



VIRGINIA HOUSING
ALLIANCE

2023 Virginia Housing Landscape

Affordable Housing Shortage



Virginia has an estimated shortage of **300,000** affordable rental homes.

2017, HB854 Report

The inventory of starter homes has **decreased** in all parts of VA, except the Southwest, since 2013.

2021, HB854 Report

For every 100 households between 30% to 50% AMI*, **only 55 affordable rental units** are available. For every 100 households with 30% or less AMI, there are **only 32 affordable units**.

*AMI: Area Median Income

2021, NLIHC

Virginia's Housing Wage

In order to afford a two bedroom rental at fair market rent, one has to make at least **\$26.84 an hour** in Virginia. This is double our minimum wage, which is \$12/hour.



2023, NLIHC

Housing Cost Burden

1 in 3 Virginia households are cost burdened, which means they spend over 30% of their income on housing costs.



1 in 7 Virginia households are severely cost burdened, which means they spend over 50% of their income on housing costs.

2019, JLARC Report

Renters: Of renters earning up to 30% AMI are cost burdened.

83%

78%

Of renters earning 30% to 50% AMI are cost burdened.

Homeowners:

2019, HUD

80%

Of homeowners earning up to 30% AMI are cost burdened.

52%

Of homeowners earning 30% to 50% AMI are cost burdened.

Eviction Trends

Eviction filings are at their highest since the start of the pandemic now that COVID-era legal protections and rental support have ended.



In Q1 of 2023, eviction filings and judgments climbed to 85.4% of pre-pandemic filings and 94.8% of pre-pandemic judgments.

2023, RVA Eviction Lab



Homeownership Racial Gap

73%

Of White residents own a home.

48%

Of Black residents own a home.

2021, ACS



For more information, email VHA's Director of Policy, Isabel McLain at imclain@vahousingalliance.org

Homelessness

6,529

Total people experiencing homelessness, based on Point in Time (PIT) counts.

2022, HUD

13,752

Homeless children and youth enrolled in public school, based on the McKinney-Vento definition of homelessness.

2021, NCHE

Housing Assistance

347,000

Virginians qualify for federal Housing Choice Vouchers (HCVs).

Only

Households who qualify for HCVs

1 in 5

receive and use them.

2021, Penn

In VA, there are **152,572** affordable rental units that were developed through public assistance, such as the Housing Trust Fund or the Low Income Housing Tax Credit.

6,094

of these assisted units are at risk of losing their affordability in the next 5 years.

2022, PAHRC