

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

County	Income Limit	One Person	Two Person	Three Person	Four Person	Five Person	Six Person	Seven Person	Eight Person	Maximum Rents				
		Person	Person	Person	Person	Person	Person	Person	Person	Efficiency	1 BR	2 BR	3 BR	4 BR
ALAMEDA	100%	\$118,800	\$135,800	\$152,800	\$169,700	\$183,300	\$196,900	\$210,500	\$224,100	\$2,970	\$3,182	\$3,820	\$4,412	\$4,922
	80%	\$95,040	\$108,640	\$122,240	\$135,760	\$146,640	\$157,520	\$168,400	\$179,280	\$2,376	\$2,546	\$3,056	\$3,529	\$3,938
	60%	\$71,280	\$81,480	\$91,680	\$101,820	\$109,980	\$118,140	\$126,300	\$134,460	\$1,782	\$1,909	\$2,292	\$2,647	\$2,953
	55%	\$65,340	\$74,690	\$84,040	\$93,335	\$100,815	\$108,295	\$115,775	\$123,255	\$1,633	\$1,750	\$2,101	\$2,426	\$2,707
	50%	\$59,400	\$67,900	\$76,400	\$84,850	\$91,650	\$98,450	\$105,250	\$112,050	\$1,485	\$1,591	\$1,910	\$2,206	\$2,461
	45%	\$53,460	\$61,110	\$68,760	\$76,365	\$82,485	\$88,605	\$94,725	\$100,845	\$1,336	\$1,432	\$1,719	\$1,985	\$2,215
	40%	\$47,520	\$54,320	\$61,120	\$67,880	\$73,320	\$78,760	\$84,200	\$89,640	\$1,188	\$1,273	\$1,528	\$1,764	\$1,969
	35%	\$41,580	\$47,530	\$53,480	\$59,395	\$64,155	\$68,915	\$73,675	\$78,435	\$1,039	\$1,113	\$1,337	\$1,544	\$1,722
	30%	\$35,640	\$40,740	\$45,840	\$50,910	\$54,990	\$59,070	\$63,150	\$67,230	\$891	\$954	\$1,146	\$1,323	\$1,476
ALPINE	100%	\$87,400	\$99,900	\$112,400	\$124,800	\$134,800	\$144,800	\$154,800	\$164,800	\$2,185	\$2,341	\$2,810	\$3,245	\$3,620
	80%	\$69,920	\$79,920	\$89,920	\$99,840	\$107,840	\$115,840	\$123,840	\$131,840	\$1,748	\$1,873	\$2,248	\$2,596	\$2,896
	60%	\$52,440	\$59,940	\$67,440	\$74,880	\$80,880	\$86,880	\$92,880	\$98,880	\$1,311	\$1,404	\$1,686	\$1,946	\$2,172
	55%	\$48,070	\$54,945	\$61,820	\$68,640	\$74,140	\$79,640	\$85,140	\$90,640	\$1,201	\$1,287	\$1,545	\$1,784	\$1,991
	50%	\$43,700	\$49,950	\$56,200	\$62,400	\$67,400	\$72,400	\$77,400	\$82,400	\$1,092	\$1,170	\$1,405	\$1,622	\$1,810
	45%	\$39,330	\$44,955	\$50,580	\$56,160	\$60,660	\$65,160	\$69,660	\$74,160	\$983	\$1,053	\$1,264	\$1,460	\$1,629
	40%	\$34,960	\$39,960	\$44,960	\$49,920	\$53,920	\$57,920	\$61,920	\$65,920	\$874	\$937	\$1,124	\$1,298	\$1,448
	35%	\$30,590	\$34,965	\$39,340	\$43,680	\$47,180	\$50,680	\$54,180	\$57,680	\$764	\$819	\$983	\$1,135	\$1,267
	30%	\$26,220	\$29,970	\$33,720	\$37,440	\$40,440	\$43,440	\$46,440	\$49,440	\$655	\$702	\$843	\$973	\$1,086
AMADOR	100%	\$77,400	\$88,400	\$99,500	\$110,500	\$119,400	\$128,200	\$137,100	\$145,900	\$1,935	\$2,072	\$2,487	\$2,873	\$3,205
	80%	\$61,920	\$70,720	\$79,600	\$88,400	\$95,520	\$102,560	\$109,680	\$116,720	\$1,548	\$1,658	\$1,990	\$2,298	\$2,564
	60%	\$46,440	\$53,040	\$59,700	\$66,300	\$71,640	\$76,920	\$82,260	\$87,540	\$1,161	\$1,243	\$1,492	\$1,724	\$1,923
	55%	\$42,570	\$48,620	\$54,725	\$60,775	\$65,670	\$70,510	\$75,405	\$80,245	\$1,064	\$1,139	\$1,368	\$1,580	\$1,762
	50%	\$38,700	\$44,200	\$49,750	\$55,250	\$59,700	\$64,100	\$68,550	\$72,950	\$967	\$1,036	\$1,243	\$1,436	\$1,602
	45%	\$34,830	\$39,780	\$44,775	\$49,725	\$53,730	\$57,690	\$61,695	\$65,655	\$870	\$932	\$1,119	\$1,293	\$1,442
	40%	\$30,960	\$35,360	\$39,800	\$44,200	\$47,760	\$51,280	\$54,840	\$58,360	\$774	\$829	\$995	\$1,149	\$1,282
	35%	\$27,090	\$30,940	\$34,825	\$38,675	\$41,790	\$44,870	\$47,985	\$51,065	\$677	\$725	\$870	\$1,005	\$1,121
	30%	\$23,220	\$26,520	\$29,850	\$33,150	\$35,820	\$38,460	\$41,130	\$43,770	\$580	\$621	\$746	\$862	\$961
BUTTE	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
CALAVERAS	100%	\$71,900	\$82,100	\$92,400	\$102,600	\$110,900	\$119,100	\$127,300	\$135,500	\$1,797	\$1,924	\$2,310	\$2,668	\$2,977
	80%	\$57,520	\$65,680	\$73,920	\$82,080	\$88,720	\$95,280	\$101,840	\$108,400	\$1,438	\$1,540	\$1,848	\$2,134	\$2,382
	60%	\$43,140	\$49,260	\$55,440	\$61,560	\$66,540	\$71,460	\$76,380	\$81,300	\$1,078	\$1,154	\$1,386	\$1,601	\$1,786
	55%	\$39,545	\$45,155	\$50,820	\$56,430	\$60,995	\$65,505	\$70,015	\$74,525	\$988	\$1,058	\$1,270	\$1,467	\$1,637
	50%	\$35,950	\$41,050	\$46,200	\$51,300	\$55,450	\$59,550	\$63,650	\$67,750	\$898	\$962	\$1,155	\$1,334	\$1,488
	45%	\$32,355	\$36,945	\$41,580	\$46,170	\$49,905	\$53,595	\$57,285	\$60,975	\$808	\$866	\$1,039	\$1,200	\$1,339
	40%	\$28,760	\$32,840	\$36,960	\$41,040	\$44,360	\$47,640	\$50,920	\$54,200	\$719	\$770	\$924	\$1,067	\$1,191
	35%	\$25,165	\$28,735	\$32,340	\$35,910	\$38,815	\$41,685	\$44,555	\$47,425	\$629	\$673	\$808	\$934	\$1,042
	30%	\$21,570	\$24,630	\$27,720	\$30,780	\$33,270	\$35,730	\$38,190	\$40,650	\$539	\$577	\$693	\$800	\$893
COLUSA	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
CONTRA COSTA	100%	\$58,800	\$135,800	\$152,800	\$169,700	\$183,300	\$196,900	\$210,500	\$224,100	\$1,470	\$2,432	\$3,820	\$4,412	\$4,922
	80%	\$47,040	\$108,640	\$122,240	\$135,760	\$146,640	\$157,520	\$168,400	\$179,280	\$1,176	\$1,946	\$3,056	\$3,529	\$3,938
	60%	\$35,280	\$81,480	\$91,680	\$101,820	\$109,980	\$118,140	\$126,300	\$134,460	\$882	\$1,459	\$2,292	\$2,647	\$2,953
	55%	\$32,340	\$74,690	\$84,040	\$93,335	\$100,815	\$108,295	\$115,775	\$123,255	\$808	\$1,337	\$2,101	\$2,426	\$2,707
	50%	\$29,400	\$67,900	\$76,400	\$84,850	\$91,650	\$98,450	\$105,250	\$112,050	\$735	\$1,216	\$1,910	\$2,206	\$2,461
	45%	\$26,460	\$61,110	\$68,760	\$76,365	\$82,485	\$88,605	\$94,725	\$100,845	\$661	\$1,094	\$1,719	\$1,985	\$2,215
	40%	\$23,520	\$54,320	\$61,120	\$67,880	\$73,320	\$78,760	\$84,200	\$89,640	\$588	\$973	\$1,528	\$1,764	\$1,969
	35%	\$20,580	\$47,530	\$53,480	\$59,395	\$64,155	\$68,915	\$73,675	\$78,435	\$514	\$851	\$1,337	\$1,544	\$1,722
	30%	\$17,640	\$40,740	\$45,840	\$50,910	\$54,990	\$59,070	\$63,150	\$67,230	\$441	\$729	\$1,146	\$1,323	\$1,476
	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690

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Effective May 1, 2026

DEL NORTE	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
EL DORADO	100%	\$92,000	\$105,200	\$118,300	\$131,400	\$142,000	\$152,500	\$163,000	\$173,500	\$2,300	\$2,464	\$2,957	\$3,417	\$3,812
	80%	\$73,600	\$84,160	\$94,640	\$105,120	\$113,600	\$122,000	\$130,400	\$138,800	\$1,840	\$1,972	\$2,366	\$2,734	\$3,050
	60%	\$55,200	\$63,120	\$70,980	\$78,840	\$85,200	\$91,500	\$97,800	\$104,100	\$1,380	\$1,478	\$1,774	\$2,050	\$2,287
	55%	\$50,600	\$57,860	\$65,065	\$72,270	\$78,100	\$83,875	\$89,650	\$95,425	\$1,265	\$1,355	\$1,626	\$1,879	\$2,096
	50%	\$46,000	\$52,600	\$59,150	\$65,700	\$71,000	\$76,250	\$81,500	\$86,750	\$1,150	\$1,232	\$1,478	\$1,708	\$1,906
	45%	\$41,400	\$47,340	\$53,235	\$59,130	\$63,900	\$68,625	\$73,350	\$78,075	\$1,035	\$1,109	\$1,330	\$1,537	\$1,715
	40%	\$36,800	\$42,080	\$47,320	\$52,560	\$56,800	\$61,000	\$65,200	\$69,400	\$920	\$986	\$1,183	\$1,367	\$1,525
	35%	\$32,200	\$36,820	\$41,405	\$45,990	\$49,700	\$53,375	\$57,050	\$60,725	\$805	\$862	\$1,035	\$1,196	\$1,334
	30%	\$27,600	\$31,560	\$35,490	\$39,420	\$42,600	\$45,750	\$48,900	\$52,050	\$690	\$739	\$887	\$1,025	\$1,143
FRESNO	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
GLENN	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254

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HUMBOLDT	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
IMPERIAL	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
INYO	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
KERN	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

KINGS	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
LAKE	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
LASSEN	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
LOS ANGELES	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
	100%	\$116,600	\$133,300	\$149,900	\$166,600	\$179,900	\$193,200	\$206,500	\$220,000	\$2,915	\$3,123	\$3,747	\$4,331	\$4,830
	80%	\$93,280	\$106,640	\$119,920	\$133,280	\$143,920	\$154,560	\$165,200	\$176,000	\$2,332	\$2,499	\$2,998	\$3,465	\$3,864
	60%	\$69,960	\$79,980	\$89,940	\$99,960	\$107,940	\$115,920	\$123,900	\$132,000	\$1,749	\$1,874	\$2,248	\$2,598	\$2,898
	55%	\$64,130	\$73,315	\$82,445	\$91,630	\$98,945	\$106,260	\$113,575	\$121,000	\$1,603	\$1,718	\$2,061	\$2,382	\$2,656
	50%	\$58,300	\$66,650	\$74,950	\$83,300	\$89,950	\$96,600	\$103,250	\$110,000	\$1,457	\$1,561	\$1,873	\$2,165	\$2,415
	45%	\$52,470	\$59,985	\$67,455	\$74,970	\$80,955	\$86,940	\$92,925	\$99,000	\$1,311	\$1,405	\$1,686	\$1,949	\$2,173
LOS ANGELES	40%	\$46,640	\$53,320	\$59,960	\$66,640	\$71,960	\$77,280	\$82,600	\$88,000	\$1,166	\$1,250	\$1,499	\$1,732	\$1,932
	35%	\$40,810	\$46,655	\$52,465	\$58,310	\$62,965	\$67,620	\$72,275	\$77,000	\$1,020	\$1,093	\$1,311	\$1,515	\$1,690
	30%	\$34,980	\$39,990	\$44,970	\$49,980	\$53,970	\$57,960	\$61,950	\$66,000	\$874	\$937	\$1,124	\$1,299	\$1,449

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

MADERA	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
MARIN	100%	\$168,600	\$192,700	\$216,800	\$240,800	\$260,100	\$279,400	\$298,600	\$317,900	\$4,215	\$4,516	\$5,420	\$6,261	\$6,985
	80%	\$134,880	\$154,160	\$173,440	\$192,640	\$208,080	\$223,520	\$238,880	\$254,320	\$3,372	\$3,613	\$4,336	\$5,009	\$5,588
	60%	\$101,160	\$115,620	\$130,080	\$144,480	\$156,060	\$167,640	\$179,160	\$190,740	\$2,529	\$2,709	\$3,252	\$3,756	\$4,191
	55%	\$92,730	\$105,985	\$119,240	\$132,440	\$143,055	\$153,670	\$164,230	\$174,845	\$2,318	\$2,483	\$2,981	\$3,443	\$3,841
	50%	\$84,300	\$96,350	\$108,400	\$120,400	\$130,050	\$139,700	\$149,300	\$158,950	\$2,107	\$2,258	\$2,710	\$3,130	\$3,492
	45%	\$75,870	\$86,715	\$97,560	\$108,360	\$117,045	\$125,730	\$134,370	\$143,055	\$1,896	\$2,032	\$2,439	\$2,817	\$3,143
	40%	\$67,440	\$77,080	\$86,720	\$96,320	\$104,040	\$111,760	\$119,440	\$127,160	\$1,686	\$1,807	\$2,168	\$2,504	\$2,794
	35%	\$59,010	\$67,445	\$75,880	\$84,280	\$91,035	\$97,790	\$104,510	\$111,265	\$1,475	\$1,580	\$1,896	\$2,191	\$2,444
	30%	\$50,580	\$57,810	\$65,040	\$72,240	\$78,030	\$83,820	\$89,580	\$95,370	\$1,264	\$1,354	\$1,626	\$1,878	\$2,095
MARIPOSA	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
MENDOCINO	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
MERCED	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
MODOC	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
MONO	100%	\$78,500	\$89,800	\$100,900	\$112,300	\$121,200	\$130,200	\$139,200	\$148,100	\$1,962	\$2,103	\$2,522	\$2,918	\$3,255
	80%	\$62,800	\$71,840	\$80,720	\$89,840	\$96,960	\$104,160	\$111,360	\$118,480	\$1,570	\$1,683	\$2,018	\$2,334	\$2,604
	60%	\$47,100	\$53,880	\$60,540	\$67,380	\$72,720	\$78,120	\$83,520	\$88,860	\$1,177	\$1,262	\$1,513	\$1,751	\$1,953
	55%	\$43,175	\$49,390	\$55,495	\$61,765	\$66,660	\$71,610	\$76,560	\$81,455	\$1,079	\$1,157	\$1,387	\$1,605	\$1,790
	50%	\$39,250	\$44,900	\$50,450	\$56,150	\$60,600	\$65,100	\$69,600	\$74,050	\$981	\$1,051	\$1,261	\$1,459	\$1,627
	45%	\$35,325	\$40,410	\$45,405	\$50,535	\$54,540	\$58,590	\$62,640	\$66,645	\$883	\$946	\$1,135	\$1,313	\$1,464
	40%	\$31,400	\$35,920	\$40,360	\$44,920	\$48,480	\$52,080	\$55,680	\$59,240	\$785	\$842	\$1,009	\$1,167	\$1,302
	35%	\$27,475	\$31,430	\$35,315	\$39,305	\$42,420	\$45,570	\$48,720	\$51,835	\$686	\$736	\$882	\$1,021	\$1,139
	30%	\$23,550	\$26,940	\$30,270	\$33,690	\$36,360	\$39,060	\$41,760	\$44,430	\$588	\$631	\$756	\$875	\$976
MONTEREY	100%	\$109,500	\$125,200	\$140,800	\$156,400	\$169,000	\$181,500	\$194,000	\$206,500	\$2,737	\$2,933	\$3,520	\$4,067	\$4,537
	80%	\$87,600	\$100,160	\$112,640	\$125,120	\$135,200	\$145,200	\$155,200	\$165,200	\$2,190	\$2,347	\$2,816	\$3,254	\$3,630
	60%	\$65,700	\$75,120	\$84,480	\$93,840	\$101,400	\$108,900	\$116,400	\$123,900	\$1,642	\$1,760	\$2,112	\$2,440	\$2,722
	55%	\$60,225	\$68,860	\$77,440	\$86,020	\$92,950	\$99,825	\$106,700	\$113,575	\$1,505	\$1,613	\$1,936	\$2,237	\$2,495
	50%	\$54,750	\$62,600	\$70,400	\$78,200	\$84,500	\$90,750	\$97,000	\$103,250	\$1,368	\$1,466	\$1,760	\$2,033	\$2,268
	45%	\$49,275	\$56,340	\$63,360	\$70,380	\$76,050	\$81,675	\$87,300	\$92,925	\$1,231	\$1,320	\$1,584	\$1,830	\$2,041
	40%	\$43,800	\$50,080	\$56,320	\$62,560	\$67,600	\$72,600	\$77,600	\$82,600	\$1,095	\$1,174	\$1,408	\$1,627	\$1,815

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	35%	\$38,325	\$43,820	\$49,280	\$54,740	\$59,150	\$63,525	\$67,900	\$72,275	\$958	\$1,026	\$1,232	\$1,423	\$1,588
	30%	\$32,850	\$37,560	\$42,240	\$46,920	\$50,700	\$54,450	\$58,200	\$61,950	\$821	\$880	\$1,056	\$1,220	\$1,361
NAPA	100%	\$123,400	\$141,000	\$158,700	\$176,300	\$190,500	\$204,600	\$218,600	\$232,700	\$3,085	\$3,305	\$3,967	\$4,585	\$5,115
	80%	\$98,720	\$112,800	\$126,960	\$141,040	\$152,400	\$163,680	\$174,880	\$186,160	\$2,468	\$2,644	\$3,174	\$3,667	\$4,092
	60%	\$74,040	\$84,600	\$95,220	\$105,780	\$114,300	\$122,760	\$131,160	\$139,620	\$1,851	\$1,982	\$2,380	\$2,750	\$3,069
	55%	\$67,870	\$77,550	\$87,285	\$96,965	\$104,775	\$112,530	\$120,230	\$127,985	\$1,696	\$1,817	\$2,182	\$2,521	\$2,813
	50%	\$61,700	\$70,500	\$79,350	\$88,150	\$95,250	\$102,300	\$109,300	\$116,350	\$1,542	\$1,652	\$1,983	\$2,292	\$2,557
	45%	\$55,530	\$63,450	\$71,415	\$79,335	\$85,725	\$92,070	\$98,370	\$104,715	\$1,388	\$1,487	\$1,785	\$2,063	\$2,301
	40%	\$49,360	\$56,400	\$63,480	\$70,520	\$76,200	\$81,840	\$87,440	\$93,080	\$1,234	\$1,322	\$1,587	\$1,833	\$2,046
	35%	\$43,190	\$49,350	\$55,545	\$61,705	\$66,675	\$71,610	\$76,510	\$81,445	\$1,079	\$1,156	\$1,388	\$1,604	\$1,790
	30%	\$37,020	\$42,300	\$47,610	\$52,890	\$57,150	\$61,380	\$65,580	\$69,810	\$925	\$991	\$1,190	\$1,375	\$1,534
NEVADA	100%	\$99,000	\$113,100	\$127,200	\$141,300	\$152,700	\$164,000	\$175,300	\$186,600	\$2,475	\$2,651	\$3,180	\$3,675	\$4,100
	80%	\$79,200	\$90,480	\$101,760	\$113,040	\$122,160	\$131,200	\$140,240	\$149,280	\$1,980	\$2,121	\$2,544	\$2,940	\$3,280
	60%	\$59,400	\$67,860	\$76,320	\$84,780	\$91,620	\$98,400	\$105,180	\$111,960	\$1,485	\$1,590	\$1,908	\$2,205	\$2,460
	55%	\$54,450	\$62,205	\$69,960	\$77,715	\$83,985	\$90,200	\$96,415	\$102,630	\$1,361	\$1,458	\$1,749	\$2,021	\$2,255
	50%	\$49,500	\$56,550	\$63,600	\$70,650	\$76,350	\$82,000	\$87,650	\$93,300	\$1,237	\$1,325	\$1,590	\$1,837	\$2,050
	45%	\$44,550	\$50,895	\$57,240	\$63,585	\$68,715	\$73,800	\$78,885	\$83,970	\$1,113	\$1,193	\$1,431	\$1,653	\$1,845
	40%	\$39,600	\$45,240	\$50,880	\$56,520	\$61,080	\$65,600	\$70,120	\$74,640	\$990	\$1,061	\$1,272	\$1,470	\$1,640
	35%	\$34,650	\$39,585	\$44,520	\$49,455	\$53,445	\$57,400	\$61,355	\$65,310	\$866	\$927	\$1,113	\$1,286	\$1,435
	30%	\$29,700	\$33,930	\$38,160	\$42,390	\$45,810	\$49,200	\$52,590	\$55,980	\$742	\$795	\$954	\$1,102	\$1,230
ORANGE	100%	\$130,300	\$148,900	\$167,500	\$186,100	\$201,000	\$215,900	\$230,800	\$245,700	\$3,257	\$3,490	\$4,187	\$4,838	\$5,397
	80%	\$104,240	\$119,120	\$134,000	\$148,880	\$160,800	\$172,720	\$184,640	\$196,560	\$2,606	\$2,792	\$3,350	\$3,871	\$4,318
	60%	\$78,180	\$89,340	\$100,500	\$111,660	\$120,600	\$129,540	\$138,480	\$147,420	\$1,954	\$2,093	\$2,512	\$2,903	\$3,238
	55%	\$71,665	\$81,895	\$92,125	\$102,355	\$110,550	\$118,745	\$126,940	\$135,135	\$1,791	\$1,919	\$2,303	\$2,661	\$2,968
	50%	\$65,150	\$74,450	\$83,750	\$93,050	\$100,500	\$107,950	\$115,400	\$122,850	\$1,628	\$1,744	\$2,093	\$2,419	\$2,698
	45%	\$58,635	\$67,005	\$75,375	\$83,745	\$90,450	\$97,155	\$103,860	\$110,565	\$1,465	\$1,570	\$1,884	\$2,177	\$2,428
	40%	\$52,120	\$59,560	\$67,000	\$74,440	\$80,400	\$86,360	\$92,320	\$98,280	\$1,303	\$1,396	\$1,675	\$1,935	\$2,159
	35%	\$45,605	\$52,115	\$58,625	\$65,135	\$70,350	\$75,565	\$80,780	\$85,995	\$1,140	\$1,221	\$1,465	\$1,693	\$1,889
	30%	\$39,090	\$44,670	\$50,250	\$55,830	\$60,300	\$64,770	\$69,240	\$73,710	\$977	\$1,046	\$1,256	\$1,451	\$1,619
PLACER	100%	\$92,000	\$105,200	\$118,300	\$131,400	\$142,000	\$152,500	\$163,000	\$173,500	\$2,300	\$2,464	\$2,957	\$3,417	\$3,812
	80%	\$73,600	\$84,160	\$94,640	\$105,120	\$113,600	\$122,000	\$130,400	\$138,800	\$1,840	\$1,972	\$2,366	\$2,734	\$3,050
	60%	\$55,200	\$63,120	\$70,980	\$78,840	\$85,200	\$91,500	\$97,800	\$104,100	\$1,380	\$1,478	\$1,774	\$2,050	\$2,287
	55%	\$50,600	\$57,860	\$65,065	\$72,270	\$78,100	\$83,875	\$89,650	\$95,425	\$1,265	\$1,355	\$1,626	\$1,879	\$2,096
	50%	\$46,000	\$52,600	\$59,150	\$65,700	\$71,000	\$76,250	\$81,500	\$86,750	\$1,150	\$1,232	\$1,478	\$1,708	\$1,906
	45%	\$41,400	\$47,340	\$53,235	\$59,130	\$63,900	\$68,625	\$73,350	\$78,075	\$1,035	\$1,109	\$1,330	\$1,537	\$1,715

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	40%	\$36,800	\$42,080	\$47,320	\$52,560	\$56,800	\$61,000	\$65,200	\$69,400	\$920	\$986	\$1,183	\$1,367	\$1,525
	35%	\$32,200	\$36,820	\$41,405	\$45,990	\$49,700	\$53,375	\$57,050	\$60,725	\$805	\$862	\$1,035	\$1,196	\$1,334
	30%	\$27,600	\$31,560	\$35,490	\$39,420	\$42,600	\$45,750	\$48,900	\$52,050	\$690	\$739	\$887	\$1,025	\$1,143
PLUMAS	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
RIVERSIDE	100%	\$86,100	\$98,400	\$110,700	\$123,000	\$132,900	\$142,700	\$152,600	\$162,400	\$2,152	\$2,306	\$2,767	\$3,198	\$3,567
	80%	\$68,880	\$78,720	\$88,560	\$98,400	\$106,320	\$114,160	\$122,080	\$129,920	\$1,722	\$1,845	\$2,214	\$2,559	\$2,854
	60%	\$51,660	\$59,040	\$66,420	\$73,800	\$79,740	\$85,620	\$91,560	\$97,440	\$1,291	\$1,383	\$1,660	\$1,919	\$2,140
	55%	\$47,355	\$54,120	\$60,885	\$67,650	\$73,095	\$78,485	\$83,930	\$89,320	\$1,183	\$1,268	\$1,522	\$1,759	\$1,962
	50%	\$43,050	\$49,200	\$55,350	\$61,500	\$66,450	\$71,350	\$76,300	\$81,200	\$1,076	\$1,153	\$1,383	\$1,599	\$1,783
	45%	\$38,745	\$44,280	\$49,815	\$55,350	\$59,805	\$64,215	\$68,670	\$73,080	\$968	\$1,037	\$1,245	\$1,439	\$1,605
	40%	\$34,440	\$39,360	\$44,280	\$49,200	\$53,160	\$57,080	\$61,040	\$64,960	\$861	\$923	\$1,107	\$1,279	\$1,427
	35%	\$30,135	\$34,440	\$38,745	\$43,050	\$46,515	\$49,945	\$53,410	\$56,840	\$753	\$807	\$968	\$1,119	\$1,248
	30%	\$25,830	\$29,520	\$33,210	\$36,900	\$39,870	\$42,810	\$45,780	\$48,720	\$645	\$691	\$830	\$959	\$1,070
SACRAMENTO	100%	\$92,000	\$105,200	\$118,300	\$131,400	\$142,000	\$152,500	\$163,000	\$173,500	\$2,300	\$2,464	\$2,957	\$3,417	\$3,812
	80%	\$73,600	\$84,160	\$94,640	\$105,120	\$113,600	\$122,000	\$130,400	\$138,800	\$1,840	\$1,972	\$2,366	\$2,734	\$3,050
	60%	\$55,200	\$63,120	\$70,980	\$78,840	\$85,200	\$91,500	\$97,800	\$104,100	\$1,380	\$1,478	\$1,774	\$2,050	\$2,287
	55%	\$50,600	\$57,860	\$65,065	\$72,270	\$78,100	\$83,875	\$89,650	\$95,425	\$1,265	\$1,355	\$1,626	\$1,879	\$2,096
	50%	\$46,000	\$52,600	\$59,150	\$65,700	\$71,000	\$76,250	\$81,500	\$86,750	\$1,150	\$1,232	\$1,478	\$1,708	\$1,906
	45%	\$41,400	\$47,340	\$53,235	\$59,130	\$63,900	\$68,625	\$73,350	\$78,075	\$1,035	\$1,109	\$1,330	\$1,537	\$1,715
	40%	\$36,800	\$42,080	\$47,320	\$52,560	\$56,800	\$61,000	\$65,200	\$69,400	\$920	\$986	\$1,183	\$1,367	\$1,525
	35%	\$32,200	\$36,820	\$41,405	\$45,990	\$49,700	\$53,375	\$57,050	\$60,725	\$805	\$862	\$1,035	\$1,196	\$1,334
	30%	\$27,600	\$31,560	\$35,490	\$39,420	\$42,600	\$45,750	\$48,900	\$52,050	\$690	\$739	\$887	\$1,025	\$1,143
SAN BENITO	100%	\$102,900	\$117,500	\$132,300	\$146,900	\$158,700	\$170,500	\$182,200	\$194,000	\$2,572	\$2,755	\$3,307	\$3,820	\$4,262
	80%	\$82,320	\$94,000	\$105,840	\$117,520	\$126,960	\$136,400	\$145,760	\$155,200	\$2,058	\$2,204	\$2,646	\$3,056	\$3,410
	60%	\$61,740	\$70,500	\$79,380	\$88,140	\$95,220	\$102,300	\$109,320	\$116,400	\$1,543	\$1,652	\$1,984	\$2,291	\$2,557
	55%	\$56,595	\$64,625	\$72,765	\$80,795	\$87,285	\$93,775	\$100,210	\$106,700	\$1,414	\$1,515	\$1,819	\$2,101	\$2,344
	50%	\$51,450	\$58,750	\$66,150	\$73,450	\$79,350	\$85,250	\$91,100	\$97,000	\$1,286	\$1,377	\$1,653	\$1,909	\$2,131

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	45%	\$46,305	\$52,875	\$59,535	\$66,105	\$71,415	\$76,725	\$81,990	\$87,300	\$1,157	\$1,239	\$1,488	\$1,718	\$1,918
	40%	\$41,160	\$47,000	\$52,920	\$58,760	\$63,480	\$68,200	\$72,880	\$77,600	\$1,029	\$1,102	\$1,323	\$1,528	\$1,705
	35%	\$36,015	\$41,125	\$46,305	\$51,415	\$55,545	\$59,675	\$63,770	\$67,900	\$900	\$964	\$1,157	\$1,336	\$1,491
	30%	\$30,870	\$35,250	\$39,690	\$44,070	\$47,610	\$51,150	\$54,660	\$58,200	\$771	\$826	\$992	\$1,145	\$1,278
SAN BERNARDINO	100%	\$86,100	\$98,400	\$110,700	\$123,000	\$132,900	\$142,700	\$152,600	\$162,400	\$2,152	\$2,306	\$2,767	\$3,198	\$3,567
	80%	\$68,880	\$78,720	\$88,560	\$98,400	\$106,320	\$114,160	\$122,080	\$129,920	\$1,722	\$1,845	\$2,214	\$2,559	\$2,854
	60%	\$51,660	\$59,040	\$66,420	\$73,800	\$79,740	\$85,620	\$91,560	\$97,440	\$1,291	\$1,383	\$1,660	\$1,919	\$2,140
	55%	\$47,355	\$54,120	\$60,885	\$67,650	\$73,095	\$78,485	\$83,930	\$89,320	\$1,183	\$1,268	\$1,522	\$1,759	\$1,962
	50%	\$43,050	\$49,200	\$55,350	\$61,500	\$66,450	\$71,350	\$76,300	\$81,200	\$1,076	\$1,153	\$1,383	\$1,599	\$1,783
	45%	\$38,745	\$44,280	\$49,815	\$55,350	\$59,805	\$64,215	\$68,670	\$73,080	\$968	\$1,037	\$1,245	\$1,439	\$1,605
	40%	\$34,440	\$39,360	\$44,280	\$49,200	\$53,160	\$57,080	\$61,040	\$64,960	\$861	\$923	\$1,107	\$1,279	\$1,427
	35%	\$30,135	\$34,440	\$38,745	\$43,050	\$46,515	\$49,945	\$53,410	\$56,840	\$753	\$807	\$968	\$1,119	\$1,248
	30%	\$25,830	\$29,520	\$33,210	\$36,900	\$39,870	\$42,810	\$45,780	\$48,720	\$645	\$691	\$830	\$959	\$1,070
SAN DIEGO	100%	\$102,500	\$140,000	\$157,500	\$174,900	\$188,900	\$202,900	\$216,900	\$230,900	\$2,562	\$3,031	\$3,937	\$4,547	\$5,072
	80%	\$82,000	\$112,000	\$126,000	\$139,920	\$151,120	\$162,320	\$173,520	\$184,720	\$2,050	\$2,425	\$3,150	\$3,637	\$4,058
	60%	\$61,500	\$84,000	\$94,500	\$104,940	\$113,340	\$121,740	\$130,140	\$138,540	\$1,537	\$1,818	\$2,362	\$2,728	\$3,043
	55%	\$56,375	\$77,000	\$86,625	\$96,195	\$103,895	\$111,595	\$119,295	\$126,995	\$1,409	\$1,667	\$2,165	\$2,501	\$2,789
	50%	\$51,250	\$70,000	\$78,750	\$87,450	\$94,450	\$101,450	\$108,450	\$115,450	\$1,281	\$1,515	\$1,968	\$2,273	\$2,536
	45%	\$46,125	\$63,000	\$70,875	\$78,705	\$85,005	\$91,305	\$97,605	\$103,905	\$1,153	\$1,364	\$1,771	\$2,046	\$2,282
	40%	\$41,000	\$56,000	\$63,000	\$69,960	\$75,560	\$81,160	\$86,760	\$92,360	\$1,025	\$1,213	\$1,575	\$1,818	\$2,029
	35%	\$35,875	\$49,000	\$55,125	\$61,215	\$66,115	\$71,015	\$75,915	\$80,815	\$896	\$1,060	\$1,378	\$1,591	\$1,775
	30%	\$30,750	\$42,000	\$47,250	\$52,470	\$56,670	\$60,870	\$65,070	\$69,270	\$768	\$909	\$1,181	\$1,364	\$1,521
SAN FRANCISCO	100%	\$168,600	\$192,700	\$216,800	\$240,800	\$260,100	\$279,400	\$298,600	\$317,900	\$4,215	\$4,516	\$5,420	\$6,261	\$6,985
	80%	\$134,880	\$154,160	\$173,440	\$192,640	\$208,080	\$223,520	\$238,880	\$254,320	\$3,372	\$3,613	\$4,336	\$5,009	\$5,588
	60%	\$101,160	\$115,620	\$130,080	\$144,480	\$156,060	\$167,640	\$179,160	\$190,740	\$2,529	\$2,709	\$3,252	\$3,756	\$4,191
	55%	\$92,730	\$105,985	\$119,240	\$132,440	\$143,055	\$153,670	\$164,230	\$174,845	\$2,318	\$2,483	\$2,981	\$3,443	\$3,841
	50%	\$84,300	\$96,350	\$108,400	\$120,400	\$130,050	\$139,700	\$149,300	\$158,950	\$2,107	\$2,258	\$2,710	\$3,130	\$3,492
	45%	\$75,870	\$86,715	\$97,560	\$108,360	\$117,045	\$125,730	\$134,370	\$143,055	\$1,896	\$2,032	\$2,439	\$2,817	\$3,143
	40%	\$67,440	\$77,080	\$86,720	\$96,320	\$104,040	\$111,760	\$119,440	\$127,160	\$1,686	\$1,807	\$2,168	\$2,504	\$2,794
	35%	\$59,010	\$67,445	\$75,880	\$84,280	\$91,035	\$97,790	\$104,510	\$111,265	\$1,475	\$1,580	\$1,896	\$2,191	\$2,444
	30%	\$50,580	\$57,810	\$65,040	\$72,240	\$78,030	\$83,820	\$89,580	\$95,370	\$1,264	\$1,354	\$1,626	\$1,878	\$2,095
	100%	\$75,700	\$86,500	\$97,300	\$108,100	\$116,800	\$125,400	\$134,100	\$142,700	\$1,892	\$2,027	\$2,432	\$2,811	\$3,135
	80%	\$60,560	\$69,200	\$77,840	\$86,480	\$93,440	\$100,320	\$107,280	\$114,160	\$1,514	\$1,622	\$1,946	\$2,248	\$2,508
	60%	\$45,420	\$51,900	\$58,380	\$64,860	\$70,080	\$75,240	\$80,460	\$85,620	\$1,135	\$1,216	\$1,459	\$1,686	\$1,881

CalHFA 2026 Maximum Income & Rent Limit

*For Projects that Place in Service on or before 12/31/2008 - **Post 1986***

Effective May 1, 2026

SAN JOAQUIN	55%	\$41,635	\$47,575	\$53,515	\$59,455	\$64,240	\$68,970	\$73,755	\$78,485	\$1,040	\$1,115	\$1,337	\$1,546	\$1,724
	50%	\$37,850	\$43,250	\$48,650	\$54,050	\$58,400	\$62,700	\$67,050	\$71,350	\$946	\$1,013	\$1,216	\$1,405	\$1,567
	45%	\$34,065	\$38,925	\$43,785	\$48,645	\$52,560	\$56,430	\$60,345	\$64,215	\$851	\$912	\$1,094	\$1,265	\$1,410
	40%	\$30,280	\$34,600	\$38,920	\$43,240	\$46,720	\$50,160	\$53,640	\$57,080	\$757	\$811	\$973	\$1,124	\$1,254
	35%	\$26,495	\$30,275	\$34,055	\$37,835	\$40,880	\$43,890	\$46,935	\$49,945	\$662	\$709	\$851	\$983	\$1,097
	30%	\$22,710	\$25,950	\$29,190	\$32,430	\$35,040	\$37,620	\$40,230	\$42,810	\$567	\$608	\$729	\$843	\$940
SAN LUIS OBISPO	100%	\$107,000	\$122,300	\$136,000	\$152,900	\$165,100	\$177,400	\$189,600	\$201,800	\$2,675	\$2,866	\$3,400	\$3,975	\$4,435
	80%	\$85,600	\$97,840	\$108,800	\$122,320	\$132,080	\$141,920	\$151,680	\$161,440	\$2,140	\$2,293	\$2,720	\$3,180	\$3,548
	60%	\$64,200	\$73,380	\$81,600	\$91,740	\$99,060	\$106,440	\$113,760	\$121,080	\$1,605	\$1,719	\$2,040	\$2,385	\$2,661
	55%	\$58,850	\$67,265	\$74,800	\$84,095	\$90,805	\$97,570	\$104,280	\$110,990	\$1,471	\$1,576	\$1,870	\$2,186	\$2,439
	50%	\$53,500	\$61,150	\$68,000	\$76,450	\$82,550	\$88,700	\$94,800	\$100,900	\$1,337	\$1,433	\$1,700	\$1,987	\$2,217
	45%	\$48,150	\$55,035	\$61,200	\$68,805	\$74,295	\$79,830	\$85,320	\$90,810	\$1,203	\$1,289	\$1,530	\$1,788	\$1,995
	40%	\$42,800	\$48,920	\$54,400	\$61,160	\$66,040	\$70,960	\$75,840	\$80,720	\$1,070	\$1,147	\$1,360	\$1,590	\$1,774
	35%	\$37,450	\$42,805	\$47,600	\$53,515	\$57,785	\$62,090	\$66,360	\$70,630	\$936	\$1,003	\$1,190	\$1,391	\$1,552
	30%	\$32,100	\$36,690	\$40,800	\$45,870	\$49,530	\$53,220	\$56,880	\$60,540	\$802	\$859	\$1,020	\$1,192	\$1,330
SAN MATEO	100%	\$168,600	\$192,700	\$216,800	\$240,800	\$260,100	\$279,400	\$298,600	\$317,900	\$4,215	\$4,516	\$5,420	\$6,261	\$6,985
	80%	\$134,880	\$154,160	\$173,440	\$192,640	\$208,080	\$223,520	\$238,880	\$254,320	\$3,372	\$3,613	\$4,336	\$5,009	\$5,588
	60%	\$101,160	\$115,620	\$130,080	\$144,480	\$156,060	\$167,640	\$179,160	\$190,740	\$2,529	\$2,709	\$3,252	\$3,756	\$4,191
	55%	\$92,730	\$105,985	\$119,240	\$132,440	\$143,055	\$153,670	\$164,230	\$174,845	\$2,318	\$2,483	\$2,981	\$3,443	\$3,841
	50%	\$84,300	\$96,350	\$108,400	\$120,400	\$130,050	\$139,700	\$149,300	\$158,950	\$2,107	\$2,258	\$2,710	\$3,130	\$3,492
	45%	\$75,870	\$86,715	\$97,560	\$108,360	\$117,045	\$125,730	\$134,370	\$143,055	\$1,896	\$2,032	\$2,439	\$2,817	\$3,143
	40%	\$67,440	\$77,080	\$86,720	\$96,320	\$104,040	\$111,760	\$119,440	\$127,160	\$1,686	\$1,807	\$2,168	\$2,504	\$2,794
	35%	\$59,010	\$67,445	\$75,880	\$84,280	\$91,035	\$97,790	\$104,510	\$111,265	\$1,475	\$1,580	\$1,896	\$2,191	\$2,444
	30%	\$50,580	\$57,810	\$65,040	\$72,240	\$78,030	\$83,820	\$89,580	\$95,370	\$1,264	\$1,354	\$1,626	\$1,878	\$2,095
SANTA BARBARA	100%	\$127,500	\$145,700	\$163,900	\$182,100	\$196,700	\$211,300	\$225,900	\$240,400	\$3,187	\$3,415	\$4,097	\$4,735	\$5,282
	80%	\$102,000	\$116,560	\$131,120	\$145,680	\$157,360	\$169,040	\$180,720	\$192,320	\$2,550	\$2,732	\$3,278	\$3,787	\$4,226
	60%	\$76,500	\$87,420	\$98,340	\$109,260	\$118,020	\$126,780	\$135,540	\$144,240	\$1,912	\$2,048	\$2,458	\$2,840	\$3,169
	55%	\$70,125	\$80,135	\$90,145	\$100,155	\$108,185	\$116,215	\$124,245	\$132,220	\$1,753	\$1,878	\$2,253	\$2,604	\$2,905
	50%	\$63,750	\$72,850	\$81,950	\$91,050	\$98,350	\$105,650	\$112,950	\$120,200	\$1,593	\$1,707	\$2,048	\$2,367	\$2,641
	45%	\$57,375	\$65,565	\$73,755	\$81,945	\$88,515	\$95,085	\$101,655	\$108,180	\$1,434	\$1,536	\$1,843	\$2,130	\$2,377
	40%	\$51,000	\$58,280	\$65,560	\$72,840	\$78,680	\$84,520	\$90,360	\$96,160	\$1,275	\$1,366	\$1,639	\$1,893	\$2,113
	35%	\$44,625	\$50,995	\$57,365	\$63,735	\$68,845	\$73,955	\$79,065	\$84,140	\$1,115	\$1,195	\$1,434	\$1,657	\$1,848
	30%	\$38,250	\$43,710	\$49,170	\$54,630	\$59,010	\$63,390	\$67,770	\$72,120	\$956	\$1,024	\$1,229	\$1,420	\$1,584
	100%	\$156,100	\$178,400	\$200,700	\$222,900	\$240,800	\$258,600	\$276,400	\$294,300	\$3,902	\$4,181	\$5,017	\$5,796	\$6,465

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

SANTA CLARA	80%	\$124,880	\$142,720	\$160,560	\$178,320	\$192,640	\$206,880	\$221,120	\$235,440	\$3,122	\$3,345	\$4,014	\$4,636	\$5,172
	60%	\$93,660	\$107,040	\$120,420	\$133,740	\$144,480	\$155,160	\$165,840	\$176,580	\$2,341	\$2,508	\$3,010	\$3,477	\$3,879
	55%	\$85,855	\$98,120	\$110,385	\$122,595	\$132,440	\$142,230	\$152,020	\$161,865	\$2,146	\$2,299	\$2,759	\$3,187	\$3,555
	50%	\$78,050	\$89,200	\$100,350	\$111,450	\$120,400	\$129,300	\$138,200	\$147,150	\$1,951	\$2,090	\$2,508	\$2,898	\$3,232
	45%	\$70,245	\$80,280	\$90,315	\$100,305	\$108,360	\$116,370	\$124,380	\$132,435	\$1,756	\$1,881	\$2,257	\$2,608	\$2,909
	40%	\$62,440	\$71,360	\$80,280	\$89,160	\$96,320	\$103,440	\$110,560	\$117,720	\$1,561	\$1,673	\$2,007	\$2,318	\$2,586
	35%	\$54,635	\$62,440	\$70,245	\$78,015	\$84,280	\$90,510	\$96,740	\$103,005	\$1,365	\$1,463	\$1,756	\$2,028	\$2,262
	30%	\$46,830	\$53,520	\$60,210	\$66,870	\$72,240	\$77,580	\$82,920	\$88,290	\$1,170	\$1,254	\$1,505	\$1,738	\$1,939
SANTA CRUZ	100%	\$152,300	\$174,000	\$195,800	\$217,500	\$234,900	\$252,300	\$269,700	\$287,100	\$3,807	\$4,078	\$4,895	\$5,655	\$6,307
	80%	\$121,840	\$139,200	\$156,640	\$174,000	\$187,920	\$201,840	\$215,760	\$229,680	\$3,046	\$3,263	\$3,916	\$4,524	\$5,046
	60%	\$91,380	\$104,400	\$117,480	\$130,500	\$140,940	\$151,380	\$161,820	\$172,260	\$2,284	\$2,447	\$2,937	\$3,393	\$3,784
	55%	\$83,765	\$95,700	\$107,690	\$119,625	\$129,195	\$138,765	\$148,335	\$157,905	\$2,094	\$2,243	\$2,692	\$3,110	\$3,469
	50%	\$76,150	\$87,000	\$97,900	\$108,750	\$117,450	\$126,150	\$134,850	\$143,550	\$1,903	\$2,039	\$2,447	\$2,827	\$3,153
	45%	\$68,535	\$78,300	\$88,110	\$97,875	\$105,705	\$113,535	\$121,365	\$129,195	\$1,713	\$1,835	\$2,202	\$2,544	\$2,838
	40%	\$60,920	\$69,600	\$78,320	\$87,000	\$93,960	\$100,920	\$107,880	\$114,840	\$1,523	\$1,632	\$1,958	\$2,262	\$2,523
	35%	\$53,305	\$60,900	\$68,530	\$76,125	\$82,215	\$88,305	\$94,395	\$100,485	\$1,332	\$1,427	\$1,713	\$1,979	\$2,207
SHASTA	30%	\$45,690	\$52,200	\$58,740	\$65,250	\$70,470	\$75,690	\$80,910	\$86,130	\$1,142	\$1,223	\$1,468	\$1,696	\$1,892
	100%	\$68,100	\$77,800	\$87,600	\$97,300	\$105,100	\$112,900	\$120,700	\$128,500	\$1,702	\$1,823	\$2,190	\$2,530	\$2,822
	80%	\$54,480	\$62,240	\$70,080	\$77,840	\$84,080	\$90,320	\$96,560	\$102,800	\$1,362	\$1,459	\$1,752	\$2,023	\$2,258
	60%	\$40,860	\$46,680	\$52,560	\$58,380	\$63,060	\$67,740	\$72,420	\$77,100	\$1,021	\$1,094	\$1,314	\$1,517	\$1,693
	55%	\$37,455	\$42,790	\$48,180	\$53,515	\$57,805	\$62,095	\$66,385	\$70,675	\$936	\$1,003	\$1,204	\$1,391	\$1,552
	50%	\$34,050	\$38,900	\$43,800	\$48,650	\$52,550	\$56,450	\$60,350	\$64,250	\$851	\$911	\$1,095	\$1,264	\$1,411
	45%	\$30,645	\$35,010	\$39,420	\$43,785	\$47,295	\$50,805	\$54,315	\$57,825	\$766	\$820	\$985	\$1,138	\$1,270
	40%	\$27,240	\$31,120	\$35,040	\$38,920	\$42,040	\$45,160	\$48,280	\$51,400	\$681	\$730	\$876	\$1,011	\$1,129
SIERRA	35%	\$23,835	\$27,230	\$30,660	\$34,055	\$36,785	\$39,515	\$42,245	\$44,975	\$595	\$638	\$766	\$885	\$987
	30%	\$20,430	\$23,340	\$26,280	\$29,190	\$31,530	\$33,870	\$36,210	\$38,550	\$510	\$547	\$657	\$758	\$846
	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
SIERRA	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

SISKIYOU	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
SOLANO	100%	\$96,200	\$110,000	\$123,700	\$137,400	\$148,400	\$159,400	\$170,400	\$181,400	\$2,405	\$2,577	\$3,092	\$3,572	\$3,985
	80%	\$76,960	\$88,000	\$98,960	\$109,920	\$118,720	\$127,520	\$136,320	\$145,120	\$1,924	\$2,062	\$2,474	\$2,858	\$3,188
	60%	\$57,720	\$66,000	\$74,220	\$82,440	\$89,040	\$95,640	\$102,240	\$108,840	\$1,443	\$1,546	\$1,855	\$2,143	\$2,391
	55%	\$52,910	\$60,500	\$68,035	\$75,570	\$81,620	\$87,670	\$93,720	\$99,770	\$1,322	\$1,417	\$1,700	\$1,964	\$2,191
	50%	\$48,100	\$55,000	\$61,850	\$68,700	\$74,200	\$79,700	\$85,200	\$90,700	\$1,202	\$1,288	\$1,546	\$1,786	\$1,992
	45%	\$43,290	\$49,500	\$55,665	\$61,830	\$66,780	\$71,730	\$76,680	\$81,630	\$1,082	\$1,159	\$1,391	\$1,607	\$1,793
	40%	\$38,480	\$44,000	\$49,480	\$54,960	\$59,360	\$63,760	\$68,160	\$72,560	\$962	\$1,031	\$1,237	\$1,429	\$1,594
	35%	\$33,670	\$38,500	\$43,295	\$48,090	\$51,940	\$55,790	\$59,640	\$63,490	\$841	\$902	\$1,082	\$1,250	\$1,394
	30%	\$28,860	\$33,000	\$37,110	\$41,220	\$44,520	\$47,820	\$51,120	\$54,420	\$721	\$773	\$927	\$1,071	\$1,195
SONOMA	100%	\$115,400	\$131,900	\$148,400	\$164,800	\$178,000	\$191,200	\$204,400	\$217,600	\$2,885	\$3,091	\$3,710	\$4,284	\$4,780
	80%	\$92,320	\$105,520	\$118,720	\$131,840	\$142,400	\$152,960	\$163,520	\$174,080	\$2,308	\$2,473	\$2,968	\$3,427	\$3,824
	60%	\$69,240	\$79,140	\$89,040	\$98,880	\$106,800	\$114,720	\$122,640	\$130,560	\$1,731	\$1,854	\$2,226	\$2,570	\$2,868
	55%	\$63,470	\$72,545	\$81,620	\$90,640	\$97,900	\$105,160	\$112,420	\$119,680	\$1,586	\$1,700	\$2,040	\$2,356	\$2,629
	50%	\$57,700	\$65,950	\$74,200	\$82,400	\$89,000	\$95,600	\$102,200	\$108,800	\$1,442	\$1,545	\$1,855	\$2,142	\$2,390
	45%	\$51,930	\$59,355	\$66,780	\$74,160	\$80,100	\$86,040	\$91,980	\$97,920	\$1,298	\$1,391	\$1,669	\$1,928	\$2,151
	40%	\$46,160	\$52,760	\$59,360	\$65,920	\$71,200	\$76,480	\$81,760	\$87,040	\$1,154	\$1,237	\$1,484	\$1,713	\$1,912
	35%	\$40,390	\$46,165	\$51,940	\$57,680	\$62,300	\$66,920	\$71,540	\$76,160	\$1,009	\$1,081	\$1,298	\$1,499	\$1,673
	30%	\$34,620	\$39,570	\$44,520	\$49,440	\$53,400	\$57,360	\$61,320	\$65,280	\$865	\$927	\$1,113	\$1,285	\$1,434
STANISLAUS	100%	\$71,800	\$82,000	\$92,300	\$102,500	\$110,700	\$118,900	\$127,100	\$135,300	\$1,795	\$1,922	\$2,307	\$2,665	\$2,972
	80%	\$57,440	\$65,600	\$73,840	\$82,000	\$88,560	\$95,120	\$101,680	\$108,240	\$1,436	\$1,538	\$1,846	\$2,131	\$2,378
	60%	\$43,080	\$49,200	\$55,380	\$61,500	\$66,420	\$71,340	\$76,260	\$81,180	\$1,077	\$1,153	\$1,384	\$1,598	\$1,783
	55%	\$39,490	\$45,100	\$50,765	\$56,375	\$60,885	\$65,395	\$69,905	\$74,415	\$987	\$1,057	\$1,269	\$1,465	\$1,634
	50%	\$35,900	\$41,000	\$46,150	\$51,250	\$55,350	\$59,450	\$63,550	\$67,650	\$897	\$961	\$1,153	\$1,332	\$1,486
	45%	\$32,310	\$36,900	\$41,535	\$46,125	\$49,815	\$53,505	\$57,195	\$60,885	\$807	\$865	\$1,038	\$1,199	\$1,337
	40%	\$28,720	\$32,800	\$36,920	\$41,000	\$44,280	\$47,560	\$50,840	\$54,120	\$718	\$769	\$923	\$1,065	\$1,189
	35%	\$25,130	\$28,700	\$32,305	\$35,875	\$38,745	\$41,615	\$44,485	\$47,355	\$628	\$672	\$807	\$932	\$1,040

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	30%	\$21,540	\$24,600	\$27,690	\$30,750	\$33,210	\$35,670	\$38,130	\$40,590	\$538	\$576	\$692	\$799	\$891
SUTTER	100%	\$71,400	\$81,600	\$91,800	\$101,900	\$110,100	\$118,300	\$126,400	\$134,600	\$1,785	\$1,912	\$2,295	\$2,650	\$2,957
	80%	\$57,120	\$65,280	\$73,440	\$81,520	\$88,080	\$94,640	\$101,120	\$107,680	\$1,428	\$1,530	\$1,836	\$2,119	\$2,366
	60%	\$42,840	\$48,960	\$55,080	\$61,140	\$66,060	\$70,980	\$75,840	\$80,760	\$1,071	\$1,147	\$1,377	\$1,589	\$1,774
	55%	\$39,270	\$44,880	\$50,490	\$56,045	\$60,555	\$65,065	\$69,520	\$74,030	\$981	\$1,051	\$1,262	\$1,457	\$1,626
	50%	\$35,700	\$40,800	\$45,900	\$50,950	\$55,050	\$59,150	\$63,200	\$67,300	\$892	\$956	\$1,147	\$1,324	\$1,478
	45%	\$32,130	\$36,720	\$41,310	\$45,855	\$49,545	\$53,235	\$56,880	\$60,570	\$803	\$860	\$1,032	\$1,192	\$1,330
	40%	\$28,560	\$32,640	\$36,720	\$40,760	\$44,040	\$47,320	\$50,560	\$53,840	\$714	\$765	\$918	\$1,059	\$1,183
	35%	\$24,990	\$28,560	\$32,130	\$35,665	\$38,535	\$41,405	\$44,240	\$47,110	\$624	\$669	\$803	\$927	\$1,035
	30%	\$21,420	\$24,480	\$27,540	\$30,570	\$33,030	\$35,490	\$37,920	\$40,380	\$535	\$573	\$688	\$794	\$887
TEHAMA	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
TRINITY	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
TULARE	100%	\$68,000	\$77,700	\$87,400	\$97,100	\$104,900	\$112,700	\$120,500	\$128,200	\$1,700	\$1,821	\$2,185	\$2,524	\$2,817
	80%	\$54,400	\$62,160	\$69,920	\$77,680	\$83,920	\$90,160	\$96,400	\$102,560	\$1,360	\$1,457	\$1,748	\$2,019	\$2,254
	60%	\$40,800	\$46,620	\$52,440	\$58,260	\$62,940	\$67,620	\$72,300	\$76,920	\$1,020	\$1,092	\$1,311	\$1,514	\$1,690
	55%	\$37,400	\$42,735	\$48,070	\$53,405	\$57,695	\$61,985	\$66,275	\$70,510	\$935	\$1,001	\$1,201	\$1,388	\$1,549
	50%	\$34,000	\$38,850	\$43,700	\$48,550	\$52,450	\$56,350	\$60,250	\$64,100	\$850	\$910	\$1,092	\$1,262	\$1,408
	45%	\$30,600	\$34,965	\$39,330	\$43,695	\$47,205	\$50,715	\$54,225	\$57,690	\$765	\$819	\$983	\$1,136	\$1,267
	40%	\$27,200	\$31,080	\$34,960	\$38,840	\$41,960	\$45,080	\$48,200	\$51,280	\$680	\$729	\$874	\$1,009	\$1,127
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845

CalHFA 2026 Maximum Income & Rent Limit

For Projects that Place in Service on or before 12/31/2008 - **Post 1986**

Effective May 1, 2026

	35%	\$23,800	\$27,195	\$30,590	\$33,985	\$36,715	\$39,445	\$42,175	\$44,870	\$595	\$637	\$764	\$883	\$986
	30%	\$20,400	\$23,310	\$26,220	\$29,130	\$31,470	\$33,810	\$36,150	\$38,460	\$510	\$546	\$655	\$757	\$845
TUOLUMNE	100%	\$71,600	\$81,800	\$92,000	\$102,200	\$110,400	\$118,600	\$126,800	\$135,000	\$1,790	\$1,917	\$2,300	\$2,657	\$2,965
	80%	\$57,280	\$65,440	\$73,600	\$81,760	\$88,320	\$94,880	\$101,440	\$108,000	\$1,432	\$1,534	\$1,840	\$2,125	\$2,372
	60%	\$42,960	\$49,080	\$55,200	\$61,320	\$66,240	\$71,160	\$76,080	\$81,000	\$1,074	\$1,150	\$1,380	\$1,594	\$1,779
	55%	\$39,380	\$44,990	\$50,600	\$56,210	\$60,720	\$65,230	\$69,740	\$74,250	\$984	\$1,054	\$1,265	\$1,461	\$1,630
	50%	\$35,800	\$40,900	\$46,000	\$51,100	\$55,200	\$59,300	\$63,400	\$67,500	\$895	\$958	\$1,150	\$1,328	\$1,482
	45%	\$32,220	\$36,810	\$41,400	\$45,990	\$49,680	\$53,370	\$57,060	\$60,750	\$805	\$862	\$1,035	\$1,195	\$1,334
	40%	\$28,640	\$32,720	\$36,800	\$40,880	\$44,160	\$47,440	\$50,720	\$54,000	\$716	\$767	\$920	\$1,062	\$1,186
	35%	\$25,060	\$28,630	\$32,200	\$35,770	\$38,640	\$41,510	\$44,380	\$47,250	\$626	\$671	\$805	\$930	\$1,037
	30%	\$21,480	\$24,540	\$27,600	\$30,660	\$33,120	\$35,580	\$38,040	\$40,500	\$537	\$575	\$690	\$797	\$889
VENTURA	100%	\$109,900	\$125,600	\$141,300	\$157,000	\$169,600	\$182,200	\$194,700	\$207,300	\$2,747	\$2,943	\$3,532	\$4,082	\$4,555
	80%	\$87,920	\$100,480	\$113,040	\$125,600	\$135,680	\$145,760	\$155,760	\$165,840	\$2,198	\$2,355	\$2,826	\$3,266	\$3,644
	60%	\$65,940	\$75,360	\$84,780	\$94,200	\$101,760	\$109,320	\$116,820	\$124,380	\$1,648	\$1,766	\$2,119	\$2,449	\$2,733
	55%	\$60,445	\$69,080	\$77,715	\$86,350	\$93,280	\$100,210	\$107,085	\$114,015	\$1,511	\$1,619	\$1,942	\$2,245	\$2,505
	50%	\$54,950	\$62,800	\$70,650	\$78,500	\$84,800	\$91,100	\$97,350	\$103,650	\$1,373	\$1,471	\$1,766	\$2,041	\$2,277
	45%	\$49,455	\$56,520	\$63,585	\$70,650	\$76,320	\$81,990	\$87,615	\$93,285	\$1,236	\$1,324	\$1,589	\$1,837	\$2,049
	40%	\$43,960	\$50,240	\$56,520	\$62,800	\$67,840	\$72,880	\$77,880	\$82,920	\$1,099	\$1,178	\$1,413	\$1,633	\$1,822
	35%	\$38,465	\$43,960	\$49,455	\$54,950	\$59,360	\$63,770	\$68,145	\$72,555	\$961	\$1,030	\$1,236	\$1,428	\$1,594
	30%	\$32,970	\$37,680	\$42,390	\$47,100	\$50,880	\$54,660	\$58,410	\$62,190	\$824	\$883	\$1,059	\$1,224	\$1,366
YOLO	100%	\$90,200	\$103,700	\$116,700	\$129,600	\$140,000	\$150,400	\$160,800	\$171,100	\$2,255	\$2,423	\$2,917	\$3,370	\$3,760
	80%	\$72,160	\$82,960	\$93,360	\$103,680	\$112,000	\$120,320	\$128,640	\$136,880	\$1,804	\$1,939	\$2,334	\$2,696	\$3,008
	60%	\$54,120	\$62,220	\$70,020	\$77,760	\$84,000	\$90,240	\$96,480	\$102,660	\$1,353	\$1,454	\$1,750	\$2,021	\$2,256
	55%	\$49,610	\$57,035	\$64,185	\$71,280	\$77,000	\$82,720	\$88,440	\$94,105	\$1,240	\$1,333	\$1,604	\$1,853	\$2,068
	50%	\$45,100	\$51,850	\$58,350	\$64,800	\$70,000	\$75,200	\$80,400	\$85,550	\$1,127	\$1,211	\$1,458	\$1,684	\$1,880
	45%	\$40,590	\$46,665	\$52,515	\$58,320	\$63,000	\$67,680	\$72,360	\$76,995	\$1,014	\$1,090	\$1,312	\$1,516	\$1,692
	40%	\$36,080	\$41,480	\$46,680	\$51,840	\$56,000	\$60,160	\$64,320	\$68,440	\$902	\$970	\$1,167	\$1,348	\$1,504
	35%	\$31,570	\$36,295	\$40,845	\$45,360	\$49,000	\$52,640	\$56,280	\$59,885	\$789	\$848	\$1,021	\$1,179	\$1,316
	30%	\$27,060	\$31,110	\$35,010	\$38,880	\$42,000	\$45,120	\$48,240	\$51,330	\$676	\$727	\$875	\$1,010	\$1,128
YUBA	100%	\$71,400	\$81,600	\$91,800	\$101,900	\$110,100	\$118,300	\$126,400	\$134,600	\$1,785	\$1,912	\$2,295	\$2,650	\$2,957
	80%	\$57,120	\$65,280	\$73,440	\$81,520	\$88,080	\$94,640	\$101,120	\$107,680	\$1,428	\$1,530	\$1,836	\$2,119	\$2,366
	60%	\$42,840	\$48,960	\$55,080	\$61,140	\$66,060	\$70,980	\$75,840	\$80,760	\$1,071	\$1,147	\$1,377	\$1,589	\$1,774
	55%	\$39,270	\$44,880	\$50,490	\$56,045	\$60,555	\$65,065	\$69,520	\$74,030	\$981	\$1,051	\$1,262	\$1,457	\$1,626
	50%	\$35,700	\$40,800	\$45,900	\$50,950	\$55,050	\$59,150	\$63,200	\$67,300	\$892	\$956	\$1,147	\$1,324	\$1,478
	45%	\$32,130	\$36,720	\$41,310	\$45,855	\$49,545	\$53,235	\$56,880	\$60,570	\$803	\$860	\$1,032	\$1,192	\$1,330

CalHFA 2026 Maximum Income & Rent Limit

*For Projects that Place in Service on or before 12/31/2008 - **Post 1986***

Effective May 1, 2026

	40%	\$28,560	\$32,640	\$36,720	\$40,760	\$44,040	\$47,320	\$50,560	\$53,840	\$714	\$765	\$918	\$1,059	\$1,183
	35%	\$24,990	\$28,560	\$32,130	\$35,665	\$38,535	\$41,405	\$44,240	\$47,110	\$624	\$669	\$803	\$927	\$1,035
	30%	\$21,420	\$24,480	\$27,540	\$30,570	\$33,030	\$35,490	\$37,920	\$40,380	\$535	\$573	\$688	\$794	\$887