

**Table 2: 2021 Allowable Rent for 1-Bedroom Apartments (subject to annual review)**

Service Manager Area	Average Market Rent (AMR)	80% of AMR	Modified OW Shelter Allowance	Allowable Average Rent Per Unit
City of Toronto	\$1,430	\$1,144	\$542	\$1,144
<b>MSO Central</b>				
Regional Municipality of Durham	\$1,177	\$942	\$542	\$942
Regional Municipality of Halton	\$1,435	\$1,148	\$542	\$1,148
Regional Municipality of Peel	\$1,376	\$1,101	\$542	\$1,101
Regional Municipality of York	\$1,369	\$1,095	\$542	\$1,095
Regional Municipality of Niagara	\$958	\$766	\$542	\$766
City of Hamilton	\$1,033	\$826	\$542	\$826
District Municipality of Muskoka	\$925	\$740	\$542	\$740
Simcoe County	\$1,064	\$851	\$542	\$851
<b>MSO Eastern</b>				
County of Hastings	\$1,036	\$829	\$542	\$829
City of Kawartha Lakes	\$979	\$783	\$542	\$783
Lennox and Addington + PE	\$795	\$636	\$542	\$636
County of Northumberland	\$1,106	\$885	\$542	\$885
City of Peterborough	\$990	\$792	\$542	\$792
City of Cornwall	\$744	\$595	\$542	\$595
City of Kingston	\$1,148	\$918	\$542	\$918
County of Lanark	\$823	\$658	\$542	\$658
UC of Leeds and Grenville	\$872	\$698	\$542	\$698
City of Ottawa	\$1,244	\$995	\$542	\$995
UC of Prescott and Russell	\$637	\$510	\$542	\$542
Renfrew County	\$718	\$574	\$542	\$574
<b>MSO Western</b>				
City of Brantford	\$1,050	\$840	\$542	\$840
County of Bruce	\$784	\$627	\$542	\$627
County of Dufferin	\$1,117	\$894	\$542	\$894
County of Grey	\$818	\$654	\$542	\$654
County of Norfolk	\$759	\$607	\$542	\$607
Regional Municipality of Waterloo	\$1,076	\$861	\$542	\$861
County of Wellington	\$1,189	\$951	\$542	\$951
Municipality of Chatham-Kent	\$767	\$614	\$542	\$614
County of Huron	\$710	\$568	\$542	\$568
County of Lambton	\$946	\$757	\$542	\$757
City of London	\$1,011	\$809	\$542	\$809
County of Oxford	\$1,062	\$850	\$542	\$850
City of St. Thomas	\$799	\$639	\$542	\$639
City of Stratford	\$889	\$711	\$542	\$711
City of Windsor	\$896	\$717	\$542	\$717
<b>MSO Northeastern</b>				
Algoma DSSAB	\$757	\$606	\$542	\$606
Cochrane District	\$899	\$719	\$542	\$719
Greater Sudbury Division	\$921	\$737	\$542	\$737
Manitoulin-Sudbury	n/a	n/a	\$542	\$542
Nipissing DSSAB	\$814	\$651	\$542	\$651
Parry Sound DSSAB	**	**	\$542	\$542
Sault Ste Marie	n/a	n/a	\$542	\$542
Timsikaming DSSAB	n/a	n/a	\$542	\$542
<b>MSO Northwestern</b>				
Kenora DSSAB	\$775	\$620	\$542	\$620
Rainy River DSSAB	n/a	n/a	\$542	\$542
Thunder Bay District	\$880	\$704	\$542	\$704
<b>GTA</b>				
GTA (Toronto, Durham, York, Peel, Halton)				
<b>Ontario</b>	<b>\$1,241</b>	<b>\$993</b>	<b>\$542</b>	<b>\$993</b>

The allowable rent tables for the Rental and Supportive component of the Affordable Housing Program (AHP) and the Investment in Affordable Housing for Ontario (IAH) program are updated annually Source: Rental Market Survey (RMS), Canada Mortgage and Housing Corporation.

\*\* Data Suppressed to Protect Confidentiality or Data is not Statistically Reliable

As it is unclear how many people would live in a one-bedroom unit, it could be one person with a shelter allowance of \$390 per month or two people with a combined shelter allowance of \$642 per month. To compensate for this uncertainty, the OW rate was modified. This model assumes that the average shelter allowance for a one-bedroom unit would be the mid-point between the shelter allowance for Modified OW Shelter Allowance = \$516 \* 105% = \$542 (accounts for uncertainty if 1 or 2 people live in a 1-bdrm unit)

For all enquiries, please contact: Housing Service Desk at HousingServiceDesk@ontario.ca