



CommunityWorks

Building People & Places

PRISMA Health Employer Assisted Housing Program

Area Median Income Charts

Anderson County

Darlington County

Greenwood County

Greenville County

Lee County

Laurens County

Newberry County

Pickens County

Richland/Lexington/Fairfield Counties

Spartanburg County

Sumter County

Oconee County

Williamsburg County

2026 Area Median Income for Anderson County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$20,000	\$22,850	\$27,320	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$33,300	\$38,050	\$42,800	\$47,550	\$51,400	\$55,200	\$59,000	\$62,800
80%*	\$53,300	\$60,900	\$68,500	\$76,100	\$82,200	\$88,300	\$94,400	\$100,500
100%**	\$66,600	\$76,100	\$85,600	\$95,100	\$102,750	\$110,350	\$117,950	\$125,550
120%**	\$79,950	\$91,350	\$102,750	\$114,150	\$123,300	\$132,450	\$141,550	\$150,700

* HUD published
income limit

**Calculated based on the HUD Median Income, which is assigned to a family of four at 100% AMI. The 1-person family income limit is 70% of the 4-person income limit. The 2-person family income limit is 80% of the 4-person income limit, the 3-person family income limit is 90% of the 4-person income limit, the 5-person income limit is 108% of the 4-person income limit, the 6-person family income limit is 116% of the 4-person income limit, the 7-

2026 Area Median Income for Darlington County (PRISMA)

	Household Size						
% Area Median Income	1	2	3	4	5	6	7
30%*	\$15,960	\$21,640	\$27,320	\$33,000	\$38,680	\$43,300	\$46,300
50%*	\$26,150	\$29,850	\$33,600	\$37,300	\$40,300	\$43,300	\$46,300
80%*	\$41,800	\$47,800	\$53,750	\$59,700	\$64,500	\$69,300	\$74,050
100%**	\$47,200	\$53,950	\$60,700	\$67,400	\$72,800	\$78,200	\$83,600
120%**	\$56,650	\$64,750	\$72,850	\$80,900	\$87,400	\$93,850	\$100,350

* HUD published
income limit

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The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

2026 Area Median Income for Greenwood County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$15,960	\$21,640	\$27,320	\$33,000	\$38,680	\$43,300	\$46,300	\$49,250
50%*	\$26,150	\$29,850	\$33,600	\$37,300	\$40,300	\$43,300	\$46,300	\$49,250
80%*	\$41,800	\$47,800	\$53,750	\$59,700	\$64,500	\$69,300	\$74,050	\$78,850
100%**	\$52,250	\$59,700	\$67,150	\$74,600	\$80,600	\$86,550	\$92,550	\$98,500
120%**	\$62,700	\$71,650	\$80,600	\$89,550	\$96,750	\$103,900	\$111,050	\$118,250

* HUD published
income limit

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2026 Area Median Income for Greenville County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$22,350	\$25,550	\$28,750	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$37,200	\$42,550	\$47,850	\$53,150	\$57,450	\$61,700	\$65,950	\$70,200
80%*	\$59,550	\$68,050	\$76,550	\$85,050	\$91,900	\$98,700	\$105,500	\$112,300
100%**	\$74,500	\$85,150	\$95,800	\$106,400	\$114,950	\$123,450	\$131,950	\$140,450
120%**	\$89,400	\$102,200	\$114,950	\$127,700	\$137,950	\$148,150	\$158,350	\$168,600

* HUD published income limit

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2026 Area Median Income for Lee County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$15,960	\$21,640	\$27,320	\$33,000	\$38,680	\$43,300	\$46,300	\$49,250
50%*	\$26,150	\$29,850	\$33,600	\$37,300	\$40,300	\$43,300	\$46,300	\$49,250
80%*	\$41,800	\$47,800	\$53,750	\$59,700	\$64,500	\$69,300	\$74,050	\$78,850
100%**	\$43,000	\$49,150	\$55,300	\$61,400	\$66,350	\$71,250	\$76,150	\$81,050
120%**	\$51,600	\$59,000	\$66,350	\$73,700	\$79,600	\$85,500	\$91,400	\$97,300

* HUD published income limit

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2026 Area Median Income for Laurens County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$16,800	\$21,640	\$27,320	\$33,000	\$38,680	\$44,360	\$49,550	\$52,750
50%*	\$28,000	\$32,000	\$36,000	\$39,950	\$43,150	\$46,350	\$49,550	\$52,750
80%*	\$44,750	\$51,150	\$57,550	\$63,900	\$69,050	\$74,150	\$79,250	\$84,350
100%**	\$55,950	\$63,950	\$71,950	\$79,900	\$86,300	\$92,700	\$99,100	\$105,500
120%**	\$67,150	\$76,750	\$86,350	\$95,900	\$103,600	\$111,250	\$118,950	\$126,600

* HUD published income limit

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2026 Area Median Income for Newberry County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$16,600	\$21,640	\$27,320	\$33,000	\$38,680	\$44,360	\$48,950	\$52,100
50%*	\$27,650	\$31,600	\$35,550	\$39,450	\$42,650	\$45,800	\$48,950	\$52,100
80%*	\$44,200	\$50,500	\$56,800	\$63,100	\$68,150	\$73,200	\$78,250	\$83,300
100%**	\$55,250	\$63,150	\$71,050	\$78,900	\$85,250	\$91,550	\$97,850	\$104,150
120%**	\$66,300	\$75,800	\$85,250	\$94,700	\$102,300	\$109,900	\$117,450	\$125,050

* HUD published income limit

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2026 Area Median Income for Pickens County (PRISMA)

	Household Size							
% Area Median Income	1	2	3	4	5	6	7	8
30%*	\$22,350	\$25,550	\$28,750	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$37,200	\$42,550	\$47,850	\$53,150	\$57,450	\$61,700	\$65,950	\$70,200
80%*	\$59,550	\$68,050	\$76,550	\$85,050	\$91,900	\$98,700	\$105,500	\$112,300
100%**	\$74,500	\$85,150	\$95,800	\$106,400	\$114,950	\$123,450	\$131,950	\$140,450
120%**	\$89,400	\$102,200	\$114,950	\$127,700	\$137,950	\$148,150	\$158,350	\$168,600

* HUD published income limit

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2026 Area Median Income for Richland/Lexington/Fairfield Counties (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$19,400	\$22,200	\$27,320	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$32,350	\$37,000	\$41,600	\$46,200	\$49,900	\$53,600	\$57,300	\$61,000
80%*	\$51,750	\$59,150	\$66,550	\$73,900	\$79,850	\$85,750	\$91,650	\$97,550
100%**	\$64,700	\$73,950	\$83,200	\$92,400	\$99,800	\$107,200	\$114,600	\$122,000
120%**	\$77,650	\$88,750	\$99,850	\$110,900	\$119,800	\$128,650	\$137,550	\$146,400

* HUD published income limit

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2026 Area Median Income for Spartanburg County (PRISMA)

	Household Size							
% Area Median Income	1	2	3	4	5	6	7	8
30%*	\$19,000	\$21,700	\$27,320	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$31,600	\$36,100	\$40,600	\$45,150	\$48,750	\$52,400	\$56,000	\$59,600
80%*	\$50,600	\$57,800	\$65,050	\$72,250	\$78,050	\$83,850	\$89,600	\$95,400
100%**	\$63,850	\$73,000	\$82,100	\$91,200	\$98,500	\$105,800	\$113,100	\$120,400
120%**	\$76,650	\$87,600	\$98,550	\$109,450	\$118,250	\$127,000	\$135,750	\$144,500

* HUD published income limit

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2026 Area Median Income for Sumter County (PRISMA)

	Household Size							
% Area Median Income	1	2	3	4	5	6	7	8
30%*	\$15,960	\$21,640	\$27,320	\$33,000	\$38,680	\$43,300	\$46,300	\$49,250
50%*	\$26,150	\$29,850	\$33,600	\$37,300	\$40,300	\$43,300	\$46,300	\$49,250
80%*	\$41,800	\$47,800	\$53,750	\$59,700	\$64,500	\$69,300	\$74,050	\$78,850
100%**	\$51,950	\$59,400	\$66,800	\$74,200	\$80,150	\$86,100	\$92,050	\$97,950
120%**	\$62,350	\$71,250	\$80,150	\$89,050	\$96,200	\$103,300	\$110,450	\$117,550

* HUD published income limit

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2026 Area Median Income for Oconee County (PRISMA)

	Household Size							
% Area Median Income	1	2	3	4	5	6	7	8
30%*	\$18,700	\$21,640	\$27,320	\$33,000	\$38,680	\$44,360	\$50,040	\$55,720
50%*	\$31,100	\$35,550	\$40,000	\$44,450	\$48,050	\$51,600	\$55,150	\$58,700
80%*	\$49,800	\$56,900	\$64,000	\$71,100	\$76,800	\$82,500	\$88,200	\$93,900
100%**	\$63,100	\$72,100	\$81,100	\$90,100	\$97,350	\$104,550	\$111,750	\$118,950
120%**	\$75,750	\$86,550	\$97,350	\$108,150	\$116,850	\$125,500	\$134,150	\$142,800

* HUD published income limit

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2026 Area Median Income for Williamsburg County (PRISMA)

% Area Median Income	Household Size							
	1	2	3	4	5	6	7	8
30%*	\$15,960	\$21,640	\$27,320	\$33,000	\$38,680	\$43,300	\$46,300	\$49,250
50%*	\$26,150	\$29,850	\$33,600	\$37,300	\$40,300	\$43,300	\$46,300	\$49,250
80%*	\$41,800	\$47,800	\$53,750	\$59,700	\$64,500	\$69,300	\$74,050	\$78,850
100%**	\$43,900	\$50,200	\$56,450	\$62,700	\$67,750	\$72,750	\$77,750	\$82,800
120%**	\$52,700	\$60,200	\$67,750	\$75,250	\$81,300	\$87,300	\$93,350	\$99,350

* HUD published income limit

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