

# 2024 Income Thresholds

## Description

The Community Housing program provides subsidized rental housing to low-income families, seniors, and individuals with special needs, as applicable, who cannot afford private sector accommodations. The Seniors Self-Contained program offers subsidized rental housing to seniors with similar affordability concerns. Applicants to either program whose income falls below local income thresholds are eligible to apply.

### ALBERTA 2024 INCOME THRESHOLDS

MUNICIPALITY	BACHELOR \$	1 BEDRM \$	2 BEDRM \$	3 BEDRM \$	4+ BEDRM \$
Calgary	48,000	58,000	67,500	76,000	87,500
Edmonton	39,000	46,500	58,000	70,000	75,500
Lethbridge	49,000	49,000	53,500	64,000	89,000
Medicine Hat	38,500	43,000	43,000	55,500	57,500
Brooks	40,000	48,000	52,000	56,000	65,000
Camrose	42,500	49,500	57,000	57,000	64,000
Canmore	61,500	71,500	88,500	103,000	119,500
Cold Lake	36,000	42,000	48,000	60,500	78,000
Grande Prairie	43,500	48,000	54,500	76,500	84,500
High River	36,000	42,000	53,000	63,500	74,000
Lacombe	44,000	51,500	60,000	70,000	81,000
Lloydminster	35,000	41,000	52,000	67,500	78,500
Okotoks	41,000	48,000	56,000	65,000	75,500
Red Deer	33,000	37,500	46,000	57,500	67,000
Strathmore	37,000	43,000	55,500	55,500	64,500
Sylvan Lake	41,000	48,000	48,000	56,500	70,500
Wetaskiwin	46,500	46,500	51,000	74,000	86,000
Wood Buffalo	40,000	50,500	62,000	89,500	104,000
Other Smaller Communities – Central	34,500	42,500	48,500	49,500	66,500
Other Smaller Communities - North	34,500	42,500	51,000	56,000	62,500
Other Smaller Communities - South	36,000	38,000	44,000	52,000	57,500
Other Smaller Communities - South Central	37,400	42,500	46,500	54,000	69,500

<b>MUNICIPALITY</b>	<b>BACHELOR</b>	<b>1 BEDRM</b>	<b>2 BEDRM</b>	<b>3 BEDRM</b>	<b>4+ BEDRM</b>
	<b>\$</b>	<b>\$</b>	<b>\$</b>	<b>\$</b>	<b>\$</b>
NON-MARKET NORTH *	NA	85,000	99,500	114,000	123,000
NON-MARKET SOUTH*	NA	85,500	99,000	112,000	120,500

\* Non-market areas are rural municipalities that have no private rental market in the area or in its proximity, e.g. Fort Chipewyan in the North and Coutts in the South.

Regions (Central, North, South, and South Central) are calculated using averages from communities within each respective region.

A comprehensive breakdown of income threshold by community follows.

**ALBERTA 2024 INCOME THRESHOLDS**  
**(Listed by municipality)**

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
ACME	37,400	42,500	46,500	54,000	69,500
AIRDRIE	48,000	58,000	67,500	76,000	87,500
ALIX	37,400	42,500	46,500	54,000	69,500
ALLIANCE	NA	85,500	99,000	112,000	120,500
AMISK	NA	85,500	99,000	112,000	120,500
ANDREW	34,500	42,500	48,500	49,500	66,500
ANZAC	40,000	50,500	62,000	89,500	104,000
ARDMORE	36,000	42,000	48,000	60,500	78,000
ASHMONT	34,500	42,500	48,500	49,500	66,500
ATHABASCA	34,500	42,500	48,500	49,500	66,500
BALZAC	48,000	58,000	67,500	76,000	87,500
BANFF	49,000	69,500	80,000	83,000	120,500
BARNWELL	36,000	38,000	44,000	52,000	57,500
BARONS	36,000	38,000	44,000	52,000	57,500
BARRHEAD	34,500	42,500	48,500	49,500	66,500
BASHAW	37,400	42,500	46,500	54,000	69,500
BASSANO	36,000	38,000	44,000	52,000	57,500
BEARSPAW	48,000	58,000	67,500	76,000	87,500
BEAUMONT	39,000	46,500	58,000	70,000	75,500
BEAVERLODGE	34,500	42,500	51,000	56,000	62,500
BEISEKER VILLAGE	48,000	58,000	67,500	76,000	87,500
BENTLEY	37,400	42,500	46,500	54,000	69,500
BERWYN	34,500	42,500	51,000	56,000	62,500
BETULA BEACH	39,000	46,500	58,000	70,000	75,500
BEZANSON	34,500	42,500	51,000	56,000	62,500
BIG VALLEY	37,400	42,500	46,500	54,000	69,500
BLACK DIAMOND	36,000	38,000	44,000	52,000	57,500
BLACKFALDS	37,400	42,500	46,500	54,000	69,500
BLAIRMORE	36,000	38,000	44,000	52,000	57,500
BLUE RIDGE	34,500	42,500	48,500	49,500	66,500
BLUESKY	34,500	42,500	51,000	56,000	62,500
BON ACCORD	39,000	46,500	58,000	70,000	75,500
BONNYVILLE	34,500	42,500	48,500	49,500	66,500
BOW ISLAND	36,000	38,000	44,000	52,000	57,500
BOWDEN	37,400	42,500	46,500	54,000	69,500
BOWELL	38,500	43,000	43,000	55,500	57,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
BOYLE	34,500	42,500	48,500	49,500	66,500
BRAGG CREEK	48,000	58,000	67,500	76,000	87,500
BRETON	34,500	42,500	48,500	49,500	66,500
BROOKS	40,000	48,000	52,000	56,000	65,000
BRUDERHEIM	34,500	42,500	48,500	49,500	66,500
CADOTTE LAKE	NA	85,000	99,500	114,000	123,000
CALAHOO	39,000	46,500	58,000	70,000	75,500
CALGARY	48,000	58,000	67,500	76,000	87,500
CALLING LAKE	NA	85,000	99,500	114,000	123,000
CALMAR	39,000	46,500	58,000	70,000	75,500
CAMROSE	42,500	49,500	57,000	57,000	64,000
CANMORE	61,500	71,500	88,500	103,000	119,500
CARDSTON	36,000	38,000	44,000	52,000	57,500
CARMANGAY	36,000	38,000	44,000	52,000	57,500
CAROLINE	37,400	42,500	46,500	54,000	69,500
CARSELAND	37,400	42,500	46,500	54,000	69,500
CARSTAIRS	37,400	42,500	46,500	54,000	69,500
CASTOR	37,400	42,500	46,500	54,000	69,500
CEREAL	37,400	42,500	46,500	54,000	69,500
CHAMPION	36,000	38,000	44,000	52,000	57,500
CHAUVIN	NA	85,500	99,000	112,000	120,500
CHESTERMERE	48,000	58,000	67,500	76,000	87,500
CHIGWELL	33,000	37,500	46,000	57,500	67,000
CHIPEWYAN LAKE	NA	85,000	99,500	114,000	123,000
CHIPMAN	34,500	42,500	48,500	49,500	66,500
CLAIRMONT	43,500	48,000	54,500	76,500	84,500
CLARESHOLM	36,000	38,000	44,000	52,000	57,500
CLIVE	33,000	37,500	46,000	57,500	67,000
CLYDE	34,500	42,500	48,500	49,500	66,500
COALDALE	36,000	38,000	44,000	52,000	57,500
COALHURST	49,000	49,000	53,500	64,000	89,000
COCHRANE	48,000	58,000	67,500	76,000	87,500
COLD LAKE	36,000	42,000	48,000	60,500	78,000
COLINTON	34,500	42,500	48,500	49,500	66,500
CONKLIN	NA	85,000	99,500	114,000	123,000
CONRICH	48,000	58,000	67,500	76,000	87,500
CONSORT	37,400	42,500	46,500	54,000	69,500
CORONATION	37,400	42,500	46,500	54,000	69,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
COUTTS	NA	85,500	99,000	112,000	120,500
CREMONA	NA	85,500	99,000	112,000	120,500
CROSSFIELD	48,000	58,000	67,500	76,000	87,500
CROWSNEST PASS	36,000	38,000	44,000	52,000	57,500
CZAR	NA	85,500	99,000	112,000	120,500
DARWELL	34,500	42,500	48,500	49,500	66,500
DAYSLAND	37,400	42,500	46,500	54,000	69,500
DE WINTON	48,000	58,000	67,500	76,000	87,500
DELACOUR	48,000	58,000	67,500	76,000	87,500
DELBURNE	37,400	42,500	46,500	54,000	69,500
DELIA	37,400	42,500	46,500	54,000	69,500
DERWENT	34,500	42,500	48,500	49,500	66,500
DEVON	39,000	46,500	58,000	70,000	75,500
DEWBERRY	34,500	42,500	48,500	49,500	66,500
DIAMOND CITY	49,000	49,000	53,500	64,000	89,000
DIDSBURY	37,400	42,500	46,500	54,000	69,500
DONNELLY	34,500	42,500	51,000	56,000	62,500
DRAYTON VALLEY	34,500	42,500	48,500	49,500	66,500
DRUMHELLER	37,400	42,500	46,500	54,000	69,500
DUCHESS	40,000	48,000	52,000	56,000	65,000
DUNMORE	38,500	43,000	43,000	55,500	57,500
EAGLESHAM	NA	85,000	99,500	114,000	123,000
ECKVILLE	37,400	42,500	46,500	54,000	69,500
EDGERTON	37,400	42,500	46,500	54,000	69,500
EDMONTON	39,000	46,500	58,000	70,000	75,500
EDSON	34,500	42,500	48,500	49,500	66,500
ELK POINT	34,500	42,500	48,500	49,500	66,500
ELNORA	37,400	42,500	46,500	54,000	69,500
ENILDA	34,500	42,500	51,000	56,000	62,500
ENTWISTLE	34,500	42,500	48,500	49,500	66,500
EVANSBURG	34,500	42,500	48,500	49,500	66,500
FAIRVIEW	34,500	42,500	51,000	56,000	62,500
FALHER	34,500	42,500	51,000	56,000	62,500
FAUST	34,500	42,500	51,000	56,000	62,500
FERINTOSH	37,400	42,500	46,500	54,000	69,500
FOREMOST	36,000	38,000	44,000	52,000	57,500
FORESTBURG	37,400	42,500	46,500	54,000	69,500
FORT ASSINIBOINE	34,500	42,500	48,500	49,500	66,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
FORT CHIPEWYAN	NA	85,000	99,500	114,000	123,000
FORT MACLEOD	36,000	38,000	44,000	52,000	57,500
FORT MCKAY	NA	85,000	99,500	114,000	123,000
FORT MCMURRAY	40,000	50,500	62,000	89,500	104,000
FORT SASKATCHEWAN	39,000	46,500	58,000	70,000	75,500
FORT VERMILLION	NA	85,000	99,500	114,000	123,000
FOX CREEK	34,500	42,500	51,000	56,000	62,500
GALAHAD	37,400	42,500	46,500	54,000	69,500
GIBBONS	39,000	46,500	58,000	70,000	75,500
GIROUXVILLE	34,500	42,500	51,000	56,000	62,500
GLEICHEN	36,000	38,000	44,000	52,000	57,500
GLENDON	34,500	42,500	48,500	49,500	66,500
GOLDEN DAYS	39,000	46,500	58,000	70,000	75,500
GRAND CENTRE	36,000	42,000	48,000	60,500	78,000
GRANDE CACHE	34,500	42,500	51,000	56,000	62,500
GRANDE CACHE CO-OPS	NA	85,000	99,500	114,000	123,000
GRANDE PRAIRIE	43,500	48,000	54,500	76,500	84,500
GRANUM	36,000	38,000	44,000	52,000	57,500
GRIMSHAW	34,500	42,500	51,000	56,000	62,500
GROVEDALE	43,500	48,000	54,500	76,500	84,500
GUNN	34,500	42,500	48,500	49,500	66,500
GWYNNE	46,500	46,500	51,000	74,000	86,000
HANNA	37,400	42,500	46,500	54,000	69,500
HARDISTY	37,400	42,500	46,500	54,000	69,500
HEISLER	36,000	38,000	44,000	52,000	57,500
HIGH LEVEL	34,500	42,500	51,000	56,000	62,500
HIGH PRAIRIE	34,500	42,500	51,000	56,000	62,500
HIGH RIVER	36,000	42,000	53,000	63,500	74,000
HINES CREEK	34,500	42,500	51,000	56,000	62,500
HINTON	34,500	42,500	48,500	49,500	66,500
HOLDEN	34,500	42,500	48,500	49,500	66,500
HUGHENDEN	NA	85,500	99,000	112,000	120,500
HYTHE	34,500	42,500	51,000	56,000	62,500
INNISFAIL	37,400	42,500	46,500	54,000	69,500
INNISFREE	34,500	42,500	48,500	49,500	66,500
IRMA	37,400	42,500	46,500	54,000	69,500
IRRICANA	48,000	58,000	67,500	76,000	87,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
IRVINE	38,500	43,000	43,000	55,500	57,500
ISLAY	34,500	42,500	48,500	49,500	66,500
ITASKA BEACH	39,000	46,500	58,000	70,000	75,500
JACKSON	33,000	37,500	46,000	57,500	67,000
JANVIER	NA	85,000	99,500	114,000	123,000
JARVIE	34,500	42,500	48,500	49,500	66,500
JASPER	37,400	42,500	46,500	54,000	69,500
JOFFRE	33,000	37,500	46,000	57,500	67,000
JOSEPHBURG	39,000	46,500	58,000	70,000	75,500
KAPASIWIN	39,000	46,500	58,000	70,000	75,500
KEOMA	48,000	58,000	67,500	76,000	87,500
KILLAM	37,400	42,500	46,500	54,000	69,500
KINUSO	NA	85,000	99,500	114,000	123,000
KITSCOTY	34,500	42,500	48,500	49,500	66,500
LA CRETE	NA	85,000	99,500	114,000	123,000
LA GLACE	NA	85,000	99,500	114,000	123,000
LAC LA BICHE	34,500	42,500	51,000	56,000	62,500
LACOMBE	44,000	51,500	60,000	70,000	81,000
LAKEVIEW	39,000	46,500	58,000	70,000	75,500
LAMONT	34,500	42,500	48,500	49,500	66,500
LEDUC CITY	39,000	46,500	58,000	70,000	75,500
LEGAL	39,000	46,500	58,000	70,000	75,500
LESLIEVILLE	NA	85,500	99,000	112,000	120,500
LETHBRIDGE	49,000	49,000	53,500	64,000	89,000
LINDEN	37,400	42,500	46,500	54,000	69,500
LLOYDMINSTER	35,000	41,000	52,000	67,500	78,500
LOMOND	36,000	38,000	44,000	52,000	57,500
LOTTIE LAKE	34,500	42,500	48,500	49,500	66,500
LYALTA	48,000	58,000	67,500	76,000	87,500
MAGRATH	49,000	49,000	53,500	64,000	89,000
MALLAIG	34,500	42,500	48,500	49,500	66,500
MANNING	34,500	42,500	51,000	56,000	62,500
MANNVILLE	34,500	42,500	48,500	49,500	66,500
MARLBORO	34,500	42,500	48,500	49,500	66,500
MARWAYNE	34,500	42,500	48,500	49,500	66,500
MAYERTHORPE	34,500	42,500	48,500	49,500	66,500
MCLENNAN	34,500	42,500	51,000	56,000	62,500
MEDICINE HAT	38,500	43,000	43,000	55,500	57,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
MILK RIVER	NA	85,500	99,000	112,000	120,500
MILLET	34,500	42,500	48,500	49,500	66,500
MIRROR	37,400	42,500	46,500	54,000	69,500
MOOSE LAKE	34,500	42,500	48,500	49,500	66,500
MORINVILLE	39,000	46,500	58,000	70,000	75,500
MORRIN	37,400	42,500	46,500	54,000	69,500
MUNDARE	34,500	42,500	48,500	49,500	66,500
NAMAO	39,000	46,500	58,000	70,000	75,500
NAMPA	34,500	42,500	51,000	56,000	62,500
NANTON	36,000	38,000	44,000	52,000	57,500
NEW BROOK	34,500	42,500	48,500	49,500	66,500
NEW NORWAY	37,400	42,500	46,500	54,000	69,500
NEW SAREPTA	39,000	46,500	58,000	70,000	75,500
NISKU	39,000	46,500	58,000	70,000	75,500
NOBLEFORD	49,000	49,000	53,500	64,000	89,000
OHATON	42,500	49,500	57,000	57,000	64,000
OKOTOKS	41,000	48,000	56,000	65,000	75,500
OLDS	37,400	42,500	46,500	54,000	69,500
ONOWAY	34,500	42,500	48,500	49,500	66,500
OYEN	37,400	42,500	46,500	54,000	69,500
PEACE RIVER	34,500	42,500	51,000	56,000	62,500
PEERLESS LAKE	NA	85,000	99,500	114,000	123,000
PELICAN NARROWS	36,000	42,000	48,000	60,500	78,000
PENHOLD	37,400	42,500	46,500	54,000	69,500
PICTURE BUTTE	49,000	49,000	53,500	64,000	89,000
PINCHER CREEK	36,000	38,000	44,000	52,000	57,500
PLAMONDON	34,500	42,500	51,000	56,000	62,500
POINT ALISON	39,000	46,500	58,000	70,000	75,500
PONOKA	37,400	42,500	46,500	54,000	69,500
PRENTISS	33,000	37,500	46,000	57,500	67,000
PRIDDIS	48,000	58,000	67,500	76,000	87,500
PROVOST	37,400	42,500	46,500	54,000	69,500
RADWAY	34,500	42,500	48,500	49,500	66,500
RAYMOND	36,000	38,000	44,000	52,000	57,500
RED DEER	33,000	37,500	46,000	57,500	67,000
REDCLIFF	38,500	43,000	43,000	55,500	57,500
REDWATER	39,000	46,500	58,000	70,000	75,500
RIMBEY	37,400	42,500	46,500	54,000	69,500



MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
RIVIÈRE QUI BARRE	39,000	46,500	58,000	70,000	75,500
ROCKY MTN HOUSE	37,400	42,500	46,500	54,000	69,500
ROCKY RAPIDS	34,500	42,500	48,500	49,500	66,500
ROCKY VIEW	48,000	58,000	67,500	76,000	87,500
ROCKYFORD	36,000	38,000	44,000	52,000	57,500
ROSEMARY	40,000	48,000	52,000	56,000	65,000
ROYTAL	38,500	43,000	43,000	55,500	57,500
RYCROFT	34,500	42,500	51,000	56,000	62,500
RYLEY	34,500	42,500	48,500	49,500	66,500
SANDY LAKE	NA	85,000	99,500	114,000	123,000
SANGUDO	34,500	42,500	48,500	49,500	66,500
SEBA BEACH	39,000	46,500	58,000	70,000	75,500
SEDEGWICK	37,400	42,500	46,500	54,000	69,500
SEVEN PERSONS	38,500	43,000	43,000	55,500	57,500
SEXSMITH	34,500	42,500	51,000	56,000	62,500
SHAUGHNESSY	49,000	49,000	53,500	64,000	89,000
SHERWOOD PARK	39,000	46,500	58,000	70,000	75,500
SLAVE LAKE	34,500	42,500	51,000	56,000	62,500
SMITH	NA	85,000	99,500	114,000	123,000
SMOKY LAKE	34,500	42,500	48,500	49,500	66,500
SPEDDEN	34,500	42,500	48,500	49,500	66,500
SPIRIT RIVER	34,500	42,500	51,000	56,000	62,500
SPRING LAKE	39,000	46,500	58,000	70,000	75,500
SPRUCE GROVE	39,000	46,500	58,000	70,000	75,500
ST. ALBERT	39,000	46,500	58,000	70,000	75,500
ST. ISIDORE	34,500	42,500	51,000	56,000	62,500
ST. PAUL	34,500	42,500	48,500	49,500	66,500
STANDARD	36,000	38,000	44,000	52,000	57,500
STAVELY	36,000	38,000	44,000	52,000	57,500
STETTLER	37,400	42,500	46,500	54,000	69,500
STIRLING	49,000	49,000	53,500	64,000	89,000
STONY PLAIN	39,000	46,500	58,000	70,000	75,500
STRATHMORE	37,000	43,000	55,500	55,500	64,500
STROME	37,400	42,500	46,500	54,000	69,500
SUNDANCE BEACH	39,000	46,500	58,000	70,000	75,500
SUNDRE	37,400	42,500	46,500	54,000	69,500
SWAN HILLS	34,500	42,500	51,000	56,000	62,500
SYLVAN LAKE	41,000	48,000	48,000	56,500	70,500

MUNICIPALITY	BACHELOR \$	1 BDRM \$	2 BDRM \$	3 BDRM \$	4 BDRM \$
TABER	36,000	38,000	44,000	52,000	57,500
TEMPEST	49,000	49,000	53,500	64,000	89,000
THERIEN	34,500	42,500	48,500	49,500	66,500
THORHILD	34,500	42,500	48,500	49,500	66,500
THORSBY	39,000	46,500	58,000	70,000	75,500
THREE HILLS	37,400	42,500	46,500	54,000	69,500
TILLEY	40,000	48,000	52,000	56,000	65,000
TOFIELD	34,500	42,500	48,500	49,500	66,500
TORRINGTON	37,400	42,500	46,500	54,000	69,500
TROCHU	37,400	42,500	46,500	54,000	69,500
TROUT LAKE	NA	85,000	99,500	114,000	123,000
TURNER VALLEY	36,000	38,000	44,000	52,000	57,500
TUTTLE	33,000	37,500	46,000	57,500	67,000
TWO HILLS	34,500	42,500	48,500	49,500	66,500
VALLEYVIEW	34,500	42,500	51,000	56,000	62,500
VAUXHALL	36,000	38,000	44,000	52,000	57,500
VEGREVILLE	34,500	42,500	48,500	49,500	66,500
VERMILION	34,500	42,500	48,500	49,500	66,500
VETERAN	37,400	42,500	46,500	54,000	69,500
VIKING	34,500	42,500	48,500	49,500	66,500
VILLENEUVE	39,000	46,500	58,000	70,000	75,500
VILNA	34,500	42,500	48,500	49,500	66,500
VIMY	34,500	42,500	48,500	49,500	66,500
VINCENT LAKE	34,500	42,500	48,500	49,500	66,500
VULCAN	36,000	38,000	44,000	52,000	57,500
WABAMUN	39,000	46,500	58,000	70,000	75,500
WABASCA	NA	85,000	99,500	114,000	123,000
WAINWRIGHT	37,400	42,500	46,500	54,000	69,500
WARBURG	39,000	46,500	58,000	70,000	75,500
WARNER	NA	85,500	99,000	112,000	120,500
WASKATENAU	34,500	42,500	48,500	49,500	66,500
WEMBLEY	34,500	42,500	51,000	56,000	62,500
WESTLOCK	34,500	42,500	48,500	49,500	66,500
WETASKIWIN	46,500	46,500	51,000	74,000	86,000
WHITECOURT	34,500	42,500	51,000	56,000	62,500
WHITELAW	34,500	42,500	51,000	56,000	62,500
WILDWOOD	34,500	42,500	48,500	49,500	66,500
WOOD BUFFALO	40,000	50,500	62,000	89,500	104,000

MUNICIPALITY	BACHELOR	1 BDRM	2 BDRM	3 BDRM	4 BDRM
	\$	\$	\$	\$	\$
WORSLEY	34,500	42,500	51,000	56,000	62,500

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