	\$165	\$177	\$212	\$245	\$273	\$301
30%	\$247	\$265	\$318	\$367	\$410	\$452
40%	\$330	\$353	\$424	\$489	\$546	\$602
50%	\$412	\$441	\$530	\$612	\$682	\$753
60%	\$494	\$530	\$635	\$734	\$819	\$904
70%	\$577	\$618	\$741	\$857	\$955	\$1,054
80%	\$659	\$706	\$847	\$979	\$1,092	\$1,205
90%	\$741	\$794	\$953	\$1,101	\$1,228	\$1,355
100%	\$824	\$882	\$1,059	\$1,224	\$1,365	\$1,506
110%	\$906	\$971	\$1,165	\$1,346	\$1,501	\$1,657
120%	\$988	\$1,059	\$1,271	\$1,468	\$1,638	\$1,807
130%	\$1,071	\$1,147	\$1,377	\$1,591	\$1,774	\$1,958
140%	\$1,153	\$1,235	\$1,483	\$1,713	\$1,911	\$2,108

Note: Affordable rents are based on 30% of gross monthly income. Affordable rents include utilities.



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**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
AFFORDABLE SALES PRICE GUIDELINES

# LANA'I

## METHODOLOGY

For Calculating Median Family Income

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Factors used in calculation:

HUD's 2016 median family income for the County of Maui	\$81,500
American Community Survey 5-Year Estimate 2010 - 2014 median family income for Lanai'i (from the Hawaii State Data Center)	\$53,684
Est. 2016 Lanai'i median family income (Rounded to the nearest \$10)	<b>\$53,680</b>





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**AFFORDABLE SALES PRICE GUIDELINES**  
**LANA'I**  
**SINGLE FAMILY**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$26,840	\$32,208	\$37,576	\$42,944	\$48,312	\$53,680	\$59,048	\$64,416	\$69,784	\$75,152	\$80,520	\$85,888	
4.000%	1	\$103,530	\$124,250	\$144,970	\$165,690	\$186,410	\$207,130	\$227,850	\$248,570	\$269,290	\$289,940	\$310,660	\$331,380	
	2	\$125,715	\$150,875	\$176,035	\$201,195	\$226,355	\$251,515	\$276,675	\$301,835	\$326,995	\$352,070	\$377,230	\$402,390	
	3	\$147,900	\$177,500	\$207,100	\$236,700	\$266,300	\$295,900	\$325,500	\$355,100	\$384,700	\$414,200	\$443,800	\$473,400	
	4	\$170,085	\$204,125	\$238,165	\$272,205	\$306,245	\$340,285	\$374,325	\$408,365	\$442,405	\$476,330	\$510,370	\$544,410	
4.125%	1	\$101,990	\$122,430	\$142,800	\$163,240	\$183,610	\$204,050	\$224,420	\$244,860	\$265,230	\$285,670	\$306,040	\$326,480	
	2	\$123,845	\$148,665	\$173,400	\$198,220	\$222,955	\$247,775	\$272,510	\$297,330	\$322,065	\$346,885	\$371,620	\$396,440	
	3	\$145,700	\$174,900	\$204,000	\$233,200	\$262,300	\$291,500	\$320,600	\$349,800	\$378,900	\$408,100	\$437,200	\$466,400	
	4	\$167,555	\$201,135	\$234,600	\$268,180	\$301,645	\$335,225	\$368,690	\$402,270	\$435,735	\$469,315	\$502,780	\$536,360	
4.250%	1	\$100,520	\$120,610	\$140,700	\$160,790	\$180,880	\$201,040	\$221,130	\$241,220	\$261,310	\$281,400	\$301,490	\$321,580	
	2	\$122,060	\$146,455	\$170,850	\$195,245	\$219,640	\$244,120	\$268,515	\$292,910	\$317,305	\$341,700	\$366,095	\$390,490	
	3	\$143,600	\$172,300	\$201,000	\$229,700	\$258,400	\$287,200	\$315,900	\$344,600	\$373,300	\$402,000	\$430,700	\$459,400	
	4	\$165,140	\$198,145	\$231,150	\$264,155	\$297,160	\$330,280	\$363,285	\$396,290	\$429,295	\$462,300	\$495,305	\$528,310	
4.375%	1	\$99,050	\$118,860	\$138,670	\$158,410	\$178,220	\$198,030	\$217,840	\$237,650	\$257,460	\$277,270	\$297,080	\$316,890	
	2	\$120,275	\$144,330	\$168,385	\$192,355	\$216,410	\$240,465	\$264,520	\$288,575	\$312,630	\$336,685	\$360,740	\$384,795	
	3	\$141,500	\$169,800	\$198,100	\$226,300	\$254,600	\$282,900	\$311,200	\$339,500	\$367,800	\$396,100	\$424,400	\$452,700	
	4	\$162,725	\$195,270	\$227,815	\$260,245	\$292,790	\$325,335	\$357,880	\$390,425	\$422,970	\$455,515	\$488,060	\$520,605	
4.500%	1	\$97,580	\$117,110	\$136,640	\$156,100	\$175,630	\$195,160	\$214,690	\$234,220	\$253,680	\$273,210	\$292,740	\$312,270	
	2	\$118,490	\$142,205	\$165,920	\$189,550	\$213,265	\$236,980	\$260,695	\$284,410	\$308,040	\$331,755	\$355,470	\$379,185	
	3	\$139,400	\$167,300	\$195,200	\$223,000	\$250,900	\$278,800	\$306,700	\$334,600	\$362,400	\$390,300	\$418,200	\$446,100	
	4	\$160,310	\$192,395	\$224,480	\$256,450	\$288,535	\$320,620	\$352,705	\$384,790	\$416,760	\$448,845	\$480,930	\$513,015	
4.625%	1	\$96,180	\$115,430	\$134,610	\$153,860	\$173,110	\$192,360	\$211,540	\$230,790	\$250,040	\$269,290	\$288,470	\$307,720	
	2	\$116,790	\$140,165	\$163,455	\$186,830	\$210,205	\$233,580	\$256,870	\$280,245	\$303,620	\$326,995	\$350,285	\$373,660	
	3	\$137,400	\$164,900	\$192,300	\$219,800	\$247,300	\$274,800	\$302,200	\$329,700	\$357,200	\$384,700	\$412,100	\$439,600	
	4	\$158,010	\$189,635	\$221,145	\$252,770	\$284,395	\$316,020	\$347,530	\$379,155	\$410,780	\$442,405	\$473,915	\$505,540	
4.750%	1	\$94,780	\$113,750	\$132,720	\$151,620	\$170,590	\$189,560	\$208,530	\$227,500	\$246,400	\$265,370	\$284,340	\$303,310	
	2	\$115,090	\$138,125	\$161,160	\$184,110	\$207,145	\$230,180	\$253,215	\$276,250	\$299,200	\$322,235	\$345,270	\$368,305	
	3	\$135,400	\$162,500	\$189,600	\$216,600	\$243,700	\$270,800	\$297,900	\$325,000	\$352,000	\$379,100	\$406,200	\$433,300	
	4	\$155,710	\$186,875	\$218,040	\$249,090	\$280,255	\$311,420	\$342,585	\$373,750	\$404,800	\$435,965	\$467,130	\$498,295	
4.875%	1	\$93,450	\$112,140	\$130,830	\$149,450	\$168,140	\$186,830	\$205,520	\$224,210	\$242,900	\$261,590	\$280,280	\$298,970	
	2	\$113,475	\$136,170	\$158,865	\$181,475	\$204,170	\$226,865	\$249,560	\$272,255	\$294,950	\$317,645	\$340,340	\$363,035	
	3	\$133,500	\$160,200	\$186,900	\$213,500	\$240,200	\$266,900	\$293,600	\$320,300	\$347,000	\$373,700	\$400,400	\$427,100	
	4	\$153,525	\$184,230	\$214,935	\$245,525	\$276,230	\$306,935	\$337,640	\$368,345	\$399,050	\$429,755	\$460,460	\$491,165	
5.000%	1	\$92,120	\$110,530	\$128,940	\$147,350	\$165,760	\$184,170	\$202,650	\$221,060	\$239,470	\$257,880	\$276,290	\$294,700	
	2	\$111,860	\$134,215	\$156,570	\$178,925	\$201,280	\$223,635	\$246,075	\$268,430	\$290,785	\$313,140	\$335,495	\$357,850	
	3	\$131,600	\$157,900	\$184,200	\$210,500	\$236,800	\$263,100	\$289,500	\$315,800	\$342,100	\$368,400	\$394,700	\$421,000	
	4	\$151,340	\$181,585	\$211,830	\$242,075	\$272,320	\$302,565	\$332,925	\$363,170	\$393,415	\$423,660	\$453,905	\$484,150	
5.125%	1	\$90,790	\$108,990	\$127,120	\$145,320	\$163,450	\$181,580	\$199,780	\$217,910	\$236,110	\$254,240	\$272,440	\$290,570	
	2	\$110,245	\$132,345	\$154,360	\$176,460	\$198,475	\$220,490	\$242,590	\$264,605	\$286,705	\$308,720	\$330,820	\$352,835	
	3	\$129,700	\$155,700	\$181,600	\$207,600	\$233,500	\$259,400	\$285,400	\$311,300	\$337,300	\$363,200	\$389,200	\$415,100	
	4	\$149,155	\$179,055	\$208,840	\$238,740	\$268,525	\$298,310	\$328,210	\$357,995	\$387,895	\$417,680	\$447,580	\$477,365	
5.250%	1	\$89,530	\$107,450	\$125,370	\$143,290	\$161,140	\$179,060	\$196,980	\$214,900	\$232,820	\$250,670	\$268,590	\$286,510	
	2	\$108,715	\$130,475	\$152,235	\$173,995	\$195,670	\$217,430	\$239,190	\$260,950	\$282,710	\$304,385	\$326,145	\$347,905	
	3	\$127,900	\$153,500	\$179,100	\$204,700	\$230,200	\$255,800	\$281,400	\$307,000	\$332,600	\$358,100	\$383,700	\$409,300	
	4	\$147,085	\$176,525	\$205,965	\$235,405	\$264,730	\$294,170	\$323,610	\$353,050	\$382,490	\$411,815	\$441,255	\$470,695	



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**LANA'I**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
5.375%	1	\$88,270	\$105,980	\$123,620	\$141,260	\$158,900	\$176,610	\$194,250	\$211,890	\$229,530	\$247,240	\$264,880	\$282,520
	2	\$107,185	\$128,690	\$150,110	\$171,530	\$192,950	\$214,455	\$235,875	\$257,295	\$278,715	\$300,220	\$321,640	\$343,060
	3	\$126,100	\$151,400	\$176,600	\$201,800	\$227,000	\$252,300	\$277,500	\$302,700	\$327,900	\$353,200	\$378,400	\$403,600
	4	\$145,015	\$174,110	\$203,090	\$232,070	\$261,050	\$290,145	\$319,125	\$348,105	\$377,085	\$406,180	\$435,160	\$464,140
5.500%	1	\$87,080	\$104,510	\$121,940	\$139,300	\$156,730	\$174,160	\$191,590	\$209,020	\$226,380	\$243,810	\$261,240	\$278,670
	2	\$105,740	\$126,905	\$148,070	\$169,150	\$190,315	\$211,480	\$232,645	\$253,810	\$274,890	\$296,055	\$317,220	\$338,385
	3	\$124,400	\$149,300	\$174,200	\$199,000	\$223,900	\$248,800	\$273,700	\$298,600	\$323,400	\$348,300	\$373,200	\$398,100
	4	\$143,060	\$171,695	\$200,330	\$228,850	\$257,485	\$286,120	\$314,755	\$343,390	\$371,910	\$400,545	\$429,180	\$457,815
5.625%	1	\$85,890	\$103,040	\$120,260	\$137,410	\$154,630	\$171,780	\$188,930	\$206,150	\$223,300	\$240,520	\$257,670	\$274,820
	2	\$104,295	\$125,120	\$146,030	\$166,855	\$187,765	\$208,590	\$229,415	\$250,325	\$271,150	\$292,060	\$312,885	\$333,710
	3	\$122,700	\$147,200	\$171,800	\$196,300	\$220,900	\$245,400	\$269,900	\$294,500	\$319,000	\$343,600	\$368,100	\$392,600
	4	\$141,105	\$169,280	\$197,570	\$225,745	\$254,035	\$282,210	\$310,385	\$338,675	\$366,850	\$395,140	\$423,315	\$451,490
5.750%	1	\$84,700	\$101,640	\$118,580	\$135,590	\$152,530	\$169,470	\$186,410	\$203,350	\$220,290	\$237,230	\$254,170	\$271,110
	2	\$102,850	\$123,420	\$143,990	\$164,645	\$185,215	\$205,785	\$226,355	\$246,925	\$267,495	\$288,065	\$308,635	\$329,205
	3	\$121,000	\$145,200	\$169,400	\$193,700	\$217,900	\$242,100	\$266,300	\$290,500	\$314,700	\$338,900	\$363,100	\$387,300
	4	\$139,150	\$166,980	\$194,810	\$222,755	\$250,585	\$278,415	\$306,245	\$334,075	\$361,905	\$389,735	\$417,565	\$445,395
5.875%	1	\$83,580	\$100,310	\$117,040	\$133,700	\$150,430	\$167,160	\$183,890	\$200,620	\$217,280	\$234,010	\$250,740	\$267,470
	2	\$101,490	\$121,805	\$142,120	\$162,350	\$182,665	\$202,980	\$223,295	\$243,610	\$263,840	\$284,155	\$304,470	\$324,785
	3	\$119,400	\$143,300	\$167,200	\$191,000	\$214,900	\$238,800	\$262,700	\$286,600	\$310,400	\$334,300	\$358,200	\$382,100
	4	\$137,310	\$164,795	\$192,280	\$219,650	\$247,135	\$274,620	\$302,105	\$329,590	\$356,960	\$384,445	\$411,930	\$439,415
6.000%	1	\$82,460	\$98,980	\$115,430	\$131,950	\$148,470	\$164,920	\$181,440	\$197,890	\$214,410	\$230,930	\$247,380	\$263,900
	2	\$100,130	\$120,190	\$140,165	\$160,225	\$180,285	\$200,260	\$220,320	\$240,295	\$260,355	\$280,415	\$300,390	\$320,450
	3	\$117,800	\$141,400	\$164,900	\$188,500	\$212,100	\$235,600	\$259,200	\$282,700	\$306,300	\$329,900	\$353,400	\$377,000
	4	\$135,470	\$162,610	\$189,635	\$216,775	\$243,915	\$270,940	\$298,080	\$325,105	\$352,245	\$379,385	\$406,410	\$433,550
6.125%	1	\$81,340	\$97,650	\$113,890	\$130,200	\$146,440	\$162,750	\$178,990	\$195,300	\$211,540	\$227,850	\$244,090	\$260,400
	2	\$98,770	\$118,575	\$138,295	\$158,100	\$177,820	\$197,625	\$217,345	\$237,150	\$256,870	\$276,675	\$296,395	\$316,200
	3	\$116,200	\$139,500	\$162,700	\$186,000	\$209,200	\$232,500	\$255,700	\$279,000	\$302,200	\$325,500	\$348,700	\$372,000
	4	\$133,630	\$160,425	\$187,105	\$213,900	\$240,580	\$267,375	\$294,055	\$320,850	\$347,530	\$374,325	\$401,005	\$427,800
6.250%	1	\$80,290	\$96,390	\$112,420	\$128,450	\$144,550	\$160,580	\$176,680	\$192,710	\$208,810	\$224,840	\$240,870	\$256,970
	2	\$97,495	\$117,045	\$136,510	\$155,975	\$175,525	\$194,990	\$214,540	\$234,005	\$253,555	\$273,020	\$292,485	\$312,035
	3	\$114,700	\$137,700	\$160,600	\$183,500	\$206,500	\$229,400	\$252,400	\$275,300	\$298,300	\$321,200	\$344,100	\$367,100
	4	\$131,905	\$158,355	\$184,690	\$211,025	\$237,475	\$263,810	\$290,260	\$316,595	\$343,045	\$369,380	\$395,715	\$422,165
6.375%	1	\$79,240	\$95,130	\$110,950	\$126,770	\$142,660	\$158,480	\$174,370	\$190,190	\$206,080	\$221,900	\$237,720	\$253,610
	2	\$96,220	\$115,515	\$134,725	\$153,935	\$173,230	\$192,440	\$211,735	\$230,945	\$250,240	\$269,450	\$288,660	\$307,955
	3	\$113,200	\$135,900	\$158,500	\$181,100	\$203,800	\$226,400	\$249,100	\$271,700	\$294,400	\$317,000	\$339,600	\$362,300
	4	\$130,180	\$156,285	\$182,275	\$208,265	\$234,370	\$260,360	\$286,465	\$312,455	\$338,560	\$364,550	\$390,540	\$416,645
6.500%	1	\$78,190	\$93,870	\$109,480	\$125,160	\$140,770	\$156,450	\$172,060	\$187,740	\$203,350	\$219,030	\$234,640	\$250,320
	2	\$94,945	\$113,985	\$132,940	\$151,980	\$170,935	\$189,975	\$208,930	\$227,970	\$246,925	\$265,965	\$284,920	\$303,960
	3	\$111,700	\$134,100	\$156,400	\$178,800	\$201,100	\$223,500	\$245,800	\$268,200	\$290,500	\$312,900	\$335,200	\$357,600
	4	\$128,455	\$154,215	\$179,860	\$205,620	\$231,265	\$257,025	\$282,670	\$308,430	\$334,075	\$359,835	\$385,480	\$411,240
6.625%	1	\$77,210	\$92,680	\$108,080	\$123,550	\$139,020	\$154,420	\$169,890	\$185,290	\$200,760	\$216,230	\$231,630	\$247,100
	2	\$93,755	\$112,540	\$131,240	\$150,025	\$168,810	\$187,510	\$206,295	\$224,995	\$243,780	\$262,565	\$281,265	\$300,050
	3	\$110,300	\$132,400	\$154,400	\$176,500	\$198,600	\$220,600	\$242,700	\$264,700	\$286,800	\$308,900	\$330,900	\$353,000
	4	\$126,845	\$152,260	\$177,560	\$202,975	\$228,390	\$253,690	\$279,105	\$304,405	\$329,820	\$355,235	\$380,535	\$405,950



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**2016**  
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**LANA'I**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
6.750%	1	\$76,230	\$91,490	\$106,750	\$121,940	\$137,200	\$152,460	\$167,720	\$182,980	\$198,170	\$213,430	\$228,690	\$243,950	
	2	\$92,565	\$111,095	\$129,625	\$148,070	\$166,600	\$185,130	\$203,660	\$222,190	\$240,635	\$259,165	\$277,695	\$296,225	
	3	\$108,900	\$130,700	\$152,500	\$174,200	\$196,000	\$217,800	\$239,600	\$261,400	\$283,100	\$304,900	\$326,700	\$348,500	
	4	\$125,235	\$150,305	\$175,375	\$200,330	\$225,400	\$250,470	\$275,540	\$300,610	\$325,565	\$350,635	\$375,705	\$400,775	
6.875%	1	\$75,250	\$90,300	\$105,350	\$120,400	\$135,450	\$150,500	\$165,550	\$180,600	\$195,650	\$210,770	\$225,820	\$240,870	
	2	\$91,375	\$109,650	\$127,925	\$146,200	\$164,475	\$182,750	\$201,025	\$219,300	\$237,575	\$255,935	\$274,210	\$292,485	
	3	\$107,500	\$129,000	\$150,500	\$172,000	\$193,500	\$215,000	\$236,500	\$258,000	\$279,500	\$301,100	\$322,600	\$344,100	
	4	\$123,625	\$148,350	\$173,075	\$197,800	\$222,525	\$247,250	\$271,975	\$296,700	\$321,425	\$346,265	\$370,990	\$395,715	
7.000%	1	\$74,340	\$89,180	\$104,020	\$118,930	\$133,770	\$148,610	\$163,520	\$178,360	\$193,200	\$208,110	\$222,950	\$237,790	
	2	\$90,270	\$108,290	\$126,310	\$144,415	\$162,435	\$180,455	\$198,560	\$216,580	\$234,600	\$252,705	\$270,725	\$288,745	
	3	\$106,200	\$127,400	\$148,600	\$169,900	\$191,100	\$212,300	\$233,600	\$254,800	\$276,000	\$297,300	\$318,500	\$339,700	
	4	\$122,130	\$146,510	\$170,890	\$195,385	\$219,765	\$244,145	\$268,640	\$293,020	\$317,400	\$341,895	\$366,275	\$390,655	
7.125%	1	\$73,360	\$88,060	\$102,760	\$117,390	\$132,090	\$146,790	\$161,420	\$176,120	\$190,820	\$205,450	\$220,150	\$234,850	
	2	\$89,080	\$106,930	\$124,780	\$142,545	\$160,395	\$178,245	\$196,010	\$213,860	\$231,710	\$249,475	\$267,325	\$285,175	
	3	\$104,800	\$125,800	\$146,800	\$167,700	\$188,700	\$209,700	\$230,600	\$251,600	\$272,600	\$293,500	\$314,500	\$335,500	
	4	\$120,520	\$144,670	\$168,820	\$192,855	\$217,005	\$241,155	\$265,190	\$289,340	\$313,490	\$337,525	\$361,675	\$385,825	
7.250%	1	\$72,450	\$86,940	\$101,500	\$115,990	\$130,480	\$144,970	\$159,460	\$173,950	\$188,440	\$202,930	\$217,420	\$231,910	
	2	\$87,975	\$105,570	\$123,250	\$140,845	\$158,440	\$176,035	\$193,630	\$211,225	\$228,820	\$246,415	\$264,010	\$281,605	
	3	\$103,500	\$124,200	\$145,000	\$165,700	\$186,400	\$207,100	\$227,800	\$248,500	\$269,200	\$289,900	\$310,600	\$331,300	
	4	\$119,025	\$142,830	\$166,750	\$190,555	\$214,360	\$238,165	\$261,970	\$285,775	\$309,580	\$333,385	\$357,190	\$380,995	
7.375%	1	\$71,610	\$85,890	\$100,240	\$114,520	\$128,870	\$143,150	\$157,500	\$171,780	\$186,130	\$200,410	\$214,760	\$229,040	
	2	\$86,955	\$104,295	\$121,720	\$139,060	\$156,485	\$173,825	\$191,250	\$208,590	\$226,015	\$243,355	\$260,780	\$278,120	
	3	\$102,300	\$122,700	\$143,200	\$163,600	\$184,100	\$204,500	\$225,000	\$245,400	\$265,900	\$286,300	\$306,800	\$327,200	
	4	\$117,645	\$141,105	\$164,680	\$188,140	\$211,715	\$235,175	\$258,750	\$282,210	\$305,785	\$329,245	\$352,820	\$376,280	
7.500%	1	\$70,700	\$84,840	\$98,980	\$113,120	\$127,260	\$141,400	\$155,540	\$169,680	\$183,820	\$197,960	\$212,100	\$226,240	
	2	\$85,850	\$103,020	\$120,190	\$137,360	\$154,530	\$171,700	\$188,870	\$206,040	\$223,210	\$240,380	\$257,550	\$274,720	
	3	\$101,000	\$121,200	\$141,400	\$161,600	\$181,800	\$202,000	\$222,200	\$242,400	\$262,600	\$282,800	\$303,000	\$323,200	
	4	\$116,150	\$139,380	\$162,610	\$185,840	\$209,070	\$232,300	\$255,530	\$278,760	\$301,990	\$325,220	\$348,450	\$371,680	
7.625%	1	\$69,860	\$83,790	\$97,790	\$111,790	\$125,720	\$139,720	\$153,650	\$167,650	\$181,650	\$195,580	\$209,580	\$223,510	
	2	\$84,830	\$101,745	\$118,745	\$135,745	\$152,660	\$169,660	\$186,575	\$203,575	\$220,575	\$237,490	\$254,490	\$271,405	
	3	\$99,800	\$119,700	\$139,700	\$159,700	\$179,600	\$199,600	\$219,500	\$239,500	\$259,500	\$279,400	\$299,400	\$319,300	
	4	\$114,770	\$137,655	\$160,655	\$183,655	\$206,540	\$229,540	\$252,425	\$275,425	\$298,425	\$321,310	\$344,310	\$367,195	
7.750%	1	\$69,020	\$82,810	\$96,600	\$110,390	\$124,250	\$138,040	\$151,830	\$165,620	\$179,410	\$193,270	\$207,060	\$220,850	
	2	\$83,810	\$100,555	\$117,300	\$134,045	\$150,875	\$167,620	\$184,365	\$201,110	\$217,855	\$234,685	\$251,430	\$268,175	
	3	\$98,600	\$118,300	\$138,000	\$157,700	\$177,500	\$197,200	\$216,900	\$236,600	\$256,300	\$276,100	\$295,800	\$315,500	
	4	\$113,390	\$136,045	\$158,700	\$181,355	\$204,125	\$226,780	\$249,435	\$272,090	\$294,745	\$317,515	\$340,170	\$362,825	
7.875%	1	\$68,180	\$81,830	\$95,480	\$109,130	\$122,710	\$136,360	\$150,010	\$163,660	\$177,310	\$190,960	\$204,540	\$218,190	
	2	\$82,790	\$99,365	\$115,940	\$132,515	\$149,005	\$165,580	\$182,155	\$198,730	\$215,305	\$231,880	\$248,370	\$264,945	
	3	\$97,400	\$116,900	\$136,400	\$155,900	\$175,300	\$194,800	\$214,300	\$233,800	\$253,300	\$272,800	\$292,200	\$311,700	
	4	\$112,010	\$134,435	\$156,860	\$179,285	\$201,595	\$224,020	\$246,445	\$268,870	\$291,295	\$313,720	\$336,030	\$358,455	
8.000%	1	\$67,410	\$80,850	\$94,360	\$107,800	\$121,310	\$134,750	\$148,260	\$161,700	\$175,210	\$188,650	\$202,160	\$215,600	
	2	\$81,855	\$98,175	\$114,580	\$130,900	\$147,305	\$163,625	\$180,030	\$196,350	\$212,755	\$229,075	\$245,480	\$261,800	
	3	\$96,300	\$115,500	\$134,800	\$154,000	\$173,300	\$192,500	\$211,800	\$231,000	\$250,300	\$269,500	\$288,800	\$308,000	
	4	\$110,745	\$132,825	\$155,020	\$177,100	\$199,295	\$221,375	\$243,570	\$265,650	\$287,845	\$309,925	\$332,120	\$354,200	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**LANA'I**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$26,840	\$32,208	\$37,576	\$42,944	\$48,312	\$53,680	\$59,048	\$64,416	\$69,784	\$75,152	\$80,520	\$85,888	
8.125%	1	\$66,570	\$79,940	\$93,240	\$106,540	\$119,840	\$133,210	\$146,510	\$159,810	\$173,110	\$186,480	\$199,780	\$213,080	
	2	\$80,835	\$97,070	\$113,220	\$129,370	\$145,520	\$161,755	\$177,905	\$194,055	\$210,205	\$226,440	\$242,590	\$258,740	
	3	\$95,100	\$114,200	\$133,200	\$152,200	\$171,200	\$190,300	\$209,300	\$228,300	\$247,300	\$266,400	\$285,400	\$304,400	
	4	\$109,365	\$131,330	\$153,180	\$175,030	\$196,880	\$218,845	\$240,695	\$262,545	\$284,395	\$306,360	\$328,210	\$350,060	
8.250%	1	\$65,800	\$78,960	\$92,120	\$105,280	\$118,440	\$131,600	\$144,760	\$157,920	\$171,080	\$184,240	\$197,400	\$210,630	
	2	\$79,900	\$95,880	\$111,860	\$127,840	\$143,820	\$159,800	\$175,780	\$191,760	\$207,740	\$223,720	\$239,700	\$255,765	
	3	\$94,000	\$112,800	\$131,600	\$150,400	\$169,200	\$188,000	\$206,800	\$225,600	\$244,400	\$263,200	\$282,000	\$300,900	
	4	\$108,100	\$129,720	\$151,340	\$172,960	\$194,580	\$216,200	\$237,820	\$259,440	\$281,060	\$302,680	\$324,300	\$346,035	
8.375%	1	\$65,030	\$78,050	\$91,070	\$104,090	\$117,110	\$130,130	\$143,080	\$156,100	\$169,120	\$182,140	\$195,160	\$208,180	
	2	\$78,965	\$94,775	\$110,585	\$126,395	\$142,205	\$158,015	\$173,740	\$189,550	\$205,360	\$221,170	\$236,980	\$252,790	
	3	\$92,900	\$111,500	\$130,100	\$148,700	\$167,300	\$185,900	\$204,400	\$223,000	\$241,600	\$260,200	\$278,800	\$297,400	
	4	\$106,835	\$128,225	\$149,615	\$171,005	\$192,395	\$213,785	\$235,060	\$256,450	\$277,840	\$299,230	\$320,620	\$342,010	
8.500%	1	\$64,330	\$77,140	\$90,020	\$102,900	\$115,710	\$128,590	\$141,470	\$154,350	\$167,160	\$180,040	\$192,920	\$205,730	
	2	\$78,115	\$93,670	\$109,310	\$124,950	\$140,505	\$156,145	\$171,785	\$187,425	\$202,980	\$218,620	\$234,260	\$249,815	
	3	\$91,900	\$110,200	\$128,600	\$147,000	\$165,300	\$183,700	\$202,100	\$220,500	\$238,800	\$257,200	\$275,600	\$293,900	
	4	\$105,685	\$126,730	\$147,890	\$169,050	\$190,095	\$211,255	\$232,415	\$253,575	\$274,620	\$295,780	\$316,940	\$337,985	
8.625%	1	\$63,560	\$76,300	\$88,970	\$101,710	\$114,450	\$127,120	\$139,860	\$152,530	\$165,270	\$178,010	\$190,680	\$203,420	
	2	\$77,180	\$92,650	\$108,035	\$123,505	\$138,975	\$154,360	\$169,830	\$185,215	\$200,685	\$216,155	\$231,540	\$247,010	
	3	\$90,800	\$109,000	\$127,100	\$145,300	\$163,500	\$181,600	\$199,800	\$217,900	\$236,100	\$254,300	\$272,400	\$290,600	
	4	\$104,420	\$125,350	\$146,165	\$167,095	\$188,025	\$208,840	\$229,770	\$250,585	\$271,515	\$292,445	\$313,260	\$334,190	
8.750%	1	\$62,860	\$75,390	\$87,990	\$100,590	\$113,120	\$125,720	\$138,250	\$150,850	\$163,380	\$175,980	\$188,510	\$201,110	
	2	\$76,330	\$91,545	\$106,845	\$122,145	\$137,360	\$152,660	\$167,875	\$183,175	\$198,390	\$213,690	\$228,905	\$244,205	
	3	\$89,800	\$107,700	\$125,700	\$143,700	\$161,600	\$179,600	\$197,500	\$215,500	\$233,400	\$251,400	\$269,300	\$287,300	
	4	\$103,270	\$123,855	\$144,555	\$165,255	\$185,840	\$206,540	\$227,125	\$247,825	\$268,410	\$289,110	\$309,695	\$330,395	

Maximum affordable sales price is based on the following factors:

- \$53,680** Median family income as established by the Department of Housing and Human Concerns (DHHC)
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.





Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**

**LANA'I**  
**MULTI-FAMILY**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$26,840	\$32,208	\$37,576	\$42,944	\$48,312	\$53,680	\$59,048	\$64,416	\$69,784	\$75,152	\$80,520	\$85,888
4.000%	1	\$93,170	\$111,860	\$130,480	\$149,100	\$167,790	\$186,410	\$205,100	\$223,720	\$242,340	\$260,960	\$279,580	\$298,270
	2	\$113,135	\$135,830	\$158,440	\$181,050	\$203,745	\$226,355	\$249,050	\$271,660	\$294,270	\$316,880	\$339,490	\$362,185
	3	\$133,100	\$159,800	\$186,400	\$213,000	\$239,700	\$266,300	\$293,000	\$319,600	\$346,200	\$372,800	\$399,400	\$426,100
	4	\$153,065	\$183,770	\$214,360	\$244,950	\$275,655	\$306,245	\$336,950	\$367,540	\$398,130	\$428,720	\$459,310	\$490,015
4.125%	1	\$91,770	\$110,180	\$128,520	\$146,930	\$165,270	\$183,680	\$201,950	\$220,360	\$238,700	\$257,110	\$275,450	\$293,860
	2	\$111,435	\$133,790	\$156,060	\$178,415	\$200,685	\$223,040	\$245,225	\$267,580	\$289,850	\$312,205	\$334,475	\$356,830
	3	\$131,100	\$157,400	\$183,600	\$209,900	\$236,100	\$262,400	\$288,500	\$314,800	\$341,000	\$367,300	\$393,500	\$419,800
	4	\$150,765	\$181,010	\$211,140	\$241,385	\$271,515	\$301,760	\$331,775	\$362,020	\$392,150	\$422,395	\$452,525	\$482,770
4.250%	1	\$90,440	\$108,570	\$126,630	\$144,690	\$162,820	\$180,950	\$199,010	\$217,070	\$235,200	\$253,260	\$271,320	\$289,450
	2	\$109,820	\$131,835	\$153,765	\$175,695	\$197,710	\$219,725	\$241,655	\$263,585	\$285,600	\$307,530	\$329,460	\$351,475
	3	\$129,200	\$155,100	\$180,900	\$206,700	\$232,600	\$258,500	\$284,300	\$310,100	\$336,000	\$361,800	\$387,600	\$413,500
	4	\$148,580	\$178,365	\$208,035	\$237,705	\$267,490	\$297,275	\$326,945	\$356,615	\$386,400	\$416,070	\$445,740	\$475,525
4.375%	1	\$89,180	\$106,960	\$124,810	\$142,590	\$160,370	\$178,220	\$196,070	\$213,920	\$231,700	\$249,550	\$267,400	\$285,180
	2	\$108,290	\$129,880	\$151,555	\$173,145	\$194,735	\$216,410	\$238,085	\$259,760	\$281,350	\$303,025	\$324,700	\$346,290
	3	\$127,400	\$152,800	\$178,300	\$203,700	\$229,100	\$254,600	\$280,100	\$305,600	\$331,000	\$356,500	\$382,000	\$407,400
	4	\$146,510	\$175,720	\$205,045	\$234,255	\$263,465	\$292,790	\$322,115	\$351,440	\$380,650	\$409,975	\$439,300	\$468,510
4.500%	1	\$87,850	\$105,420	\$122,990	\$140,490	\$158,060	\$175,630	\$193,200	\$210,770	\$228,340	\$245,910	\$263,480	\$281,050
	2	\$106,675	\$128,010	\$149,345	\$170,595	\$191,930	\$213,265	\$234,600	\$255,935	\$277,270	\$298,605	\$319,940	\$341,275
	3	\$125,500	\$150,600	\$175,700	\$200,700	\$225,800	\$250,900	\$276,000	\$301,100	\$326,200	\$351,300	\$376,400	\$401,500
	4	\$144,325	\$173,190	\$202,055	\$230,805	\$259,670	\$288,535	\$317,400	\$346,265	\$375,130	\$403,995	\$432,860	\$461,725
4.625%	1	\$89,373	\$107,219	\$125,065	\$142,911	\$160,829	\$178,674	\$196,520	\$214,366	\$232,284	\$250,130	\$267,975	\$285,821
	2	\$105,145	\$126,140	\$147,135	\$168,130	\$189,210	\$210,205	\$231,200	\$252,195	\$273,275	\$294,270	\$315,265	\$336,260
	3	\$123,700	\$148,400	\$173,100	\$197,800	\$222,600	\$247,300	\$272,000	\$296,700	\$321,500	\$346,200	\$370,900	\$395,600
	4	\$142,255	\$170,660	\$199,065	\$227,470	\$255,990	\$284,395	\$312,800	\$341,205	\$369,725	\$398,130	\$426,535	\$454,940
4.750%	1	\$85,330	\$102,410	\$119,420	\$136,430	\$153,510	\$170,590	\$187,670	\$204,750	\$221,760	\$238,840	\$255,920	\$273,000
	2	\$103,615	\$124,355	\$145,010	\$165,665	\$186,405	\$207,145	\$227,885	\$248,625	\$269,280	\$290,020	\$310,760	\$331,500
	3	\$121,900	\$146,300	\$170,600	\$194,900	\$219,300	\$243,700	\$268,100	\$292,500	\$316,800	\$341,200	\$365,600	\$390,000
	4	\$140,185	\$168,245	\$196,190	\$224,135	\$252,195	\$280,255	\$308,315	\$336,375	\$364,320	\$392,380	\$420,440	\$448,500
4.875%	1	\$84,140	\$100,940	\$117,740	\$134,540	\$151,340	\$168,140	\$184,940	\$201,810	\$218,610	\$235,410	\$252,280	\$269,080
	2	\$102,170	\$122,570	\$142,970	\$163,370	\$183,770	\$204,170	\$224,570	\$245,055	\$265,455	\$285,855	\$306,340	\$326,740
	3	\$120,200	\$144,200	\$168,200	\$192,200	\$216,200	\$240,200	\$264,200	\$288,300	\$312,300	\$336,300	\$360,400	\$384,400
	4	\$138,230	\$165,830	\$193,430	\$221,030	\$248,630	\$276,230	\$303,830	\$331,545	\$359,145	\$386,745	\$414,460	\$442,060
5.000%	1	\$82,880	\$99,470	\$116,060	\$132,650	\$149,170	\$165,760	\$182,420	\$198,940	\$215,530	\$232,120	\$248,640	\$265,230
	2	\$100,640	\$120,785	\$140,930	\$161,075	\$181,135	\$201,280	\$221,510	\$241,570	\$261,715	\$281,860	\$301,920	\$322,065
	3	\$118,400	\$142,100	\$165,800	\$189,500	\$213,100	\$236,800	\$260,600	\$284,200	\$307,900	\$331,600	\$355,200	\$378,900
	4	\$136,160	\$163,415	\$190,670	\$217,925	\$245,065	\$272,320	\$299,690	\$326,830	\$354,085	\$381,340	\$408,480	\$435,735
5.125%	1	\$81,690	\$98,070	\$114,380	\$130,760	\$147,140	\$163,450	\$179,830	\$196,140	\$212,520	\$228,830	\$245,210	\$261,520
	2	\$99,195	\$119,085	\$138,890	\$158,780	\$178,670	\$198,475	\$218,365	\$238,170	\$258,060	\$277,865	\$297,755	\$317,560
	3	\$116,700	\$140,100	\$163,400	\$186,800	\$210,200	\$233,500	\$256,900	\$280,200	\$303,600	\$326,900	\$350,300	\$373,600
	4	\$134,205	\$161,115	\$187,910	\$214,820	\$241,730	\$268,525	\$295,435	\$322,230	\$349,140	\$375,935	\$402,845	\$429,640
5.250%	1	\$80,570	\$96,740	\$112,840	\$128,940	\$145,040	\$161,140	\$177,310	\$193,410	\$209,510	\$225,610	\$241,710	\$257,880
	2	\$97,835	\$117,470	\$137,020	\$156,570	\$176,120	\$195,670	\$215,305	\$234,855	\$254,405	\$273,955	\$293,505	\$313,140
	3	\$115,100	\$138,200	\$161,200	\$184,200	\$207,200	\$230,200	\$253,300	\$276,300	\$299,300	\$322,300	\$345,300	\$368,400



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**LANA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income													
		Very Low 50% & Below		Low Income (51% to 80%)				Below Moderate (81% to 100%)		Moderate (101% to 120%)		Above Moderate (121% to 140%)		Gap Income (141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%		
5.375%	1	\$79,450	\$95,410	\$111,230	\$127,120	\$143,010	\$158,970	\$174,860	\$190,680	\$206,570	\$222,530	\$238,420	\$254,240		
	2	\$96,475	\$115,855	\$135,065	\$154,360	\$173,655	\$193,035	\$212,330	\$231,540	\$250,835	\$270,215	\$289,510	\$308,720		
	3	\$113,500	\$136,300	\$158,900	\$181,600	\$204,300	\$227,100	\$249,800	\$272,400	\$295,100	\$317,900	\$340,600	\$363,200		
	4	\$130,525	\$156,745	\$182,735	\$208,840	\$234,945	\$261,165	\$287,270	\$313,260	\$339,365	\$365,585	\$391,690	\$417,680		
5.500%	1	\$78,400	\$94,080	\$109,760	\$125,370	\$141,050	\$156,730	\$172,410	\$188,090	\$203,770	\$219,450	\$235,130	\$250,810		
	2	\$95,200	\$114,240	\$133,280	\$152,235	\$171,275	\$190,315	\$209,355	\$228,395	\$247,435	\$266,475	\$285,515	\$304,555		
	3	\$112,000	\$134,400	\$156,800	\$179,100	\$201,500	\$223,900	\$246,300	\$268,700	\$291,100	\$313,500	\$335,900	\$358,300		
	4	\$128,800	\$154,560	\$180,320	\$205,965	\$231,725	\$257,485	\$283,245	\$309,005	\$334,765	\$360,525	\$386,285	\$412,045		
5.625%	1	\$77,280	\$92,750	\$108,220	\$123,690	\$139,160	\$154,630	\$170,030	\$185,570	\$200,970	\$216,440	\$231,910	\$247,310		
	2	\$93,840	\$112,625	\$131,410	\$150,195	\$168,980	\$187,765	\$206,465	\$225,335	\$244,035	\$262,820	\$281,605	\$300,305		
	3	\$110,400	\$132,500	\$154,600	\$176,700	\$198,800	\$220,900	\$242,900	\$265,100	\$287,100	\$309,200	\$331,300	\$353,300		
	4	\$126,960	\$152,375	\$177,790	\$203,205	\$228,620	\$254,035	\$279,335	\$304,865	\$330,165	\$355,580	\$380,995	\$406,295		
5.750%	1	\$76,230	\$91,490	\$106,750	\$122,010	\$137,270	\$152,530	\$167,790	\$183,050	\$198,240	\$213,500	\$228,760	\$244,020		
	2	\$92,565	\$111,095	\$129,625	\$148,155	\$166,685	\$185,215	\$203,745	\$222,275	\$240,720	\$259,250	\$277,780	\$296,310		
	3	\$108,900	\$130,700	\$152,500	\$174,300	\$196,100	\$217,900	\$239,700	\$261,500	\$283,200	\$305,000	\$326,800	\$348,600		
	4	\$125,235	\$150,305	\$175,375	\$200,445	\$225,515	\$250,585	\$275,655	\$300,725	\$325,680	\$350,750	\$375,820	\$400,890		
5.875%	1	\$75,250	\$90,300	\$105,350	\$120,330	\$135,380	\$150,430	\$165,480	\$180,530	\$195,580	\$210,630	\$225,680	\$240,730		
	2	\$91,375	\$109,650	\$127,925	\$146,115	\$164,390	\$182,665	\$200,940	\$219,215	\$237,490	\$255,765	\$274,040	\$292,315		
	3	\$107,500	\$129,000	\$150,500	\$171,900	\$193,400	\$214,900	\$236,400	\$257,900	\$279,400	\$300,900	\$322,400	\$343,900		
	4	\$123,625	\$148,350	\$173,075	\$197,685	\$222,410	\$247,135	\$271,860	\$296,585	\$321,310	\$346,035	\$370,760	\$395,485		
6.000%	1	\$74,200	\$89,110	\$103,880	\$118,790	\$133,630	\$148,400	\$163,310	\$178,080	\$192,990	\$207,830	\$222,670	\$237,510		
	2	\$90,100	\$108,205	\$126,140	\$144,245	\$162,265	\$180,200	\$198,305	\$216,240	\$234,345	\$252,365	\$270,385	\$288,405		
	3	\$106,000	\$127,300	\$148,400	\$169,700	\$190,900	\$212,000	\$233,300	\$254,400	\$275,700	\$296,900	\$318,100	\$339,300		
	4	\$121,900	\$146,395	\$170,660	\$195,155	\$219,535	\$243,800	\$268,295	\$292,560	\$317,055	\$341,435	\$365,815	\$390,195		
6.125%	1	\$73,220	\$87,920	\$102,480	\$117,180	\$131,810	\$146,510	\$161,070	\$175,770	\$190,400	\$205,100	\$219,660	\$234,360		
	2	\$88,910	\$106,760	\$124,440	\$142,290	\$160,055	\$177,905	\$195,585	\$213,435	\$231,200	\$249,050	\$266,730	\$284,580		
	3	\$104,600	\$125,600	\$146,400	\$167,400	\$188,300	\$209,300	\$230,100	\$251,100	\$272,000	\$293,000	\$313,800	\$334,800		
	4	\$120,290	\$144,440	\$168,360	\$192,510	\$216,545	\$240,695	\$264,615	\$288,765	\$312,800	\$336,950	\$360,870	\$385,020		
6.250%	1	\$72,240	\$86,730	\$101,150	\$115,640	\$130,130	\$144,550	\$159,040	\$173,460	\$187,950	\$202,370	\$216,790	\$231,280		
	2	\$87,720	\$105,315	\$122,825	\$140,420	\$158,015	\$175,525	\$193,120	\$210,630	\$228,225	\$245,735	\$263,245	\$280,840		
	3	\$103,200	\$123,900	\$144,500	\$165,200	\$185,900	\$206,500	\$227,200	\$247,800	\$268,500	\$289,100	\$309,700	\$330,400		
	4	\$118,680	\$142,485	\$166,175	\$189,980	\$213,785	\$237,475	\$261,280	\$284,970	\$308,775	\$332,465	\$356,155	\$379,960		
6.375%	1	\$71,330	\$85,610	\$99,890	\$114,100	\$128,380	\$142,660	\$156,940	\$171,150	\$185,500	\$199,710	\$213,920	\$228,270		
	2	\$86,615	\$103,955	\$121,295	\$138,550	\$155,890	\$173,230	\$190,570	\$207,825	\$225,250	\$242,505	\$259,760	\$277,185		
	3	\$101,900	\$122,300	\$142,700	\$163,000	\$183,400	\$203,800	\$224,200	\$244,500	\$265,000	\$285,300	\$305,600	\$326,100		
	4	\$117,185	\$140,645	\$164,105	\$187,450	\$210,910	\$234,370	\$257,830	\$281,175	\$304,750	\$328,095	\$351,440	\$375,015		
6.500%	1	\$70,350	\$84,490	\$98,560	\$112,630	\$126,700	\$140,840	\$154,840	\$168,980	\$183,050	\$197,120	\$211,190	\$225,260		
	2	\$85,425	\$102,595	\$119,680	\$136,765	\$153,850	\$171,020	\$188,020	\$205,190	\$222,275	\$239,360	\$256,445	\$273,530		
	3	\$100,500	\$120,700	\$140,800	\$160,900	\$181,000	\$201,200	\$221,200	\$241,400	\$261,500	\$281,600	\$301,700	\$321,800		
	4	\$115,575	\$138,805	\$161,920	\$185,035	\$208,150	\$231,380	\$254,380	\$277,610	\$300,725	\$323,840	\$346,955	\$370,070		
6.625%	1	\$69,510	\$83,440	\$97,300	\$111,230	\$125,090	\$138,950	\$152,880	\$166,740	\$180,670	\$194,600	\$208,460	\$222,390		
	2	\$84,405	\$101,320	\$118,150	\$135,065	\$151,895	\$168,725	\$185,640	\$202,470	\$219,385	\$236,300	\$253,130	\$270,045		
	3	\$99,300	\$119,200	\$139,000	\$158,900	\$178,700	\$198,500	\$218,400	\$238,200	\$258,100	\$278,000	\$297,800	\$317,700		
	4	\$114,195	\$137,080	\$159,850	\$182,735	\$205,505	\$228,275	\$251,160	\$273,930	\$296,815	\$319,700	\$342,470	\$365,355		



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**LANA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
6.750%	1	\$68,600	\$82,320	\$96,110	\$109,760	\$123,480	\$137,200	\$150,920	\$164,710	\$178,360	\$192,080	\$205,800	\$219,590	
	2	\$83,300	\$99,960	\$116,705	\$133,280	\$149,940	\$166,600	\$183,260	\$200,005	\$216,580	\$233,240	\$249,900	\$266,645	
	3	\$98,000	\$117,600	\$137,300	\$156,800	\$176,400	\$196,000	\$215,600	\$235,300	\$254,800	\$274,400	\$294,000	\$313,700	
	4	\$112,700	\$135,240	\$157,895	\$180,320	\$202,860	\$225,400	\$247,940	\$270,595	\$293,020	\$315,560	\$338,100	\$360,755	
6.875%	1	\$67,760	\$81,270	\$94,850	\$108,360	\$121,940	\$135,450	\$149,030	\$162,540	\$176,120	\$189,700	\$203,210	\$216,790	
	2	\$82,280	\$98,685	\$115,175	\$131,580	\$148,070	\$164,475	\$180,965	\$197,370	\$213,860	\$230,350	\$246,755	\$263,245	
	3	\$96,800	\$116,100	\$135,500	\$154,800	\$174,200	\$193,500	\$212,900	\$232,200	\$251,600	\$271,000	\$290,300	\$309,700	
	4	\$111,320	\$133,515	\$155,825	\$178,020	\$200,330	\$222,525	\$244,835	\$267,030	\$289,340	\$311,650	\$333,845	\$356,155	
7.000%	1	\$66,920	\$80,290	\$93,590	\$107,030	\$120,400	\$133,770	\$147,140	\$160,510	\$173,880	\$187,320	\$200,690	\$213,990	
	2	\$81,260	\$97,495	\$113,645	\$129,965	\$146,200	\$162,435	\$178,670	\$194,905	\$211,140	\$227,460	\$243,695	\$259,845	
	3	\$95,600	\$114,700	\$133,700	\$152,900	\$172,000	\$191,100	\$210,200	\$229,300	\$248,400	\$267,600	\$286,700	\$305,700	
	4	\$109,940	\$131,905	\$153,755	\$175,835	\$197,800	\$219,765	\$241,730	\$263,695	\$285,660	\$307,740	\$329,705	\$351,555	
7.125%	1	\$66,010	\$79,240	\$92,470	\$105,630	\$118,860	\$132,090	\$145,250	\$158,480	\$171,710	\$184,940	\$198,170	\$211,400	
	2	\$80,155	\$96,220	\$112,285	\$128,265	\$144,330	\$160,395	\$176,375	\$192,440	\$208,505	\$224,570	\$240,635	\$256,700	
	3	\$94,300	\$113,200	\$132,100	\$150,900	\$169,800	\$188,700	\$207,500	\$226,400	\$245,300	\$264,200	\$283,100	\$302,000	
	4	\$108,445	\$130,180	\$151,915	\$173,535	\$195,270	\$217,005	\$238,625	\$260,360	\$282,095	\$303,830	\$325,565	\$347,300	
7.250%	1	\$65,240	\$78,260	\$91,350	\$104,370	\$117,460	\$130,480	\$143,500	\$156,590	\$169,610	\$182,630	\$195,650	\$208,740	
	2	\$79,220	\$95,030	\$110,925	\$126,735	\$142,630	\$158,440	\$174,250	\$190,145	\$205,955	\$221,765	\$237,575	\$253,470	
	3	\$93,200	\$111,800	\$130,500	\$149,100	\$167,800	\$186,400	\$205,000	\$223,700	\$242,300	\$260,900	\$279,500	\$298,200	
	4	\$107,180	\$128,570	\$150,075	\$171,465	\$192,970	\$214,360	\$235,750	\$257,255	\$278,645	\$300,035	\$321,425	\$342,930	
7.375%	1	\$64,470	\$77,280	\$90,230	\$103,040	\$115,990	\$128,870	\$141,750	\$154,630	\$167,510	\$180,390	\$193,270	\$206,150	
	2	\$78,285	\$93,840	\$109,565	\$125,120	\$140,845	\$156,485	\$172,125	\$187,765	\$203,405	\$219,045	\$234,685	\$250,325	
	3	\$92,100	\$110,400	\$128,900	\$147,200	\$165,700	\$184,100	\$202,500	\$220,900	\$239,300	\$257,700	\$276,100	\$294,500	
	4	\$105,915	\$126,960	\$148,235	\$169,280	\$190,555	\$211,715	\$232,875	\$254,035	\$275,195	\$296,355	\$317,515	\$338,675	
7.500%	1	\$63,630	\$76,370	\$89,110	\$101,780	\$114,520	\$127,260	\$140,000	\$152,740	\$165,410	\$178,150	\$190,890	\$203,630	
	2	\$77,265	\$92,735	\$108,205	\$123,590	\$139,060	\$154,530	\$170,000	\$185,470	\$200,855	\$216,325	\$231,795	\$247,265	
	3	\$90,900	\$109,100	\$127,300	\$145,400	\$163,600	\$181,800	\$200,000	\$218,200	\$236,300	\$254,500	\$272,700	\$290,900	
	4	\$104,535	\$125,465	\$146,395	\$167,210	\$188,140	\$209,070	\$230,000	\$250,930	\$271,745	\$292,675	\$313,605	\$334,535	
7.625%	1	\$62,860	\$75,390	\$87,990	\$100,590	\$113,120	\$125,720	\$138,320	\$150,920	\$163,520	\$176,050	\$188,650	\$201,180	
	2	\$76,330	\$91,545	\$106,845	\$122,145	\$137,360	\$152,660	\$167,960	\$183,260	\$198,560	\$213,775	\$229,075	\$244,290	
	3	\$89,800	\$107,700	\$125,700	\$143,700	\$161,600	\$179,600	\$197,600	\$215,600	\$233,600	\$251,500	\$269,500	\$287,400	
	4	\$103,270	\$123,855	\$144,555	\$165,255	\$185,840	\$206,540	\$227,240	\$247,940	\$268,640	\$289,225	\$309,925	\$330,510	
7.750%	1	\$62,090	\$74,550	\$86,940	\$99,330	\$111,860	\$124,250	\$136,640	\$149,030	\$161,490	\$173,950	\$186,340	\$198,800	
	2	\$75,395	\$90,525	\$105,570	\$120,615	\$135,830	\$150,875	\$165,920	\$180,965	\$196,095	\$211,225	\$226,270	\$241,400	
	3	\$88,700	\$106,500	\$124,200	\$141,900	\$159,800	\$177,500	\$195,200	\$212,900	\$230,700	\$248,500	\$266,200	\$284,000	
	4	\$102,005	\$122,475	\$142,830	\$163,185	\$183,770	\$204,125	\$224,480	\$244,835	\$265,305	\$285,775	\$306,130	\$326,600	
7.875%	1	\$61,390	\$73,640	\$85,960	\$98,210	\$110,460	\$122,710	\$135,030	\$147,280	\$159,600	\$171,850	\$184,100	\$196,350	
	2	\$74,545	\$89,420	\$104,380	\$119,255	\$134,130	\$149,005	\$163,965	\$178,840	\$193,800	\$208,675	\$223,550	\$238,425	
	3	\$87,700	\$105,200	\$122,800	\$140,300	\$157,800	\$175,300	\$192,900	\$210,400	\$228,000	\$245,500	\$263,000	\$280,500	
	4	\$100,855	\$120,980	\$141,220	\$161,345	\$181,470	\$201,595	\$221,835	\$241,960	\$262,200	\$282,325	\$302,450	\$322,575	
8.000%	1	\$60,690	\$72,800	\$84,910	\$97,020	\$109,200	\$121,310	\$133,420	\$145,530	\$157,710	\$169,820	\$181,930	\$194,040	
	2	\$73,695	\$88,400	\$103,105	\$117,810	\$132,600	\$147,305	\$162,010	\$176,715	\$191,505	\$206,210	\$220,915	\$235,620	
	3	\$86,700	\$104,000	\$121,300	\$138,600	\$156,000	\$173,300	\$190,600	\$207,900	\$225,300	\$242,600	\$259,900	\$277,200	
	4	\$99,705	\$119,600	\$139,495	\$159,390	\$179,400	\$199,295	\$219,190	\$239,085	\$259,095	\$278,990	\$298,885	\$318,780	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**

**LANA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low		Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below		(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
		\$26,840	\$32,208	\$37,576	\$42,944	\$48,312	\$53,680	\$59,048	\$64,416	\$69,784	\$75,152	\$80,520	\$85,888	
8.125%	1	\$59,920	\$71,960	\$83,930	\$95,900	\$107,870	\$119,910	\$131,880	\$143,850	\$155,820	\$167,860	\$179,830	\$191,800	
	2	\$72,760	\$87,380	\$101,915	\$116,450	\$130,985	\$145,605	\$160,140	\$174,675	\$189,210	\$203,830	\$218,365	\$232,900	
	3	\$85,600	\$102,800	\$119,900	\$137,000	\$154,100	\$171,300	\$188,400	\$205,500	\$222,600	\$239,800	\$256,900	\$274,000	
	4	\$98,440	\$118,220	\$137,885	\$157,550	\$177,215	\$196,995	\$216,660	\$236,325	\$255,990	\$275,770	\$295,435	\$315,100	
8.250%	1	\$59,220	\$71,050	\$82,880	\$94,780	\$106,610	\$118,440	\$130,270	\$142,100	\$154,000	\$165,830	\$177,660	\$189,560	
	2	\$71,910	\$86,275	\$100,640	\$115,090	\$129,455	\$143,820	\$158,185	\$172,550	\$187,000	\$201,365	\$215,730	\$230,180	
	3	\$84,600	\$101,500	\$118,400	\$135,400	\$152,300	\$169,200	\$186,100	\$203,000	\$220,000	\$236,900	\$253,800	\$270,800	
	4	\$97,290	\$116,725	\$136,160	\$155,710	\$175,145	\$194,580	\$214,015	\$233,450	\$253,000	\$272,435	\$291,870	\$311,420	
8.375%	1	\$58,520	\$70,280	\$81,970	\$93,660	\$105,420	\$117,110	\$128,800	\$140,490	\$152,180	\$163,940	\$175,630	\$187,390	
	2	\$71,060	\$85,340	\$99,535	\$113,730	\$128,010	\$142,205	\$156,400	\$170,595	\$184,790	\$199,070	\$213,265	\$227,545	
	3	\$83,600	\$100,400	\$117,100	\$133,800	\$150,600	\$167,300	\$184,000	\$200,700	\$217,400	\$234,200	\$250,900	\$267,700	
	4	\$96,140	\$115,460	\$134,665	\$153,870	\$173,190	\$192,395	\$211,600	\$230,805	\$250,010	\$269,330	\$288,535	\$307,855	
8.500%	1	\$57,890	\$69,440	\$80,990	\$92,610	\$104,160	\$115,710	\$127,330	\$138,950	\$150,430	\$162,050	\$173,600	\$185,150	
	2	\$70,295	\$84,320	\$98,345	\$112,455	\$126,480	\$140,505	\$154,615	\$168,725	\$182,665	\$196,775	\$210,800	\$224,825	
	3	\$82,700	\$99,200	\$115,700	\$132,300	\$148,800	\$165,300	\$181,900	\$198,500	\$214,900	\$231,500	\$248,000	\$264,500	
	4	\$95,105	\$114,080	\$133,055	\$152,145	\$171,120	\$190,095	\$209,185	\$228,275	\$247,135	\$266,225	\$285,200	\$304,175	
8.625%	1	\$57,190	\$68,670	\$80,080	\$91,560	\$103,040	\$114,380	\$125,860	\$137,270	\$148,750	\$160,230	\$171,640	\$183,050	
	2	\$69,445	\$83,385	\$97,240	\$111,180	\$125,120	\$138,890	\$152,830	\$166,685	\$180,625	\$194,565	\$208,420	\$222,275	
	3	\$81,700	\$98,100	\$114,400	\$130,800	\$147,200	\$163,400	\$179,800	\$196,100	\$212,500	\$228,900	\$245,200	\$261,500	
	4	\$93,955	\$112,815	\$131,560	\$150,420	\$169,280	\$187,910	\$206,770	\$225,515	\$244,375	\$263,235	\$281,980	\$300,725	
8.750%	1	\$56,560	\$67,830	\$79,170	\$90,510	\$101,780	\$113,120	\$124,460	\$135,800	\$147,070	\$158,410	\$169,680	\$181,020	
	2	\$68,680	\$82,365	\$96,135	\$109,905	\$123,590	\$137,360	\$151,130	\$164,900	\$178,585	\$192,355	\$206,040	\$219,810	
	3	\$80,800	\$96,900	\$113,100	\$129,300	\$145,400	\$161,600	\$177,800	\$194,000	\$210,100	\$226,300	\$242,400	\$258,600	
	4	\$92,920	\$111,435	\$130,065	\$148,695	\$167,210	\$185,840	\$204,470	\$223,100	\$241,615	\$260,245	\$278,760	\$297,390	

Maximum affordable sales price is based on the following factors:

**\$53,680** Median family income as established by the Department of Housing and Human Concerns (DHHC)

**30** Number of years for a fixed-rate mortgage loan with no discount points

**30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)

**5%** Percentage of the purchase price for downpayment.



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**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
**INCOME LIMITS & AFFORDABLE RENT GUIDELINES**  
**LANA'I**

### INCOME LIMITS FOR RENTAL UNITS (BY FAMILY SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
	0.7	0.8	0.9	1.0	1.08	1.16	1.24	1.32
10%	\$3,760	\$4,290	\$4,830	\$5,370	\$5,800	\$6,230	\$6,660	\$7,090
20%	\$7,520	\$8,590	\$9,660	\$10,740	\$11,590	\$12,450	\$13,310	\$14,170
30%	\$11,270	\$12,880	\$14,490	\$16,100	\$17,390	\$18,680	\$19,970	\$21,260
40%	\$15,030	\$17,180	\$19,320	\$21,470	\$23,190	\$24,910	\$26,630	\$28,340
50%	\$18,790	\$21,470	\$24,160	\$26,840	\$28,990	\$31,130	\$33,280	\$35,430
60%	\$22,550	\$25,770	\$28,990	\$32,210	\$34,780	\$37,360	\$39,940	\$42,510
70%	\$26,300	\$30,060	\$33,820	\$37,580	\$40,580	\$43,590	\$46,590	\$49,600
80%	\$30,060	\$34,360	\$38,650	\$42,940	\$46,380	\$49,820	\$53,250	\$56,690
90%	\$33,820	\$38,650	\$43,480	\$48,310	\$52,180	\$56,040	\$59,910	\$63,770
100%	\$37,580	\$42,940	\$48,310	\$53,680	\$57,970	\$62,270	\$66,560	\$70,860
110%	\$41,330	\$47,240	\$53,140	\$59,050	\$63,770	\$68,500	\$73,220	\$77,940
120%	\$45,090	\$51,530	\$57,970	\$64,420	\$69,570	\$74,720	\$79,880	\$85,030
130%	\$48,850	\$55,830	\$62,810	\$69,780	\$75,370	\$80,950	\$86,530	\$92,110
140%	\$52,610	\$60,120	\$67,640	\$75,150	\$81,160	\$87,180	\$93,190	\$99,200

### AFFORDABLE RENT GUIDELINES (BY UNIT SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	UNIT SIZE (NO. OF BEDROOMS)					
	0	1	2	3	4	5
10%	\$94	\$101	\$121	\$140	\$156	\$172
20%	\$188	\$201	\$242	\$279	\$311	\$344
30%	\$282	\$302	\$362	\$419	\$467	\$515
40%	\$376	\$403	\$483	\$558	\$623	\$687
50%	\$470	\$503	\$604	\$698	\$778	\$859
60%	\$564	\$604	\$725	\$837	\$934	\$1,031
70%	\$658	\$705	\$846	\$977	\$1,090	\$1,202
80%	\$752	\$805	\$966	\$1,117	\$1,246	\$1,374
90%	\$846	\$906	\$1,087	\$1,256	\$1,401	\$1,546
100%	\$940	\$1,007	\$1,208	\$1,396	\$1,557	\$1,718
110%	\$1,033	\$1,107	\$1,329	\$1,535	\$1,713	\$1,890
120%	\$1,127	\$1,208	\$1,449	\$1,675	\$1,868	\$2,061
130%	\$1,221	\$1,309	\$1,570	\$1,814	\$2,024	\$2,233
140%	\$1,315	\$1,409	\$1,691	\$1,954	\$2,180	\$2,405

**Note: Affordable rents are based on 30% of gross monthly income. Affordable rents include utilities**



Prepared by:  
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**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
 AFFORDABLE SALES PRICE GUIDELINES  
**MOLOKAI**  
**METHODOLOGY**  
 For Calculating Median Family Income

Factors used in calculation:

American Community Survey 5-Year Estimate 2010-2014 population for Molokai	6,885	100%
American Community Survey 5-Year Estimate 2010-2014 population for West Molokai	2,799	41%
American Community Survey 5-Year Estimate 2010-2014 population for East Molokai	4,086	59%
American Community Survey 5-Year Estimate 2010-2014 median family income for West Molokai	\$42,853	
American Community Survey 5-Year Estimate 2010-2014 median family income for East Molokai	\$41,976	
HUD's 2016 median family income for the County of Maui	\$81,500	

Estimated 2014 median family income for Molokai:

$$\$42,853 \times 41\% + \$41,976 \times 59\% = \$42,493$$

**\$42,490** Est. 2016 Molokai median family income  
 (Rounded to nearest \$10)





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**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$21,245	\$25,494	\$29,743	\$33,992	\$38,241	\$42,490	\$46,739	\$50,988	\$55,237	\$59,486	\$63,735	\$67,984
4.000%	1	\$81,970	\$98,350	\$114,730	\$131,180	\$147,560	\$163,940	\$180,320	\$196,770	\$213,150	\$229,530	\$245,910	\$262,290
	2	\$99,535	\$119,425	\$139,315	\$159,290	\$179,180	\$199,070	\$218,960	\$238,935	\$258,825	\$278,715	\$298,605	\$318,495
	3	\$117,100	\$140,500	\$163,900	\$187,400	\$210,800	\$234,200	\$257,600	\$281,100	\$304,500	\$327,900	\$351,300	\$374,700
	4	\$134,665	\$161,575	\$188,485	\$215,510	\$242,420	\$269,330	\$296,240	\$323,265	\$350,175	\$377,085	\$403,995	\$430,905
4.125%	1	\$80,780	\$96,880	\$113,050	\$129,220	\$145,320	\$161,490	\$177,660	\$193,830	\$209,930	\$226,100	\$242,270	\$258,370
	2	\$98,090	\$117,640	\$137,275	\$156,910	\$176,460	\$196,095	\$215,730	\$235,365	\$254,915	\$274,550	\$294,185	\$313,735
	3	\$115,400	\$138,400	\$161,500	\$184,600	\$207,600	\$230,700	\$253,800	\$276,900	\$299,900	\$323,000	\$346,100	\$369,100
	4	\$132,710	\$159,160	\$185,725	\$212,290	\$238,740	\$265,305	\$291,870	\$318,435	\$344,885	\$371,450	\$398,015	\$424,465
4.250%	1	\$79,520	\$95,480	\$111,370	\$127,260	\$143,220	\$159,110	\$175,000	\$190,960	\$206,850	\$222,740	\$238,630	\$254,590
	2	\$96,560	\$115,940	\$135,235	\$154,530	\$173,910	\$193,205	\$212,500	\$231,880	\$251,175	\$270,470	\$289,765	\$309,145
	3	\$113,600	\$136,400	\$159,100	\$181,800	\$204,600	\$227,300	\$250,000	\$272,800	\$295,500	\$318,200	\$340,900	\$363,700
	4	\$130,640	\$156,860	\$182,965	\$209,070	\$235,290	\$261,395	\$287,500	\$313,720	\$339,825	\$365,930	\$392,035	\$418,255
4.375%	1	\$78,400	\$94,080	\$109,760	\$125,440	\$141,120	\$156,800	\$172,410	\$188,090	\$203,770	\$219,450	\$235,130	\$250,810
	2	\$95,200	\$114,240	\$133,280	\$152,320	\$171,360	\$190,400	\$209,355	\$228,395	\$247,435	\$266,475	\$285,515	\$304,555
	3	\$112,000	\$134,400	\$156,800	\$179,200	\$201,600	\$224,000	\$246,300	\$268,700	\$291,100	\$313,500	\$335,900	\$358,300
	4	\$128,800	\$154,560	\$180,320	\$206,080	\$231,840	\$257,600	\$283,245	\$309,005	\$334,765	\$360,525	\$386,285	\$412,045
4.500%	1	\$77,210	\$92,680	\$108,150	\$123,550	\$139,020	\$154,490	\$169,890	\$185,360	\$200,830	\$216,300	\$231,700	\$247,170
	2	\$93,755	\$112,540	\$131,325	\$150,025	\$168,810	\$187,595	\$206,295	\$225,080	\$243,865	\$262,650	\$281,350	\$300,135
	3	\$110,300	\$132,400	\$154,500	\$176,500	\$198,600	\$220,700	\$242,700	\$264,800	\$286,900	\$309,000	\$331,000	\$353,100
	4	\$126,845	\$152,260	\$177,675	\$202,975	\$228,390	\$253,805	\$279,105	\$304,520	\$329,935	\$355,350	\$380,650	\$406,065
4.625%	1	\$76,090	\$91,350	\$106,540	\$121,800	\$136,990	\$152,250	\$167,440	\$182,700	\$197,890	\$213,150	\$228,340	\$243,600
	2	\$92,395	\$110,925	\$129,370	\$147,900	\$166,345	\$184,875	\$203,320	\$221,850	\$240,295	\$258,825	\$277,270	\$295,800
	3	\$108,700	\$130,500	\$152,200	\$174,000	\$195,700	\$217,500	\$239,200	\$261,000	\$282,700	\$304,500	\$326,200	\$348,000
	4	\$125,005	\$150,075	\$175,030	\$200,100	\$225,055	\$250,125	\$275,080	\$300,150	\$325,105	\$350,175	\$375,130	\$400,200
4.750%	1	\$75,040	\$90,020	\$105,000	\$120,050	\$135,030	\$150,080	\$165,060	\$180,040	\$195,090	\$210,070	\$225,050	\$240,100
	2	\$91,120	\$109,310	\$127,500	\$145,775	\$163,965	\$182,240	\$200,430	\$218,620	\$236,895	\$255,085	\$273,275	\$291,550
	3	\$107,200	\$128,600	\$150,000	\$171,500	\$192,900	\$214,400	\$235,800	\$257,200	\$278,700	\$300,100	\$321,500	\$343,000
	4	\$123,280	\$147,890	\$172,500	\$197,225	\$221,835	\$246,560	\$271,170	\$295,780	\$320,505	\$345,115	\$369,725	\$394,450
4.875%	1	\$73,920	\$88,760	\$103,530	\$118,300	\$133,140	\$147,910	\$162,680	\$177,450	\$192,290	\$207,060	\$221,830	\$236,670
	2	\$89,760	\$107,780	\$125,715	\$143,650	\$161,670	\$179,605	\$197,540	\$215,475	\$233,495	\$251,430	\$269,365	\$287,385
	3	\$105,600	\$126,800	\$147,900	\$169,000	\$190,200	\$211,300	\$232,400	\$253,500	\$274,700	\$295,800	\$316,900	\$338,100
	4	\$121,440	\$145,820	\$170,085	\$194,350	\$218,730	\$242,995	\$267,260	\$291,525	\$315,905	\$340,170	\$364,435	\$388,815
5.000%	1	\$72,870	\$87,500	\$102,060	\$116,620	\$131,250	\$145,810	\$160,370	\$175,000	\$189,560	\$204,120	\$218,680	\$233,310
	2	\$88,485	\$106,250	\$123,930	\$141,610	\$159,375	\$177,055	\$194,735	\$212,500	\$230,180	\$247,860	\$265,540	\$283,305
	3	\$104,100	\$125,000	\$145,800	\$166,600	\$187,500	\$208,300	\$229,100	\$250,000	\$270,800	\$291,600	\$312,400	\$333,300
	4	\$119,715	\$143,750	\$167,670	\$191,590	\$215,625	\$239,545	\$263,465	\$287,500	\$311,420	\$335,340	\$359,260	\$383,295
5.125%	1	\$71,890	\$86,240	\$100,660	\$115,010	\$129,360	\$143,780	\$158,130	\$172,480	\$186,900	\$201,250	\$215,600	\$230,020
	2	\$87,295	\$104,720	\$122,230	\$139,655	\$157,080	\$174,590	\$192,015	\$209,440	\$226,950	\$244,375	\$261,800	\$279,310
	3	\$102,700	\$123,200	\$143,800	\$164,300	\$184,800	\$205,400	\$225,900	\$246,400	\$267,000	\$287,500	\$308,000	\$328,600
	4	\$118,105	\$141,680	\$165,370	\$188,945	\$212,520	\$236,210	\$259,785	\$283,360	\$307,050	\$330,625	\$354,200	\$377,890
5.250%	1	\$70,840	\$85,050	\$99,190	\$113,400	\$127,540	\$141,750	\$155,890	\$170,100	\$184,240	\$198,450	\$212,590	\$226,800
	2	\$86,020	\$103,275	\$120,445	\$137,700	\$154,870	\$172,125	\$189,295	\$206,550	\$223,720	\$240,975	\$258,145	\$275,400
	3	\$101,200	\$121,500	\$141,700	\$162,000	\$182,200	\$202,500	\$222,700	\$243,000	\$263,200	\$283,500	\$303,700	\$324,000
	4	\$116,380	\$139,725	\$162,955	\$186,300	\$209,530	\$232,875	\$256,105	\$279,450	\$302,680	\$326,025	\$349,255	\$372,600



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**COUNTY OF MAUI**

Effective: **May 1, 2016**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**SINGLE FAMILY**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income													
		Very Low 50% & Below		Low Income (51% to 80%)				Below Moderate (81% to 100%)		Moderate (101% to 120%)		Above Moderate (121% to 140%)		Gap Income (141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%		
5.375%	1	\$69,860	\$83,860	\$97,860	\$111,790	\$125,790	\$139,790	\$153,720	\$167,720	\$181,720	\$195,720	\$209,650	\$223,650		
	2	\$84,830	\$101,830	\$118,830	\$135,745	\$152,745	\$169,745	\$186,660	\$203,660	\$220,660	\$237,660	\$254,575	\$271,575		
	3	\$99,800	\$119,800	\$139,800	\$159,700	\$179,700	\$199,700	\$219,600	\$239,600	\$259,600	\$279,600	\$299,500	\$319,500		
	4	\$114,770	\$137,770	\$160,770	\$183,655	\$206,655	\$229,655	\$252,540	\$275,540	\$298,540	\$321,540	\$344,425	\$367,425		
5.500%	1	\$68,950	\$82,740	\$96,530	\$110,250	\$124,040	\$137,830	\$151,620	\$165,410	\$179,200	\$192,990	\$206,780	\$220,570		
	2	\$83,725	\$100,470	\$117,215	\$133,875	\$150,620	\$167,365	\$184,110	\$200,855	\$217,600	\$234,345	\$251,090	\$267,835		
	3	\$98,500	\$118,200	\$137,900	\$157,500	\$177,200	\$196,900	\$216,600	\$236,300	\$256,000	\$275,700	\$295,400	\$315,100		
	4	\$113,275	\$135,930	\$158,585	\$181,125	\$203,780	\$226,435	\$249,090	\$271,745	\$294,400	\$317,055	\$339,710	\$362,365		
5.625%	1	\$67,970	\$81,550	\$95,200	\$108,780	\$122,360	\$135,940	\$149,590	\$163,170	\$176,750	\$190,330	\$203,980	\$217,560		
	2	\$82,535	\$99,025	\$115,600	\$132,090	\$148,580	\$165,070	\$181,645	\$198,135	\$214,625	\$231,115	\$247,690	\$264,180		
	3	\$97,100	\$116,500	\$136,000	\$155,400	\$174,800	\$194,200	\$213,700	\$233,100	\$252,500	\$271,900	\$291,400	\$310,800		
	4	\$111,665	\$133,975	\$156,400	\$178,710	\$201,020	\$223,330	\$245,755	\$268,065	\$290,375	\$312,685	\$335,110	\$357,420		
5.750%	1	\$67,060	\$80,500	\$93,870	\$107,310	\$120,680	\$134,120	\$147,560	\$160,930	\$174,370	\$187,740	\$201,180	\$214,620		
	2	\$81,430	\$97,750	\$113,985	\$130,305	\$146,540	\$162,860	\$179,180	\$195,415	\$211,735	\$227,970	\$244,290	\$260,610		
	3	\$95,800	\$115,000	\$134,100	\$153,300	\$172,400	\$191,600	\$210,800	\$229,900	\$249,100	\$268,200	\$287,400	\$306,600		
	4	\$110,170	\$132,250	\$154,215	\$176,295	\$198,260	\$220,340	\$242,420	\$264,385	\$286,465	\$308,430	\$330,510	\$352,590		
5.875%	1	\$66,150	\$79,380	\$92,610	\$105,840	\$119,070	\$132,300	\$145,530	\$158,760	\$171,990	\$185,220	\$198,450	\$211,680		
	2	\$80,325	\$96,390	\$112,455	\$128,520	\$144,585	\$160,650	\$176,715	\$192,780	\$208,845	\$224,910	\$240,975	\$257,040		
	3	\$94,500	\$113,400	\$132,300	\$151,200	\$170,100	\$189,000	\$207,900	\$226,800	\$245,700	\$264,600	\$283,500	\$302,400		
	4	\$108,675	\$130,410	\$152,145	\$173,880	\$195,615	\$217,350	\$239,085	\$260,820	\$282,555	\$304,290	\$326,025	\$347,760		
6.000%	1	\$65,240	\$78,330	\$91,350	\$104,440	\$117,460	\$130,550	\$143,570	\$156,660	\$169,680	\$182,770	\$195,790	\$208,880		
	2	\$79,220	\$95,115	\$110,925	\$126,820	\$142,630	\$158,525	\$174,335	\$190,230	\$206,040	\$221,935	\$237,745	\$253,640		
	3	\$93,200	\$111,900	\$130,500	\$149,200	\$167,800	\$186,500	\$205,100	\$223,800	\$242,400	\$261,100	\$279,700	\$298,400		
	4	\$107,180	\$128,685	\$150,075	\$171,580	\$192,970	\$214,475	\$235,865	\$257,370	\$278,760	\$300,265	\$321,655	\$343,160		
6.125%	1	\$64,400	\$77,280	\$90,160	\$103,040	\$115,920	\$128,800	\$141,680	\$154,560	\$167,440	\$180,320	\$193,200	\$206,080		
	2	\$78,200	\$93,840	\$109,480	\$125,120	\$140,760	\$156,400	\$172,040	\$187,680	\$203,320	\$218,960	\$234,600	\$250,240		
	3	\$92,000	\$110,400	\$128,800	\$147,200	\$165,600	\$184,000	\$202,400	\$220,800	\$239,200	\$257,600	\$276,000	\$294,400		
	4	\$105,800	\$126,960	\$148,120	\$169,280	\$190,440	\$211,600	\$232,760	\$253,920	\$275,080	\$296,240	\$317,400	\$338,560		
6.250%	1	\$63,560	\$76,300	\$88,970	\$101,710	\$114,380	\$127,120	\$139,860	\$152,530	\$165,270	\$177,940	\$190,680	\$203,420		
	2	\$77,180	\$92,650	\$108,035	\$123,505	\$138,890	\$154,360	\$169,830	\$185,215	\$200,685	\$216,070	\$231,540	\$247,010		
	3	\$90,800	\$109,000	\$127,100	\$145,300	\$163,400	\$181,600	\$199,800	\$217,900	\$236,100	\$254,200	\$272,400	\$290,600		
	4	\$104,420	\$125,350	\$146,165	\$167,095	\$187,910	\$208,840	\$229,770	\$250,585	\$271,515	\$292,330	\$313,260	\$334,190		
6.375%	1	\$62,720	\$75,250	\$87,850	\$100,380	\$112,910	\$125,440	\$138,040	\$150,570	\$163,100	\$175,630	\$188,160	\$200,760		
	2	\$76,160	\$91,375	\$106,675	\$121,890	\$137,105	\$152,320	\$167,620	\$182,835	\$198,050	\$213,265	\$228,480	\$243,780		
	3	\$89,600	\$107,500	\$125,500	\$143,400	\$161,300	\$179,200	\$197,200	\$215,100	\$233,000	\$250,900	\$268,800	\$286,800		
	4	\$103,040	\$123,625	\$144,325	\$164,910	\$185,495	\$206,080	\$226,780	\$247,365	\$267,950	\$288,535	\$309,120	\$329,820		
6.500%	1	\$61,950	\$74,270	\$86,660	\$99,050	\$111,440	\$123,830	\$136,220	\$148,610	\$161,000	\$173,390	\$185,780	\$198,100		
	2	\$75,225	\$90,185	\$105,230	\$120,275	\$135,320	\$150,365	\$165,410	\$180,455	\$195,500	\$210,545	\$225,590	\$240,550		
	3	\$88,500	\$106,100	\$123,800	\$141,500	\$159,200	\$176,900	\$194,600	\$212,300	\$230,000	\$247,700	\$265,400	\$283,000		
	4	\$101,775	\$122,015	\$142,370	\$162,725	\$183,080	\$203,435	\$223,790	\$244,145	\$264,500	\$284,855	\$305,210	\$325,450		
6.625%	1	\$61,110	\$73,360	\$85,540	\$97,790	\$110,040	\$122,220	\$134,470	\$146,720	\$158,900	\$171,150	\$183,330	\$195,580		
	2	\$74,205	\$89,080	\$103,870	\$118,745	\$133,620	\$148,410	\$163,285	\$178,160	\$192,950	\$207,825	\$222,615	\$237,490		
	3	\$87,300	\$104,800	\$122,200	\$139,700	\$157,200	\$174,600	\$192,100	\$209,600	\$227,000	\$244,500	\$261,900	\$279,400		
	4	\$100,395	\$120,520	\$140,530	\$160,655	\$180,780	\$200,790	\$220,915	\$241,040	\$261,050	\$281,175	\$301,185	\$321,310		



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Effective: **May 1, 2016**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**SINGLE FAMILY**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
6.750%	1	\$21,245	\$25,494	\$29,743	\$33,992	\$38,241	\$42,490	\$46,739	\$50,988	\$55,237	\$59,486	\$63,735	\$67,984	
	2	\$60,340	\$72,380	\$84,490	\$96,530	\$108,640	\$120,680	\$132,720	\$144,830	\$156,870	\$168,980	\$181,020	\$193,060	
	3	\$73,270	\$87,890	\$102,595	\$117,215	\$131,920	\$146,540	\$161,160	\$175,865	\$190,485	\$205,190	\$219,810	\$234,430	
	4	\$86,200	\$103,400	\$120,700	\$137,900	\$155,200	\$172,400	\$189,600	\$206,900	\$224,100	\$241,400	\$258,600	\$275,800	
6.875%	1	\$99,130	\$118,910	\$138,805	\$158,585	\$178,480	\$198,260	\$218,040	\$237,935	\$257,715	\$277,610	\$297,390	\$317,170	
	2	\$59,570	\$71,470	\$83,370	\$95,340	\$107,240	\$119,140	\$131,040	\$143,010	\$154,910	\$166,810	\$178,710	\$190,610	
	3	\$72,335	\$86,785	\$101,235	\$115,770	\$130,220	\$144,670	\$159,120	\$173,655	\$188,105	\$202,555	\$217,005	\$231,455	
	4	\$85,100	\$102,100	\$119,100	\$136,200	\$153,200	\$170,200	\$187,200	\$204,300	\$221,300	\$238,300	\$255,300	\$272,300	
7.000%	1	\$97,865	\$117,415	\$136,965	\$156,630	\$176,180	\$195,730	\$215,280	\$234,945	\$254,495	\$274,045	\$293,595	\$313,145	
	2	\$58,800	\$70,560	\$82,320	\$94,150	\$105,910	\$117,670	\$129,430	\$141,190	\$152,950	\$164,710	\$176,470	\$188,230	
	3	\$71,400	\$85,680	\$99,960	\$114,325	\$128,605	\$142,885	\$157,165	\$171,445	\$185,725	\$200,005	\$214,285	\$228,565	
	4	\$84,000	\$100,800	\$117,600	\$134,500	\$151,300	\$168,100	\$184,900	\$201,700	\$218,500	\$235,300	\$252,100	\$268,900	
7.125%	1	\$96,600	\$115,920	\$135,240	\$154,675	\$174,095	\$193,515	\$212,935	\$232,355	\$251,775	\$271,195	\$290,615	\$309,235	
	2	\$58,100	\$69,720	\$81,340	\$92,960	\$104,580	\$116,200	\$127,820	\$139,440	\$151,060	\$162,680	\$174,300	\$185,850	
	3	\$70,550	\$84,660	\$98,770	\$112,880	\$126,990	\$141,100	\$155,210	\$169,320	\$183,430	\$197,540	\$211,650	\$225,675	
	4	\$83,000	\$99,600	\$116,200	\$132,800	\$149,400	\$166,000	\$182,600	\$199,200	\$215,800	\$232,400	\$249,000	\$265,500	
7.250%	1	\$95,450	\$114,540	\$133,630	\$152,720	\$171,810	\$190,900	\$209,990	\$229,080	\$248,170	\$267,260	\$286,350	\$305,325	
	2	\$57,400	\$68,810	\$80,290	\$91,770	\$103,250	\$114,730	\$126,210	\$137,690	\$149,170	\$160,650	\$172,130	\$183,610	
	3	\$69,700	\$83,555	\$97,495	\$111,435	\$125,375	\$139,315	\$153,255	\$167,195	\$181,135	\$195,075	\$209,015	\$222,955	
	4	\$82,000	\$98,300	\$114,700	\$131,100	\$147,500	\$163,900	\$180,300	\$196,700	\$213,100	\$229,500	\$245,900	\$262,300	
7.375%	1	\$94,300	\$113,045	\$131,905	\$150,765	\$169,625	\$188,485	\$207,345	\$226,205	\$245,065	\$263,925	\$282,785	\$301,645	
	2	\$56,630	\$67,970	\$79,310	\$90,650	\$101,990	\$113,330	\$124,670	\$136,010	\$147,350	\$158,690	\$169,960	\$181,300	
	3	\$68,765	\$82,535	\$96,305	\$110,075	\$123,845	\$137,615	\$151,385	\$165,155	\$178,925	\$192,695	\$206,380	\$220,150	
	4	\$80,900	\$97,100	\$113,300	\$129,500	\$145,700	\$161,900	\$178,100	\$194,300	\$210,500	\$226,700	\$242,800	\$259,000	
7.500%	1	\$93,035	\$111,665	\$130,295	\$148,925	\$167,555	\$186,185	\$204,815	\$223,445	\$242,075	\$260,705	\$279,220	\$297,850	
	2	\$56,000	\$67,130	\$78,330	\$89,530	\$100,730	\$111,930	\$123,130	\$134,330	\$145,530	\$156,730	\$167,930	\$179,130	
	3	\$68,000	\$81,515	\$95,115	\$108,715	\$122,315	\$135,915	\$149,515	\$163,115	\$176,715	\$190,315	\$203,915	\$217,515	
	4	\$80,000	\$95,900	\$111,900	\$127,900	\$143,900	\$159,900	\$175,900	\$191,900	\$207,900	\$223,900	\$239,900	\$255,900	
7.625%	1	\$92,000	\$110,285	\$128,685	\$147,085	\$165,485	\$183,885	\$202,285	\$220,685	\$239,085	\$257,485	\$275,885	\$294,285	
	2	\$55,300	\$66,360	\$77,420	\$88,480	\$99,540	\$110,600	\$121,660	\$132,720	\$143,780	\$154,840	\$165,900	\$176,960	
	3	\$67,150	\$80,580	\$94,010	\$107,440	\$120,870	\$134,300	\$147,730	\$161,160	\$174,590	\$188,020	\$201,450	\$214,880	
	4	\$79,000	\$94,800	\$110,600	\$126,400	\$142,200	\$158,000	\$173,800	\$189,600	\$205,400	\$221,200	\$237,000	\$252,800	
7.750%	1	\$90,850	\$109,020	\$127,190	\$145,360	\$163,530	\$181,700	\$199,870	\$218,040	\$236,210	\$254,380	\$272,550	\$290,720	
	2	\$54,600	\$65,520	\$76,510	\$87,430	\$98,350	\$109,270	\$120,190	\$131,110	\$142,030	\$152,950	\$163,870	\$174,790	
	3	\$66,300	\$79,560	\$92,905	\$106,165	\$119,425	\$132,685	\$145,945	\$159,205	\$172,465	\$185,725	\$198,985	\$212,245	
	4	\$78,000	\$93,600	\$109,300	\$124,900	\$140,500	\$156,100	\$171,700	\$187,300	\$202,900	\$218,500	\$234,100	\$249,700	
7.875%	1	\$89,700	\$107,640	\$125,695	\$143,635	\$161,575	\$179,515	\$197,455	\$215,395	\$233,335	\$251,275	\$269,215	\$287,155	
	2	\$53,970	\$64,750	\$75,530	\$86,380	\$97,160	\$107,940	\$118,720	\$129,570	\$140,350	\$151,130	\$161,910	\$172,690	
	3	\$65,535	\$78,625	\$91,715	\$104,890	\$117,980	\$131,070	\$144,160	\$157,335	\$170,425	\$183,515	\$196,605	\$209,695	
	4	\$77,100	\$92,500	\$107,900	\$123,400	\$138,800	\$154,200	\$169,600	\$185,100	\$200,500	\$215,900	\$231,300	\$246,700	
8.000%	1	\$88,665	\$106,375	\$124,085	\$141,910	\$159,620	\$177,330	\$195,040	\$212,865	\$230,575	\$248,285	\$265,995	\$283,705	
	2	\$53,340	\$63,980	\$74,690	\$85,330	\$95,970	\$106,680	\$117,320	\$128,030	\$138,670	\$149,310	\$160,020	\$170,660	
	3	\$64,770	\$77,690	\$90,695	\$103,615	\$116,535	\$129,540	\$142,460	\$155,465	\$168,385	\$181,305	\$194,310	\$207,230	
	4	\$76,200	\$91,400	\$106,700	\$121,900	\$137,100	\$152,400	\$167,600	\$182,900	\$198,100	\$213,300	\$228,600	\$243,800	
		\$87,630	\$105,110	\$122,705	\$140,185	\$157,665	\$175,260	\$192,740	\$210,335	\$227,815	\$245,295	\$262,890	\$280,370	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**SINGLE FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
8.125%	1	\$52,710	\$63,280	\$73,780	\$84,350	\$94,850	\$105,420	\$115,990	\$126,490	\$137,060	\$147,560	\$158,130	\$168,700	
	2	\$64,005	\$76,840	\$89,590	\$102,425	\$115,175	\$128,010	\$140,845	\$153,595	\$166,430	\$179,180	\$192,015	\$204,850	
	3	\$75,300	\$90,400	\$105,400	\$120,500	\$135,500	\$150,600	\$165,700	\$180,700	\$195,800	\$210,800	\$225,900	\$241,000	
	4	\$86,595	\$103,960	\$121,210	\$138,575	\$155,825	\$173,190	\$190,555	\$207,805	\$225,170	\$242,420	\$259,785	\$277,150	
8.250%	1	\$52,080	\$62,510	\$72,940	\$83,370	\$93,800	\$104,160	\$114,590	\$125,020	\$135,450	\$145,880	\$156,310	\$166,670	
	2	\$63,240	\$75,905	\$88,570	\$101,235	\$113,900	\$126,480	\$139,145	\$151,810	\$164,475	\$177,140	\$189,805	\$202,385	
	3	\$74,400	\$89,300	\$104,200	\$119,100	\$134,000	\$148,800	\$163,700	\$178,600	\$193,500	\$208,400	\$223,300	\$238,100	
	4	\$85,560	\$102,695	\$119,830	\$136,965	\$154,100	\$171,120	\$188,255	\$205,390	\$222,525	\$239,660	\$256,795	\$273,815	
8.375%	1	\$51,520	\$61,810	\$72,100	\$82,390	\$92,680	\$102,970	\$113,260	\$123,550	\$133,840	\$144,200	\$154,490	\$164,780	
	2	\$62,560	\$75,055	\$87,550	\$100,045	\$112,540	\$125,035	\$137,530	\$150,025	\$162,520	\$175,100	\$187,595	\$200,090	
	3	\$73,600	\$88,300	\$103,000	\$117,700	\$132,400	\$147,100	\$161,800	\$176,500	\$191,200	\$206,000	\$220,700	\$235,400	
	4	\$84,640	\$101,545	\$118,450	\$135,355	\$152,260	\$169,165	\$186,070	\$202,975	\$219,880	\$236,900	\$253,805	\$270,710	
8.500%	1	\$50,890	\$61,110	\$71,260	\$81,410	\$91,630	\$101,780	\$112,000	\$122,150	\$132,300	\$142,520	\$152,670	\$162,890	
	2	\$61,795	\$74,205	\$86,530	\$98,855	\$111,265	\$123,590	\$136,000	\$148,325	\$160,650	\$173,060	\$185,385	\$197,795	
	3	\$72,700	\$87,300	\$101,800	\$116,300	\$130,900	\$145,400	\$160,000	\$174,500	\$189,000	\$203,600	\$218,100	\$232,700	
	4	\$83,605	\$100,395	\$117,070	\$133,745	\$150,535	\$167,210	\$184,000	\$200,675	\$217,350	\$234,140	\$250,815	\$267,605	
8.625%	1	\$50,330	\$60,410	\$70,420	\$80,500	\$90,580	\$100,660	\$110,670	\$120,750	\$130,830	\$140,910	\$150,920	\$161,000	
	2	\$61,115	\$73,355	\$85,510	\$97,750	\$109,990	\$122,230	\$134,385	\$146,625	\$158,865	\$171,105	\$183,260	\$195,500	
	3	\$71,900	\$86,300	\$100,600	\$115,000	\$129,400	\$143,800	\$158,100	\$172,500	\$186,900	\$201,300	\$215,600	\$230,000	
	4	\$82,685	\$99,245	\$115,690	\$132,250	\$148,810	\$165,370	\$181,815	\$198,375	\$214,935	\$231,495	\$247,940	\$264,500	
8.750%	1	\$49,770	\$59,710	\$69,650	\$79,590	\$89,530	\$99,470	\$109,410	\$119,420	\$129,360	\$139,300	\$149,240	\$159,180	
	2	\$60,435	\$72,505	\$84,575	\$96,645	\$108,715	\$120,785	\$132,855	\$145,010	\$157,080	\$169,150	\$181,220	\$193,290	
	3	\$71,100	\$85,300	\$99,500	\$113,700	\$127,900	\$142,100	\$156,300	\$170,600	\$184,800	\$199,000	\$213,200	\$227,400	
	4	\$81,765	\$98,095	\$114,425	\$130,755	\$147,085	\$163,415	\$179,745	\$196,190	\$212,520	\$228,850	\$245,180	\$261,510	

Maximum affordable sales price is based on the following factors:

- \$42,490** Median family income as established by the Department of Housing and Human Concerns (DHHC)
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.





Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$21,245	\$25,494	\$29,743	\$33,992	\$38,241	\$42,490	\$46,739	\$50,988	\$55,237	\$59,486	\$63,735	\$67,984
4.000%	1	\$73,780	\$88,550	\$103,250	\$118,090	\$132,790	\$147,560	\$162,260	\$177,100	\$191,870	\$206,570	\$221,340	\$236,040
	2	\$89,590	\$107,525	\$125,375	\$143,395	\$161,245	\$179,180	\$197,030	\$215,050	\$232,985	\$250,835	\$268,770	\$286,620
	3	\$105,400	\$126,500	\$147,500	\$168,700	\$189,700	\$210,800	\$231,800	\$253,000	\$274,100	\$295,100	\$316,200	\$337,200
	4	\$121,210	\$145,475	\$169,625	\$194,005	\$218,155	\$242,420	\$266,570	\$290,950	\$315,215	\$339,365	\$363,630	\$387,780
4.125%	1	\$72,730	\$87,220	\$101,780	\$116,270	\$130,760	\$145,320	\$159,880	\$174,440	\$188,930	\$203,490	\$218,050	\$232,540
	2	\$88,315	\$105,910	\$123,590	\$141,185	\$158,780	\$176,460	\$194,140	\$211,820	\$229,415	\$247,095	\$264,775	\$282,370
	3	\$103,900	\$124,600	\$145,400	\$166,100	\$186,800	\$207,600	\$228,400	\$249,200	\$269,900	\$290,700	\$311,500	\$332,200
	4	\$119,485	\$143,290	\$167,210	\$191,015	\$214,820	\$238,740	\$262,660	\$286,580	\$310,385	\$334,305	\$358,225	\$382,030
4.250%	1	\$71,540	\$85,960	\$100,240	\$114,520	\$128,870	\$143,220	\$157,500	\$171,850	\$186,200	\$200,480	\$214,760	\$229,110
	2	\$86,870	\$104,380	\$121,720	\$139,060	\$156,485	\$173,910	\$191,250	\$208,675	\$226,100	\$243,440	\$260,780	\$278,205
	3	\$102,200	\$122,800	\$143,200	\$163,600	\$184,100	\$204,600	\$225,000	\$245,500	\$266,000	\$286,400	\$306,800	\$327,300
	4	\$117,530	\$141,220	\$164,680	\$188,140	\$211,715	\$235,290	\$258,750	\$282,325	\$305,900	\$329,360	\$352,820	\$376,395
4.375%	1	\$70,560	\$84,700	\$98,770	\$112,910	\$126,980	\$141,120	\$155,190	\$169,260	\$183,400	\$197,540	\$211,610	\$225,750
	2	\$85,680	\$102,850	\$119,935	\$137,105	\$154,190	\$171,360	\$188,445	\$205,530	\$222,700	\$239,870	\$256,955	\$274,125
	3	\$100,800	\$121,000	\$141,100	\$161,300	\$181,400	\$201,600	\$221,700	\$241,800	\$262,000	\$282,200	\$302,300	\$322,500
	4	\$115,920	\$139,150	\$162,265	\$185,495	\$208,610	\$231,840	\$254,955	\$278,070	\$301,300	\$324,530	\$347,645	\$370,875
4.500%	1	\$69,510	\$83,440	\$97,370	\$111,230	\$125,090	\$139,020	\$152,880	\$166,810	\$180,740	\$194,670	\$208,530	\$222,460
	2	\$84,405	\$101,320	\$118,235	\$135,065	\$151,895	\$168,810	\$185,640	\$202,555	\$219,470	\$236,385	\$253,215	\$270,130
	3	\$99,300	\$119,200	\$139,100	\$158,900	\$178,700	\$198,600	\$218,400	\$238,300	\$258,200	\$278,100	\$297,900	\$317,800
	4	\$114,195	\$137,080	\$159,965	\$182,735	\$205,505	\$228,390	\$251,160	\$274,045	\$296,930	\$319,815	\$342,585	\$365,470
4.625%	1	\$68,460	\$82,250	\$95,900	\$109,620	\$123,270	\$137,060	\$150,710	\$164,430	\$178,080	\$191,870	\$205,520	\$219,240
	2	\$83,130	\$99,875	\$116,450	\$133,110	\$149,685	\$166,430	\$183,005	\$199,665	\$216,240	\$232,985	\$249,560	\$266,220
	3	\$97,800	\$117,500	\$137,000	\$156,600	\$176,100	\$195,800	\$215,300	\$234,900	\$254,400	\$274,100	\$293,600	\$313,200
	4	\$112,470	\$135,125	\$157,550	\$180,090	\$202,515	\$225,170	\$247,595	\$270,135	\$292,560	\$315,215	\$337,640	\$360,180
4.750%	1	\$67,550	\$80,990	\$94,500	\$108,080	\$121,520	\$135,100	\$148,540	\$162,050	\$175,560	\$189,070	\$202,580	\$216,090
	2	\$82,025	\$98,345	\$114,750	\$131,240	\$147,560	\$164,050	\$180,370	\$196,775	\$213,180	\$229,585	\$245,990	\$262,395
	3	\$96,500	\$115,700	\$135,000	\$154,400	\$173,600	\$193,000	\$212,200	\$231,500	\$250,800	\$270,100	\$289,400	\$308,700
	4	\$110,975	\$133,055	\$155,250	\$177,560	\$199,640	\$221,950	\$244,030	\$266,225	\$288,420	\$310,615	\$332,810	\$355,005
4.875%	1	\$66,500	\$79,870	\$93,170	\$106,470	\$119,840	\$133,140	\$146,440	\$159,740	\$173,040	\$186,340	\$199,640	\$213,010
	2	\$80,750	\$96,985	\$113,135	\$129,285	\$145,520	\$161,670	\$177,820	\$193,970	\$210,120	\$226,270	\$242,420	\$258,655
	3	\$95,000	\$114,100	\$133,100	\$152,100	\$171,200	\$190,200	\$209,200	\$228,200	\$247,200	\$266,200	\$285,200	\$304,300
	4	\$109,250	\$131,215	\$153,065	\$174,915	\$196,880	\$218,730	\$240,580	\$262,430	\$284,280	\$306,130	\$327,980	\$349,945
5.000%	1	\$67,698	\$81,281	\$94,792	\$108,303	\$121,958	\$135,469	\$148,980	\$162,563	\$176,073	\$189,584	\$203,167	\$216,750
	2	\$79,645	\$95,625	\$111,520	\$127,415	\$143,480	\$159,375	\$175,270	\$191,250	\$207,145	\$223,040	\$239,020	\$255,000
	3	\$93,700	\$112,500	\$131,200	\$149,900	\$168,800	\$187,500	\$206,200	\$225,000	\$243,700	\$262,400	\$281,200	\$300,000
	4	\$107,755	\$129,375	\$150,880	\$172,385	\$194,120	\$215,625	\$237,130	\$258,750	\$280,255	\$301,760	\$323,380	\$345,000
5.125%	1	\$64,680	\$77,630	\$90,580	\$103,530	\$116,410	\$129,430	\$142,310	\$155,260	\$168,210	\$181,160	\$194,040	\$206,990
	2	\$78,540	\$94,265	\$109,990	\$125,715	\$141,355	\$157,165	\$172,805	\$188,530	\$204,255	\$219,980	\$235,620	\$251,345
	3	\$92,400	\$110,900	\$129,400	\$147,900	\$166,300	\$184,900	\$203,300	\$221,800	\$240,300	\$258,800	\$277,200	\$295,700
	4	\$106,260	\$127,535	\$148,810	\$170,085	\$191,245	\$212,635	\$233,795	\$255,070	\$276,345	\$297,620	\$318,780	\$340,055
5.250%	1	\$63,770	\$76,580	\$89,250	\$102,060	\$114,800	\$127,610	\$140,280	\$153,090	\$165,830	\$178,640	\$191,310	\$204,120
	2	\$77,435	\$92,990	\$108,375	\$123,930	\$139,400	\$154,955	\$170,340	\$185,895	\$201,365	\$216,920	\$232,305	\$247,860
	3	\$91,100	\$109,400	\$127,500	\$145,800	\$164,000	\$182,300	\$200,400	\$218,700	\$236,900	\$255,200	\$273,300	\$291,600
	4	\$104,765	\$125,810	\$146,625	\$167,670	\$188,600	\$209,645	\$230,460	\$251,505	\$272,435	\$293,480	\$314,295	\$335,340





Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income												
		Very Low	Low Income				Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)				(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%	
5.375%	1	\$62,860	\$75,460	\$88,060	\$100,590	\$113,190	\$125,790	\$138,320	\$150,920	\$163,520	\$176,120	\$188,720	\$201,320	
	2	\$76,330	\$91,630	\$106,930	\$122,145	\$137,445	\$152,745	\$167,960	\$183,260	\$198,560	\$213,860	\$229,160	\$244,460	
	3	\$89,800	\$107,800	\$125,800	\$143,700	\$161,700	\$179,700	\$197,600	\$215,600	\$233,600	\$251,600	\$269,600	\$287,600	
	4	\$103,270	\$123,970	\$144,670	\$165,255	\$185,955	\$206,655	\$227,240	\$247,940	\$268,640	\$289,340	\$310,040	\$330,740	
5.500%	1	\$64,086	\$76,874	\$89,662	\$102,451	\$115,239	\$128,027	\$140,815	\$153,676	\$166,464	\$179,252	\$192,113	\$204,901	
	2	\$75,395	\$90,440	\$105,485	\$120,530	\$135,575	\$150,620	\$165,665	\$180,795	\$195,840	\$210,885	\$226,015	\$241,060	
	3	\$88,700	\$106,400	\$124,100	\$141,800	\$159,500	\$177,200	\$194,900	\$212,700	\$230,400	\$248,100	\$265,900	\$283,600	
	4	\$102,005	\$122,360	\$142,715	\$163,070	\$183,425	\$203,780	\$224,135	\$244,605	\$264,960	\$285,315	\$305,785	\$326,140	
5.625%	1	\$61,180	\$73,430	\$85,680	\$97,930	\$110,110	\$122,360	\$134,610	\$146,860	\$159,110	\$171,290	\$183,610	\$195,790	
	2	\$74,290	\$89,165	\$104,040	\$118,915	\$133,705	\$148,580	\$163,455	\$178,330	\$193,205	\$207,995	\$222,955	\$237,745	
	3	\$87,400	\$104,900	\$122,400	\$139,900	\$157,300	\$174,800	\$192,300	\$209,800	\$227,300	\$244,700	\$262,300	\$279,700	
	4	\$100,510	\$120,635	\$140,760	\$160,885	\$180,995	\$201,020	\$221,145	\$241,270	\$261,395	\$281,405	\$301,645	\$321,655	
5.750%	1	\$60,340	\$72,450	\$84,490	\$96,600	\$108,640	\$120,680	\$132,790	\$144,830	\$156,940	\$168,980	\$181,090	\$193,130	
	2	\$73,270	\$87,975	\$102,595	\$117,300	\$131,920	\$146,540	\$161,245	\$175,865	\$190,570	\$205,190	\$219,895	\$234,515	
	3	\$86,200	\$103,500	\$120,700	\$138,000	\$155,200	\$172,400	\$189,700	\$206,900	\$224,200	\$241,400	\$258,700	\$275,900	
	4	\$99,130	\$119,025	\$138,805	\$158,700	\$178,480	\$198,260	\$218,155	\$237,935	\$257,830	\$277,610	\$297,505	\$317,285	
5.875%	1	\$59,570	\$71,470	\$83,370	\$95,270	\$107,170	\$119,070	\$130,970	\$142,870	\$154,770	\$166,670	\$178,640	\$190,540	
	2	\$72,335	\$86,785	\$101,235	\$115,685	\$130,135	\$144,585	\$159,035	\$173,485	\$187,935	\$202,385	\$216,920	\$231,370	
	3	\$85,100	\$102,100	\$119,100	\$136,100	\$153,100	\$170,100	\$187,100	\$204,100	\$221,100	\$238,100	\$255,200	\$272,200	
	4	\$97,865	\$117,415	\$136,965	\$156,515	\$176,065	\$195,615	\$215,165	\$234,715	\$254,265	\$273,815	\$293,480	\$313,030	
6.000%	1	\$58,730	\$70,490	\$82,250	\$94,010	\$105,700	\$117,530	\$129,220	\$140,980	\$152,740	\$164,500	\$176,190	\$188,020	
	2	\$71,315	\$85,595	\$99,875	\$114,155	\$128,350	\$142,715	\$156,910	\$171,190	\$185,470	\$199,750	\$213,945	\$228,310	
	3	\$83,900	\$100,700	\$117,500	\$134,300	\$151,000	\$167,900	\$184,600	\$201,400	\$218,200	\$235,000	\$251,700	\$268,600	
	4	\$96,485	\$115,805	\$135,125	\$154,445	\$173,650	\$193,085	\$212,290	\$231,610	\$250,930	\$270,250	\$289,455	\$308,890	
6.125%	1	\$57,960	\$69,580	\$81,130	\$92,750	\$104,300	\$115,920	\$127,540	\$139,090	\$150,710	\$162,260	\$173,880	\$185,500	
	2	\$70,380	\$84,490	\$98,515	\$112,625	\$126,650	\$140,760	\$154,870	\$168,895	\$183,005	\$197,030	\$211,140	\$225,250	
	3	\$82,800	\$99,400	\$115,900	\$132,500	\$149,000	\$165,600	\$182,200	\$198,700	\$215,300	\$231,800	\$248,400	\$265,000	
	4	\$95,220	\$114,310	\$133,285	\$152,375	\$171,350	\$190,440	\$209,530	\$228,505	\$247,595	\$266,570	\$285,660	\$304,750	
6.250%	1	\$57,190	\$68,670	\$80,080	\$91,560	\$102,970	\$114,380	\$125,860	\$137,270	\$148,750	\$160,160	\$171,640	\$183,050	
	2	\$69,445	\$83,385	\$97,240	\$111,180	\$125,035	\$138,890	\$152,830	\$166,685	\$180,625	\$194,480	\$208,420	\$222,275	
	3	\$81,700	\$98,100	\$114,400	\$130,800	\$147,100	\$163,400	\$179,800	\$196,100	\$212,500	\$228,800	\$245,200	\$261,500	
	4	\$93,955	\$112,815	\$131,560	\$150,420	\$169,165	\$187,910	\$206,770	\$225,515	\$244,375	\$263,120	\$281,980	\$300,725	
6.375%	1	\$56,420	\$67,760	\$79,100	\$90,370	\$101,640	\$112,910	\$124,250	\$135,520	\$146,790	\$158,060	\$169,330	\$180,670	
	2	\$68,510	\$82,280	\$96,050	\$109,735	\$123,420	\$137,105	\$150,875	\$164,560	\$178,245	\$191,930	\$205,615	\$219,385	
	3	\$80,600	\$96,800	\$113,000	\$129,100	\$145,200	\$161,300	\$177,500	\$193,600	\$209,700	\$225,800	\$241,900	\$258,100	
	4	\$92,690	\$111,320	\$129,950	\$148,465	\$166,980	\$185,495	\$204,125	\$222,640	\$241,155	\$259,670	\$278,185	\$296,815	
6.500%	1	\$55,790	\$66,850	\$77,980	\$89,180	\$100,310	\$111,440	\$122,570	\$133,770	\$144,900	\$156,030	\$167,230	\$178,290	
	2	\$67,745	\$81,175	\$94,690	\$108,290	\$121,805	\$135,320	\$148,835	\$162,435	\$175,950	\$189,465	\$203,065	\$216,495	
	3	\$79,700	\$95,500	\$111,400	\$127,400	\$143,300	\$159,200	\$175,100	\$191,100	\$207,000	\$222,900	\$238,900	\$254,700	
	4	\$91,655	\$109,825	\$128,110	\$146,510	\$164,795	\$183,080	\$201,365	\$219,765	\$238,050	\$256,335	\$274,735	\$292,905	
6.625%	1	\$55,020	\$66,010	\$77,000	\$87,990	\$99,050	\$109,970	\$121,030	\$132,020	\$143,010	\$154,070	\$164,990	\$176,050	
	2	\$66,810	\$80,155	\$93,500	\$106,845	\$120,275	\$133,535	\$146,965	\$160,310	\$173,655	\$187,085	\$200,345	\$213,775	
	3	\$78,600	\$94,300	\$110,000	\$125,700	\$141,500	\$157,100	\$172,900	\$188,600	\$204,300	\$220,100	\$235,700	\$251,500	
	4	\$90,390	\$108,445	\$126,500	\$144,555	\$162,725	\$180,665	\$198,835	\$216,890	\$234,945	\$253,115	\$271,055	\$289,225	



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**

**2016**  
**AFFORDABLE SALES PRICE GUIDELINES**  
**MOLOKA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
		\$21,245	\$25,494	\$29,743	\$33,992	\$38,241	\$42,490	\$46,739	\$50,988	\$55,237	\$59,486	\$63,735	\$67,984
6.750%	1	\$54,320	\$65,170	\$76,020	\$86,870	\$97,790	\$108,640	\$119,420	\$130,340	\$141,190	\$152,110	\$162,890	\$173,740
	2	\$65,960	\$79,135	\$92,310	\$105,485	\$118,745	\$131,920	\$145,010	\$158,270	\$171,445	\$184,705	\$197,795	\$210,970
	3	\$77,600	\$93,100	\$108,600	\$124,100	\$139,700	\$155,200	\$170,600	\$186,200	\$201,700	\$217,300	\$232,700	\$248,200
	4	\$89,240	\$107,065	\$124,890	\$142,715	\$160,655	\$178,480	\$196,190	\$214,130	\$231,955	\$249,895	\$267,605	\$285,430
6.875%	1	\$53,620	\$64,330	\$75,040	\$85,820	\$96,530	\$107,240	\$117,950	\$128,730	\$139,440	\$150,150	\$160,860	\$171,570
	2	\$65,110	\$78,115	\$91,120	\$104,210	\$117,215	\$130,220	\$143,225	\$156,315	\$169,320	\$182,325	\$195,330	\$208,335
	3	\$76,600	\$91,900	\$107,200	\$122,600	\$137,900	\$153,200	\$168,500	\$183,900	\$199,200	\$214,500	\$229,800	\$245,100
	4	\$88,090	\$105,685	\$123,280	\$140,990	\$158,585	\$176,180	\$193,775	\$211,485	\$229,080	\$246,675	\$264,270	\$281,865
7.000%	1	\$52,920	\$63,490	\$74,060	\$84,770	\$95,340	\$105,910	\$116,480	\$127,050	\$137,690	\$148,260	\$158,830	\$169,400
	2	\$64,260	\$77,095	\$89,930	\$102,935	\$115,770	\$128,605	\$141,440	\$154,275	\$167,195	\$180,030	\$192,865	\$205,700
	3	\$75,600	\$90,700	\$105,800	\$121,100	\$136,200	\$151,300	\$166,400	\$181,500	\$196,700	\$211,800	\$226,900	\$242,000
	4	\$86,940	\$104,305	\$121,670	\$139,265	\$156,630	\$173,995	\$191,360	\$208,725	\$226,205	\$243,570	\$260,935	\$278,300
7.125%	1	\$52,290	\$62,720	\$73,220	\$83,650	\$94,150	\$104,580	\$115,010	\$125,510	\$135,940	\$146,440	\$156,870	\$167,300
	2	\$63,495	\$76,160	\$88,910	\$101,575	\$114,325	\$126,990	\$139,655	\$152,405	\$165,070	\$177,820	\$190,485	\$203,150
	3	\$74,700	\$89,600	\$104,600	\$119,500	\$134,500	\$149,400	\$164,300	\$179,300	\$194,200	\$209,200	\$224,100	\$239,000
	4	\$85,905	\$103,040	\$120,290	\$137,425	\$154,675	\$171,810	\$188,945	\$206,195	\$223,330	\$240,580	\$257,715	\$274,850
7.250%	1	\$51,660	\$61,950	\$72,240	\$82,600	\$92,960	\$103,250	\$113,610	\$123,900	\$134,260	\$144,620	\$154,910	\$165,270
	2	\$62,730	\$75,225	\$87,720	\$100,300	\$112,880	\$125,375	\$137,955	\$150,450	\$163,030	\$175,610	\$188,105	\$200,685
	3	\$73,800	\$88,500	\$103,200	\$118,000	\$132,800	\$147,500	\$162,300	\$177,000	\$191,800	\$206,600	\$221,300	\$236,100
	4	\$84,870	\$101,775	\$118,680	\$135,700	\$152,720	\$169,625	\$186,645	\$203,550	\$220,570	\$237,590	\$254,495	\$271,515
7.375%	1	\$50,960	\$61,180	\$71,400	\$81,620	\$91,770	\$101,990	\$112,210	\$122,430	\$132,650	\$142,800	\$152,950	\$163,170
	2	\$61,880	\$74,290	\$86,700	\$99,110	\$111,435	\$123,845	\$136,255	\$148,665	\$161,075	\$173,400	\$185,725	\$198,135
	3	\$72,800	\$87,400	\$102,000	\$116,600	\$131,100	\$145,700	\$160,300	\$174,900	\$189,500	\$204,000	\$218,500	\$233,100
	4	\$83,720	\$100,510	\$117,300	\$134,090	\$150,765	\$167,555	\$184,345	\$201,135	\$217,925	\$234,600	\$251,275	\$268,065
7.500%	1	\$50,400	\$60,410	\$70,490	\$80,570	\$90,650	\$100,730	\$110,810	\$120,890	\$130,970	\$141,050	\$151,130	\$161,210
	2	\$61,200	\$73,355	\$85,595	\$97,835	\$110,075	\$122,315	\$134,555	\$146,795	\$159,035	\$171,275	\$183,515	\$195,755
	3	\$72,000	\$86,300	\$100,700	\$115,100	\$129,500	\$143,900	\$158,300	\$172,700	\$187,100	\$201,500	\$215,900	\$230,300
	4	\$82,800	\$99,245	\$115,805	\$132,365	\$148,925	\$165,485	\$182,045	\$198,605	\$215,165	\$231,725	\$248,285	\$264,845
7.625%	1	\$49,770	\$59,710	\$69,650	\$79,660	\$89,600	\$99,540	\$109,480	\$119,420	\$129,430	\$139,370	\$149,310	\$159,250
	2	\$60,435	\$72,505	\$84,575	\$96,730	\$108,800	\$120,870	\$132,940	\$145,010	\$157,165	\$169,235	\$181,305	\$193,375
	3	\$71,100	\$85,300	\$99,500	\$113,800	\$128,000	\$142,200	\$156,400	\$170,600	\$184,900	\$199,100	\$213,300	\$227,500
	4	\$81,765	\$98,095	\$114,425	\$130,870	\$147,200	\$163,530	\$179,860	\$196,190	\$212,635	\$228,965	\$245,295	\$261,625
7.750%	1	\$49,140	\$58,940	\$68,880	\$78,680	\$88,550	\$98,350	\$108,150	\$118,020	\$127,820	\$137,690	\$147,490	\$157,290
	2	\$59,670	\$71,570	\$83,640	\$95,540	\$107,525	\$119,425	\$131,325	\$143,310	\$155,210	\$167,195	\$179,095	\$190,995
	3	\$70,200	\$84,200	\$98,400	\$112,400	\$126,500	\$140,500	\$154,500	\$168,600	\$182,600	\$196,700	\$210,700	\$224,700
	4	\$80,730	\$96,830	\$113,160	\$129,260	\$145,475	\$161,575	\$177,675	\$193,890	\$209,990	\$226,205	\$242,305	\$258,405
7.875%	1	\$48,580	\$58,310	\$67,970	\$77,770	\$87,430	\$97,160	\$106,820	\$116,620	\$126,350	\$136,010	\$145,740	\$155,400
	2	\$58,990	\$70,805	\$82,535	\$94,435	\$106,165	\$117,980	\$129,710	\$141,610	\$153,425	\$165,155	\$176,970	\$188,700
	3	\$69,400	\$83,300	\$97,100	\$111,100	\$124,900	\$138,800	\$152,600	\$166,600	\$180,500	\$194,300	\$208,200	\$222,000
	4	\$79,810	\$95,795	\$111,665	\$127,765	\$143,635	\$159,620	\$175,490	\$191,590	\$207,575	\$223,445	\$239,430	\$255,300
8.000%	1	\$48,020	\$57,610	\$67,200	\$76,790	\$86,380	\$96,040	\$105,560	\$115,220	\$124,810	\$134,400	\$143,990	\$153,580
	2	\$58,310	\$69,955	\$81,600	\$93,245	\$104,890	\$116,620	\$128,180	\$139,910	\$151,555	\$163,200	\$174,845	\$186,490
	3	\$68,600	\$82,300	\$96,000	\$109,700	\$123,400	\$137,200	\$150,800	\$164,600	\$178,300	\$192,000	\$205,700	\$219,400
	4	\$78,890	\$94,645	\$110,400	\$126,155	\$141,910	\$157,780	\$173,420	\$189,290	\$205,045	\$220,800	\$236,555	\$252,310



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**MOLOKA'I**  
**MULTI-FAMILY**

Effective: **May 1, 2016**

Prevailing Int. Rate	No. of Bedroom	Percent of Median Income											
		Very Low	Low Income			Below Moderate		Moderate		Above Moderate		Gap Income	
		50% & Below	(51% to 80%)			(81% to 100%)		(101% to 120%)		(121% to 140%)		(141% to 160%)	
		50%	60%	70%	80%	90%	100%	110%	120%	130%	140%	150%	160%
8.125%	1	\$26,840	\$32,208	\$37,576	\$42,944	\$48,312	\$53,680	\$59,048	\$64,416	\$69,784	\$75,152	\$80,520	\$85,888
	2	\$47,460	\$56,980	\$66,430	\$75,950	\$85,400	\$94,850	\$104,370	\$113,820	\$123,340	\$132,790	\$142,310	\$151,830
	3	\$57,630	\$69,190	\$80,665	\$92,225	\$103,700	\$115,175	\$126,735	\$138,210	\$149,770	\$161,245	\$172,805	\$184,365
	4	\$67,800	\$81,400	\$94,900	\$108,500	\$122,000	\$135,500	\$149,100	\$162,600	\$176,200	\$189,700	\$203,300	\$216,900
8.250%	1	\$77,970	\$93,610	\$109,135	\$124,775	\$140,300	\$155,825	\$171,465	\$186,990	\$202,630	\$218,155	\$233,795	\$249,435
	2	\$46,900	\$56,280	\$65,660	\$75,040	\$84,420	\$93,730	\$103,110	\$112,490	\$121,940	\$131,320	\$140,700	\$150,010
	3	\$56,950	\$68,340	\$79,730	\$91,120	\$102,510	\$113,815	\$125,205	\$136,595	\$148,070	\$159,460	\$170,850	\$182,155
	4	\$67,000	\$80,400	\$93,800	\$107,200	\$120,600	\$133,900	\$147,300	\$160,700	\$174,200	\$187,600	\$201,000	\$214,300
8.375%	1	\$77,050	\$92,460	\$107,870	\$123,280	\$138,690	\$153,985	\$169,395	\$184,805	\$200,330	\$215,740	\$231,150	\$246,445
	2	\$46,340	\$55,650	\$64,890	\$74,130	\$83,440	\$92,680	\$101,920	\$111,230	\$120,470	\$129,780	\$139,020	\$148,330
	3	\$56,270	\$67,575	\$78,795	\$90,015	\$101,320	\$112,540	\$123,760	\$135,065	\$146,285	\$157,590	\$168,810	\$180,115
	4	\$66,200	\$79,500	\$92,700	\$105,900	\$119,200	\$132,400	\$145,600	\$158,900	\$172,100	\$185,400	\$198,600	\$211,900
8.500%	1	\$76,130	\$91,425	\$106,605	\$121,785	\$137,080	\$152,260	\$167,440	\$182,735	\$197,915	\$213,210	\$228,390	\$243,685
	2	\$45,780	\$55,020	\$64,120	\$73,290	\$82,460	\$91,630	\$100,800	\$109,970	\$119,070	\$128,240	\$137,410	\$146,580
	3	\$55,590	\$66,810	\$77,860	\$88,995	\$100,130	\$111,265	\$122,400	\$133,535	\$144,585	\$155,720	\$166,855	\$177,990
	4	\$65,400	\$78,600	\$91,600	\$104,700	\$117,800	\$130,900	\$144,000	\$157,100	\$170,100	\$183,200	\$196,300	\$209,400
8.625%	1	\$75,210	\$90,390	\$105,340	\$120,405	\$135,470	\$150,535	\$165,600	\$180,665	\$195,615	\$210,680	\$225,745	\$240,810
	2	\$45,290	\$54,390	\$63,350	\$72,450	\$81,550	\$90,580	\$99,610	\$108,710	\$117,740	\$126,840	\$135,800	\$144,900
	3	\$54,995	\$66,045	\$76,925	\$87,975	\$99,025	\$109,990	\$120,955	\$132,005	\$142,970	\$154,020	\$164,900	\$175,950
	4	\$64,700	\$77,700	\$90,500	\$103,500	\$116,500	\$129,400	\$142,300	\$155,300	\$168,200	\$181,200	\$194,000	\$207,000
8.750%	1	\$74,405	\$89,355	\$104,075	\$119,025	\$133,975	\$148,810	\$163,645	\$178,595	\$193,430	\$208,380	\$223,100	\$238,050
	2	\$44,800	\$53,760	\$62,720	\$71,610	\$80,570	\$89,530	\$98,490	\$107,450	\$116,410	\$125,370	\$134,330	\$143,290
	3	\$54,400	\$65,280	\$76,160	\$86,955	\$97,835	\$108,715	\$119,595	\$130,475	\$141,355	\$152,235	\$163,115	\$173,995
	4	\$64,000	\$76,800	\$89,600	\$102,300	\$115,100	\$127,900	\$140,700	\$153,500	\$166,300	\$179,100	\$191,900	\$204,700
		\$73,600	\$88,320	\$103,040	\$117,645	\$132,365	\$147,085	\$161,805	\$176,525	\$191,245	\$205,965	\$220,685	\$235,405

Maximum affordable sales price is based on the following factors:

- \$42,490** Median family income as established by the Department of Housing and Human Concerns (DHHC)
- 30** Number of years for a fixed-rate mortgage loan with no discount points
- 30%** Percentage of gross monthly income for housing expenses (principle and interest payment only)
- 5%** Percentage of the purchase price for downpayment.



Prepared by:  
**HOUSING DIVISION**  
**DEPARTMENT OF HOUSING AND HUMAN CONCERNS (DHHC)**  
**COUNTY OF MAUI**  
 Effective: **May 1, 2016**

**2016**  
**INCOME LIMITS & AFFORDABLE RENT GUIDELINES**  
**MOLOKA'I**

### INCOME LIMITS FOR RENTAL UNITS (BY FAMILY SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
	0.7	0.8	0.9	1.0	1.08	1.16	1.24	1.32
10%	\$2,970	\$3,400	\$3,820	\$4,250	\$4,590	\$4,930	\$5,270	\$5,610
20%	\$5,950	\$6,800	\$7,650	\$8,500	\$9,180	\$9,860	\$10,540	\$11,220
30%	\$8,920	\$10,200	\$11,470	\$12,750	\$13,770	\$14,790	\$15,810	\$16,830
40%	\$11,900	\$13,600	\$15,300	\$17,000	\$18,360	\$19,720	\$21,080	\$22,430
50%	\$14,870	\$17,000	\$19,120	\$21,250	\$22,940	\$24,640	\$26,340	\$28,040
60%	\$17,850	\$20,400	\$22,940	\$25,490	\$27,530	\$29,570	\$31,610	\$33,650
70%	\$20,820	\$23,790	\$26,770	\$29,740	\$32,120	\$34,500	\$36,880	\$39,260
80%	\$23,790	\$27,190	\$30,590	\$33,990	\$36,710	\$39,430	\$42,150	\$44,870
90%	\$26,770	\$30,590	\$34,420	\$38,240	\$41,300	\$44,360	\$47,420	\$50,480
100%	\$29,740	\$33,990	\$38,240	\$42,490	\$45,890	\$49,290	\$52,690	\$56,090
110%	\$32,720	\$37,390	\$42,070	\$46,740	\$50,480	\$54,220	\$57,960	\$61,700
120%	\$35,690	\$40,790	\$45,890	\$50,990	\$55,070	\$59,150	\$63,230	\$67,300
130%	\$38,670	\$44,190	\$49,710	\$55,240	\$59,660	\$64,070	\$68,490	\$72,910
140%	\$41,640	\$47,590	\$53,540	\$59,490	\$64,240	\$69,000	\$73,760	\$78,520

### AFFORDABLE RENT GUIDELINES (BY UNIT SIZE & PERCENTAGE OF MEDIAN FAMILY INCOME)

% of Median	UNIT SIZE (NO. OF BEDROOMS)					
	0	1	2	3	4	5
10%	\$74	\$80	\$96	\$111	\$123	\$136
20%	\$149	\$159	\$191	\$221	\$247	\$272
30%	\$223	\$239	\$287	\$332	\$370	\$408
40%	\$298	\$319	\$383	\$442	\$493	\$544
50%	\$372	\$398	\$478	\$552	\$616	\$680
60%	\$446	\$478	\$574	\$663	\$739	\$816
70%	\$521	\$558	\$669	\$773	\$863	\$952
80%	\$595	\$637	\$765	\$884	\$986	\$1,088
90%	\$669	\$717	\$861	\$994	\$1,109	\$1,224
100%	\$744	\$797	\$956	\$1,105	\$1,232	\$1,360
110%	\$818	\$876	\$1,052	\$1,215	\$1,356	\$1,496
120%	\$892	\$956	\$1,147	\$1,326	\$1,479	\$1,632
130%	\$967	\$1,036	\$1,243	\$1,436	\$1,602	\$1,768
140%	\$1,041	\$1,115	\$1,339	\$1,547	\$1,725	\$1,904

Note: Affordable rents are based on 30% of gross monthly income. Affordable rents include utilities