MEDIAN RENT 2013 $939
MEDIAN RENT 2018 $1,120

Median rent is an indicator of affordability. If rent is increasingly greatly, that can be an indicator of lack of affordability. In district 61A, rent increased 19% between 2013 and 2018. The district saw the 7th highest rent increase out of 134 districts.

MEDIAN RENTER INCOME 2013 $48,302
MEDIAN RENTER INCOME 2018 $53,565

Median renter income is an indicator of what people can afford for rent. If incomes stay flat or decline, it can be an indication that cost burden is increasing. In District 61A, renter income increased 11% between 2013 and 2018. The district ranked 72nd of 134 in terms of renter income increase.

INCOME NEEDED TO AFFORD RENT: $44,800

The income needed to afford rent -- $44,800 -- is less than the median renter income in the district. With a gap of $-8,765, rent in District 61A is affordable.


This report was published in February 2020, with data analysis by Gabriela Norton, Research Manager at Minnesota Housing Partnership, with graphics and design by Andy Birkey, MHP Director of Communications and Research. Questions? Contact MHP at info@mhponline.org or 651.925.5544.
REGIONAL DATA

Top jobs & income in the Twin Cities Region

- Retail Sales: $26,029
- Truck Driver: $52,343
- Food Service: $24,190
- Personal Care Aide: $26,766
- Registered Nurse: $86,042

Homelessness in the Twin Cities Region

- Number of Homeless on a given night in 2018: 6,763
- Change in Homelessness 2015 to 2018: 9%
- # of homeless kids: 2,277
- # of homeless seniors: 798

Without reliable shelter, productive work, progress at school and positive health outcomes are extremely difficult. Just a few decades ago, homelessness didn’t exist – and Minnesota has made strides in recent years, with a 9% reduction from 2012 to 2015.

HOMEOWNER STATISTICS

<table>
<thead>
<tr>
<th>MEDIAN HOME VALUE 2013</th>
<th>MEDIAN HOME VALUE 2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>$388,152</td>
<td>$404,400</td>
</tr>
</tbody>
</table>

In District 61A, median home values have increased in the last 5 years. In terms of home value increase, 61A was ranked 48th out of 134.

<table>
<thead>
<tr>
<th>MEDIAN OWNER INCOME 2013</th>
<th>MEDIAN OWNER INCOME 2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>$120,402</td>
<td>$137,568</td>
</tr>
</tbody>
</table>

Homeowner income has increased in the last 5 years. The district ranked 6th out of 134.

INCOME NEEDED TO AFFORD MEDIAN HOME:

- $121,320

COST BURDENED OWNERS

- Percent Cost Burdened: 4%
- Change in Cost Burden: 20% decrease

Cost-burdened owners pay 30% or more of their income on housing and an estimated 1,899 residents of District 61A may have to sacrifice education, food, and medicine to afford a place to live. For highest cost burden, the district ranked 41st.

COST BURDENED SENIORS

- Senior Cost Burden: 24%
- # of cost burdened seniors: 658

District 61A ranked 66th out of 134 for the percentage of seniors struggling to afford their homes.

% OWNERS THAT ARE POCI

- Owners: 9%
- Renters: 20%

People of color and indigenous people are less likely to own their home, a key to building wealth.