



# FY 2025 FAIR MARKET RENT DOCUMENTATION SYSTEM

## The FY 2025 Seattle-Bellevue, WA HUD Metro FMR Area FMRs for All Bedroom Sizes

Final FY 2025 FMRs By Unit Bedrooms					
Year	<a href="#">Efficiency</a>	<a href="#">One-Bedroom</a>	<a href="#">Two-Bedroom</a>	<a href="#">Three-Bedroom</a>	<a href="#">Four-Bedroom</a>
FY 2025 FMR	\$2,238	\$2,293	\$2,671	\$3,521	\$4,104
<a href="#">FY 2024 FMR</a>	\$2,211	\$2,269	\$2,645	\$3,510	\$4,080

**The FY 2025 Fair Market Rents for Seattle-Bellevue, WA HUD Metro FMR Area are based on the results of a local rent survey conducted in October 2022.**

The locally conducted survey is more current than the available ACS data. Therefore HUD calculates the locally based survey 2-bedroom FMR using the following steps:

1. The local survey is adjusted to annual 2022 dollars by multiplying the survey rent value for 2022 by the annual CPI-based Gross Rent value for 2022 divided by the CPI-based Gross Rent value for October 2022. This calculation is:

$$\$2,399 * (420.922/431.584) =$$

\$2,340

2. The annually adjusted survey value of \$2,340 is augmented by the growth in gross rents from the *Seattle-Tacoma-Bellevue, WA* measured between 2022 and 2023. This calculation is:

$$\$2,340 * 1.0419 =$$

\$2,438

3. The CPI adjusted survey value of \$2,438 is trended forward to the mid-point of FY2025 using the *Seattle-Tacoma-Bellevue, WA* trend factor of 1.0954. This calculation is:

$$\$2,438 * 1.0954 =$$

\$2,671

Permanent link to this page:

[http://www.huduser.gov/portal/datasets/fmr/fmrs/FY2025\\_code/2025summary.odn?&year=2025&fmrtype=Final&cbsasub=METRO42660MM7600](http://www.huduser.gov/portal/datasets/fmr/fmrs/FY2025_code/2025summary.odn?&year=2025&fmrtype=Final&cbsasub=METRO42660MM7600)

## Other HUD Metro FMR Areas in the Same MSA

Select another Final FY 2025 HUD Metro FMR Area that is a part of the Seattle-Tacoma-Bellevue,

Tacoma, WA HUD Metro FMR Area ▼

Select Metropolitan FMR Area

## Select a different area

Press below to select a different county within the same state (same primary state for metropolitan areas):

Adams County, WA ▲  
Asotin County, WA ●  
Benton County, WA ▼  
Chelan County, WA  
Clallam County, WA ▼

Select a new county

Press below to select a different state:

Select a new state

Select a Final FY 2025 Metropolitan FMR Area:

Seattle-Bellevue, WA HUD Metro FMR Area ▼

Select Metropolitan FMR Area

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Prepared by the [Program Parameters and Research Division](#), HUD. Technical Problems or questions? [Contact Us](#).