



TITLE GUARANTY HAWAII

HAWAII

RESIDENTIAL SALES REPORT MARCH 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$1.2 M

AVERAGE SOLD PRICE



\$1.3 M \$1.1 M

MAX SOLD PRICE



\$23.3 M \$10.8 M

% OF LIST PRICE RECEIVED



94.13% 95.03%

AVERAGE PRICE PER SQFT



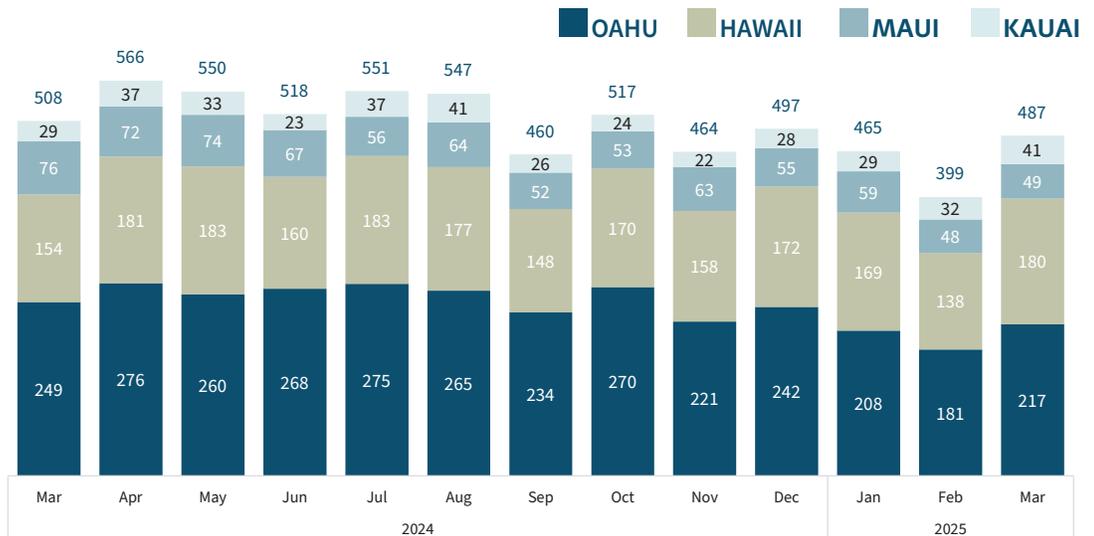
\$616.72 \$782.09

AVERAGE DOM



68 82

SINGLE FAMILY HOMES



# OF SALES

180

30.4% VS. LAST MONTH  
16.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$632,500

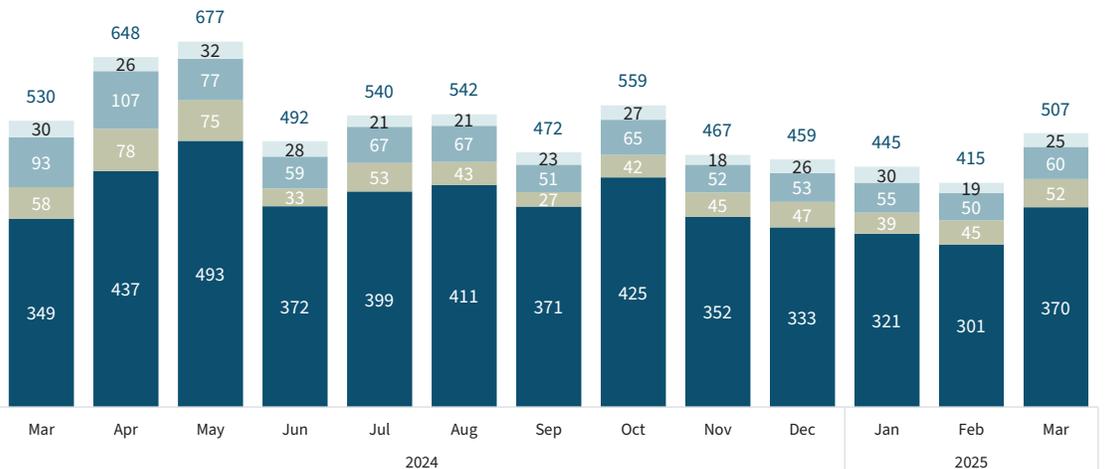
10.1% VS. LAST MONTH  
7.7% VS. LAST YEAR

TOTAL \$ OF SALES

\$242,163,488

53.6% VS. LAST MONTH  
60.9% VS. LAST YEAR

CONDOMINIUM



# OF SALES

52

15.6% VS. LAST MONTH  
10.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$632,000

15.7% VS. LAST MONTH  
6.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$57,180,000

8.6% VS. LAST MONTH  
13.7% VS. LAST YEAR

# REGIONAL SALES HAWAII

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

### YTD TREND\*\*

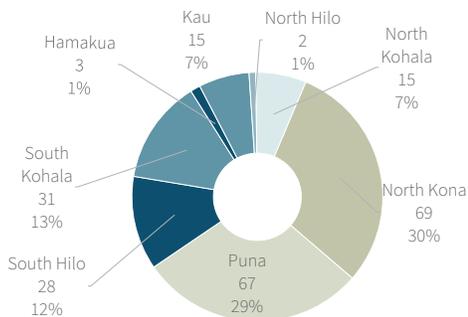
### MONTH



\*\*Year-over-year and current YTD shown

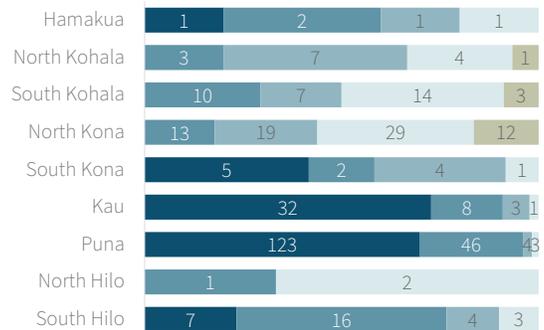
\*vs. same month last year

## SALES BY REGION



\*excluding vacant land sales

## SALES BY PRICE RANGE



■ < \$300K ■ \$300K - \$649K ■ \$650K - \$999K ■ \$1M - \$2.9M ■ \$3M+

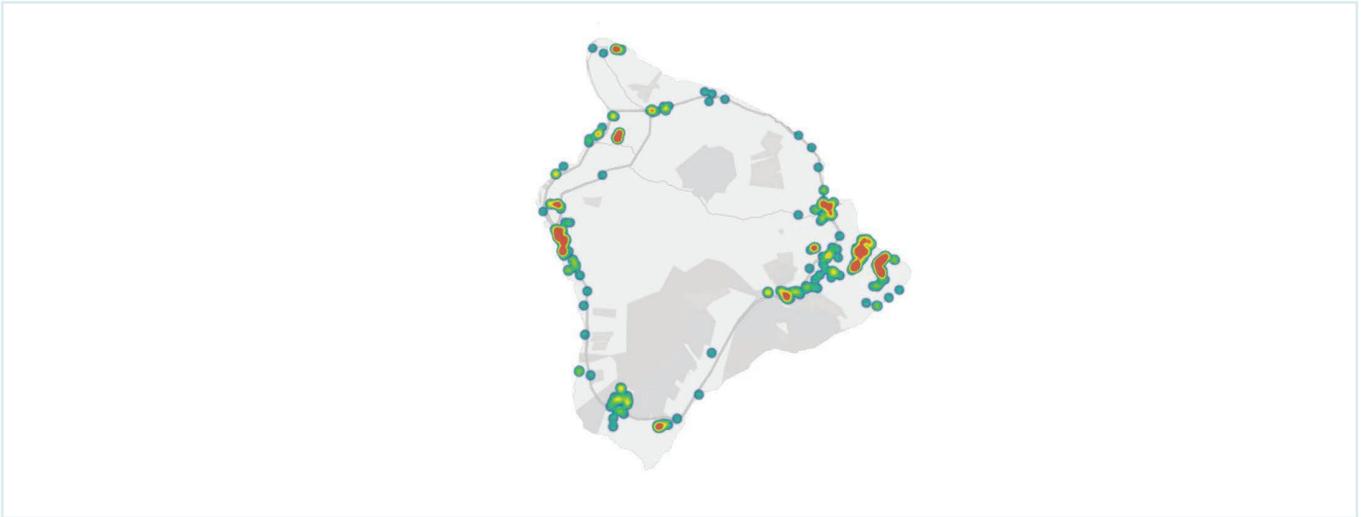
# NEIGHBORHOOD SALES HAWAII

## NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year    ● No Change or No Value vs. Last Year

		SINGLE FAMILY HOMES			CONDOMINIUM			VACANT LAND		
		#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
NORTH	Hamakua	3 ▲	\$2.1 M ▲	\$694.0 K ▲	--	--	--	2 ▼	\$665.0 K ▼	\$332.5 K ▼
	North Kohala	15 ▲	\$17.5 M ▲	\$760.0 K ▼	--	--	--	--	--	--
WEST	South Kohala	17 ▲	\$30.6 M ▼	\$1.3 M ▲	14 ▼	\$16.4 M ▼	\$719.5 K ▼	3 ▼	\$3.8 M ▼	\$700.0 K ▲
	North Kona	39 ▲	\$136.0 M ▲	\$1.5 M ▲	30 ▼	\$38.9 M ▲	\$695.0 K ▲	4 ▼	\$6.2 M ▼	\$720.0 K ▲
	South Kona	2 ▼	\$2.2 M ▼	\$1.1 M ▲	--	--	--	10 ▲	\$3.7 M ▲	\$282.5 K ▲
SOUTH	Kau	14 ▼	\$6.1 M ▼	\$450.0 K ▲	1 -	\$235.0 K -	\$235.0 K -	29 ▼	\$2.1 M ▲	\$22.0 K ▼
	Puna	67 ▲	\$29.1 M ▲	\$390.0 K ▲	--	--	--	109 ▼	\$6.7 M ▲	\$40.0 K -
EAST	North Hilo	2 ▲	\$3.9 M ▲	\$1.9 M ▲	--	--	--	1 -	\$630.0 K ▲	\$630.0 K ▲
	South Hilo	21 ▲	\$14.6 M ▲	\$569.0 K ▼	7 ▲	\$1.7 M ▲	\$195.0 K ▼	2 ▼	\$778.5 K ▼	\$389.3 K ▲

## MONTHLY SALES HEAT MAP



### TOP NEIGHBORHOOD

	#
HAWAIIAN PARADISE PARK	31
HOVE	24
NANAWALE ESTATES SUBDIVISION	18
HAWAIIAN ACRES	16
AINALOA	15
WAIKOLOA VILLAGE	10
MAUNA LOA ESTATES	9
HAWAIIAN SHORES RECREATIONAL ESTATES	9
FERN FOREST VACATION ESTATES	7
DISCOVERY HARBOUR	5

### TOP CONDO

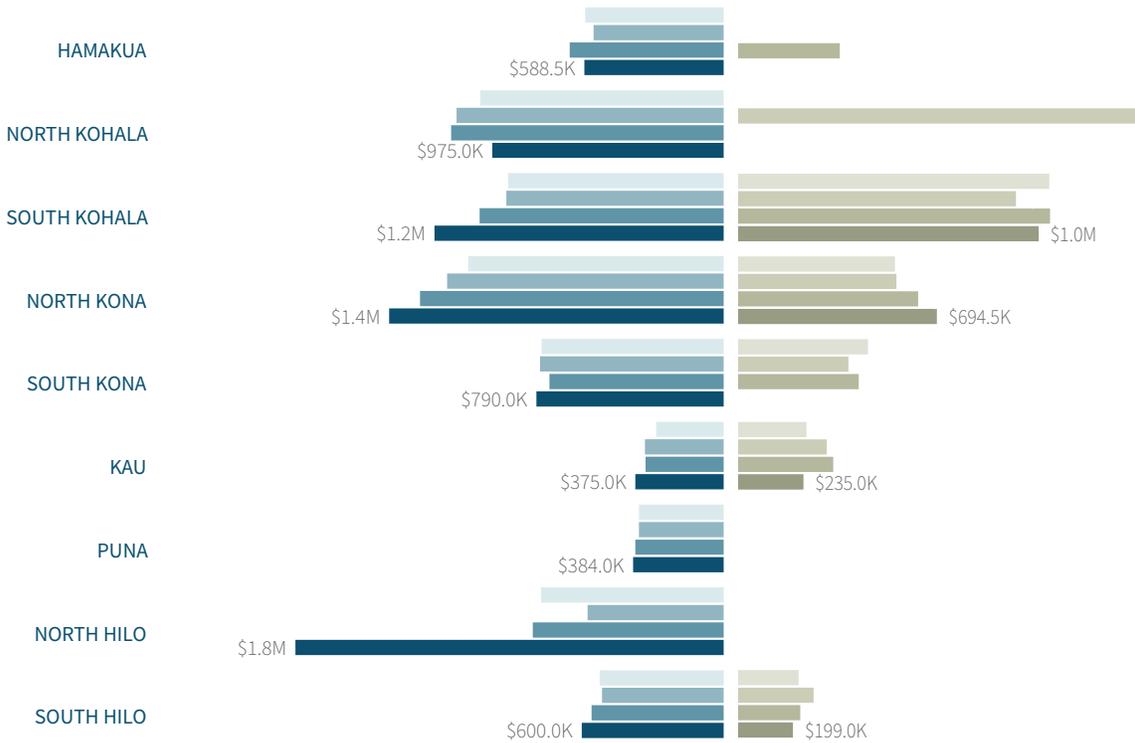
	#
KEAUHOU KONA SURF & RACQUET CLUB	4
ALII LANI	3
WAIAKEA VILLAS	2
PINES AT KAILUA-KONA I	2
KA MILO AT MAUNA LANI	2
WAIKOLOA VILLAS PH I & II	2
WAIULAU AT MAUNA KEA RESORT	2
ORCHID MANOR	2
NA HALE O KEAUHOU	2
ALII COVE	1

# YEAR TO DATE HAWAII

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2022 2023 2024 2025



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**487**

↑ 1.2% VS. LAST YEAR

MEDIAN SALES PRICE

**\$610,000**

↑ 18.4% VS. LAST YEAR

TOTAL \$ OF SALES

**\$569,768,350**

↑ 8.8% VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**136**

↑ 2.3% VS. LAST YEAR

MEDIAN SALES PRICE

**\$679,500**

↑ 4.5% VS. LAST YEAR

TOTAL \$ OF SALES

**\$181,794,062**

↑ 27.1% VS. LAST YEAR



### VACANT LAND

# OF SALES

**455**

↓ 8.1% VS. LAST YEAR

MEDIAN SALES PRICE

**\$43,000**

↓ 4.4% VS. LAST YEAR

TOTAL \$ OF SALES

**\$92,161,669**

↑ 8.8% VS. LAST YEAR



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**TG**

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