



# Hong Kong Housing Authority

## HOUSING SUBSIDY POLICY & POLICY ON SAFEGUARDING RATIONAL ALLOCATION OF PUBLIC HOUSING RESOURCES (Commonly referred to as the “WELL-OFF TENANTS POLICIES”) INCOME AND NET ASSET LIMITS (Effective from 1 October 2025)

### Ordinary households

Household Size	Income Ranges (\$) (per month) <i>Exceeds 2 times and not more than 3 times 2025/2026 PRH Income Limits<sup>#</sup></i> <b>Households are required to pay 2.5 times net rent/licence fee plus rates</b>	Income Ranges (\$) (per month) <i>Exceeds 3 times and not more than 4 times 2025/2026 PRH Income Limits</i> <b>Households are required to pay 3.5 net rent/licence fee plus rates</b>	Income Ranges (\$) (per month) <i>Exceeds 4 times and not more than 5 times 2025/2026 PRH Income Limits</i> <b>Households are required to pay 4.5 net rent/licence fee plus rates</b>	Income Limits (\$) (per month) <i>5 times 2025/2026 PRH Income Limits</i> <b>Households with income exceeding the following limits are required to vacate their existing public housing flats</b>	Net Asset Limits (\$) (per month) <i>100 times 2025/2026 PRH Income Limits</i> <b>Households with net asset value exceeding the following limits are required to vacate their existing public housing flats</b>
1	26,181 - 39,270	39,271 - 52,360	52,361 - 65,450	65,450	1,310,000
2	40,461 - 60,690	60,691 - 80,920	80,921 - 101,150	101,150	2,030,000
3	50,201 - 75,300	75,301 - 100,400	100,401 - 125,500	125,500	2,510,000
4	62,001 - 93,000	93,001 - 124,000	124,001 - 155,000	155,000	3,100,000
5	77,301 - 115,950	115,951 - 154,600	154,601 - 193,250	193,250	3,870,000
6	90,881 - 136,320	136,321 - 181,760	181,761 - 227,200	227,200	4,550,000
7	99,861 - 149,790	149,791 - 199,720	199,721 - 249,650	249,650	5,000,000
8	111,661 - 167,490	167,491 - 223,320	223,321 - 279,150	279,150	5,590,000
9	123,141 - 184,710	184,711 - 246,280	246,281 - 307,850	307,850	6,160,000
10	134,361 - 201,540	201,541 - 268,720	268,721 - 335,900	335,900	6,720,000

### Small households with *All Members* aged over 55

Household Size	Income Limits (\$) (per month) <i>5 times 2025/2026 PRH Income Limits</i> <b>Households with income exceeding the following limits are required to vacate their existing public housing flats</b>	Net Asset Limits (\$) (per month) <i>100 times 2025/2026 PRH Income Limits</i> <b>Households with net asset value exceeding the following limits are required to vacate their existing public housing flats</b>
1	65,450	3,100,000
2	101,150	3,100,000
3	125,500	3,100,000

Notes :

- (1) The Net Asset Limits for a 4-person household applies to small households at sizes of 1 to 3 persons if all their members aged over 55.
- (2) Lump-sum compensations received due to the death/critical illness suffered by family members in the tenancy, or for loss of earning power due to injuries sustained at work, or in traffic and other accidents, or lump-sum non-statutory compensations and special financial assistance received due to death of family members in the tenancy, or lump-sum retirement benefits received upon retirement, may be deducted from total household asset value.
- (3) In accordance with the “Well-off Tenants Policies”, households with domestic property ownership in Hong Kong, or whose households income exceeds 5 times the prevailing PRHILs or total net asset value exceeds 100 times the prevailing PRHILs, or opting not to declare (including those failing to complete the Declaration Form(s) or furnish the information as required), or income levels exceeding 4 times but not 5 times the PRHILs after two declaration cycles (i.e. four years) will be required to vacate their existing public housing flats<sup>@</sup>. In this connection, the Hong Kong Housing Authority (HA) shall terminate the tenancies/ occupation licences in respect of the flats they are occupying by the service of “Notice-to-quit” under Section 19(1)(b) of the Housing Ordinance. However, if households have difficulties and are unable to vacate on the specified date, they may apply for temporary stay at their existing public housing flats. HA may grant them on need basis a “Fixed Term Licence” for occupying the flats for a maximum duration up to 4 months. Whether during the four-month licence period or upon its expiry, HD will not reassess the households’ eligibility of renting public housing flats and they must move out. The households should pay during the period of temporary occupation a monthly licence fee equivalent to 4.5 times net rent/licence fee plus rates or market rent/licence fee level (whichever is higher) of the flats they are occupying. However, “Fixed Term Licence” will not be granted to the households if a “Notice-to-quit” is served on grounds of making false statements during declaration (including not declaring truthfully) and is found to be ineligible for continuous renting of PRH. For households with member(s) eligible for Disability Allowance/ receiving Disability Allowance from the Social Welfare Department, they are allowed to apply for continuous renting of their existing public housing flats and not required to vacate their existing public housing flats even if their households income or net asset value exceeds the relevant prevailing limits, provided that they do not have domestic property ownership in Hong Kong. However, if the household income of the tenant concerned exceeds 5 times the prevailing PRHILs, they are required to pay 4.5 times net rent plus rates or market rent, whichever is higher. Please contact the staff of the respective Estate Management Office (EMO) for details.
- (4) Households required to pay market rent/4.5, 3.5 or 2.5 times net rent/licence fee plus rates may apply for the payment of a lower level of rent /licence fee if the income of the households falls below the relevant prevailing income limits for three consecutive months or of a permanent nature and that the total household net asset value does not exceed the relevant prevailing limits and they do not have domestic property ownership in Hong Kong. Please contact the staff of the respective EMO for details.

<sup>#</sup> “PRH Income Limits”(PRHILs) refers to “Public Rental Housing Income Limits”

<sup>@</sup>The term “Public Housing Flats” includes “Interim Housing Units”

\* According to prevailing policy, households who are granted a new tenancy under the “Policy on Grant of New Tenancy”/ with their applications under the “Tenancy Management Policies” for Public Rental Housing approved are required to make a declaration biennially pursuant to the “Well-off Tenants Policies”, irrespective of their length of residence.