

# Darien CT Salaries Relative to Area Median Income (AMI) For A Single Adult



	150%	\$156,345 (\$75.16)	
	140%	\$145,922 (\$70.15)	
	130%	\$135,499 (\$65.14)	
	120%	\$125,076 (\$60.13)	
	110%	\$114,653 (\$55.12)	
	AMI	\$104,230 (\$50.11)	
	90%	\$93,807 (\$45.09)	Financial Planner \$90,000
low-income	80%	\$83,384 (\$40.08)	Director Early Childhood Education \$85,000 Bookkeeper \$80,000
	70%	\$72,961 (\$35.07)	Service Advisor \$75,000 Gymnastics Director \$70,000
	60%	\$62,538 (\$30.06)	Accounting Supervisor \$65,000
	50%	\$52,115 (\$25.05)	1st Year Darien Teacher \$54,646
very low-income	40%	\$41,692 (\$20.04)	Maximum Social Security retirement benefit \$48,216 Medical Secretary \$43,492
extremely low-income	30%	\$31,269 (\$15.03)	Front Desk Receptionist \$35,000 CT minimum wage \$16.25/hr (\$33,800)
	20%	\$20,846 (\$10.02)	Federal poverty level for 1 person household \$15,060 Maximum SSI benefit for the disabled \$11,604

# Darien AMI Breakdown

2025 Western Connecticut Planning Region covers: Bethel, Bridgewater, Brookfield, Danbury, **Darien**, Greenwich, New Canaan, New Fairfield, New Milford, Newtown, Norwalk, Redding, Ridgefield, Sherman, Stamford, Weston, Westport, Wilton



**Darien's Median Home Value has risen from \$1,409,838 in February 2017 to \$2,082,204 in February 2025.**

**Area Median Income  
( 1 Person ) =  
\$104,230**

**Area Median Family  
Income ( 4 person ) =  
\$148,900**



**28% of working families in Darien struggle to afford the basic cost of living.**

**The hourly wage needed to afford a 2-bedroom apartment in Darien is \$50.54.**

## 80% AMI (Low Income)

- 1 person household = \$83,384 / \$40.08 hr
- 2 person household = \$95,296
- 4 person household = \$119,120



**1 person earning 80% AMI can afford rent + utilities of \$2084/month (30% of income)**

**3 Studio/1 Bedroom apartments for rent in Darien (w/o utilities): \$3750-\$4650**

**0 units are affordable at 80% AMI**

- **Many young couples and families cannot afford to purchase a home in Darien.**
- **This housing market is inaccessible to those whose only income is from Social Security or a minimum wage job.**
- **Many older residents struggle to find affordable housing when downsizing in Darien.**
- **Many people who work in Darien can't afford to live in Darien.**