



TITLE GUARANTY HAWAII

HAWAII

RESIDENTIAL SALES REPORT APRIL 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$997.1 K \$1.1 M

AVERAGE SOLD PRICE



\$970.7 K \$1.0 M

MAX SOLD PRICE



\$17.3 M \$5.4 M

% OF LIST PRICE RECEIVED



97.35% 97.21%

AVERAGE PRICE PER SQFT



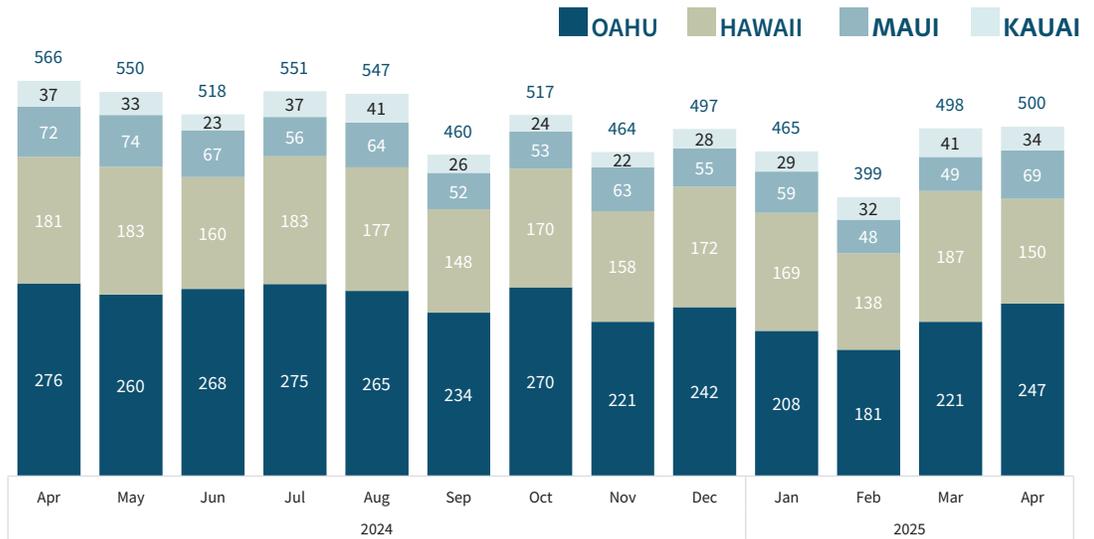
\$511.25 \$724.30

AVERAGE DOM



63 80

SINGLE FAMILY HOMES



OF SALES

150

19.8% VS. LAST MONTH
17.1% VS. LAST YEAR

MEDIAN SALES PRICE

\$605,000

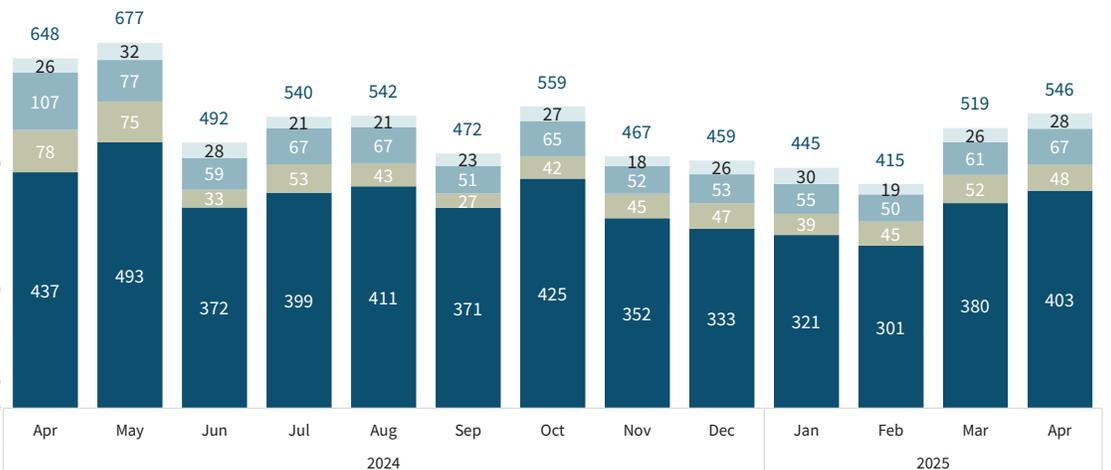
4.0% VS. LAST MONTH
13.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$145,598,518

40.9% VS. LAST MONTH
27.6% VS. LAST YEAR

CONDOMINIUM



OF SALES

48

7.7% VS. LAST MONTH
38.5% VS. LAST YEAR

MEDIAN SALES PRICE

\$582,500

7.8% VS. LAST MONTH
26.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$49,024,000

14.3% VS. LAST MONTH
57.5% VS. LAST YEAR

REGIONAL SALES HAWAII

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

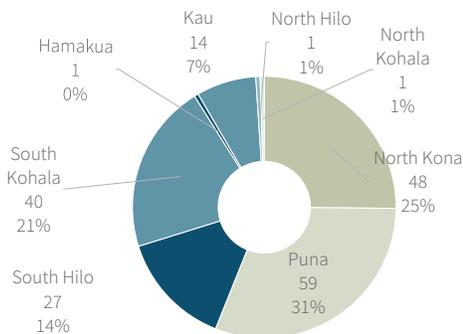
MONTH



**Year-over-year and current YTD shown

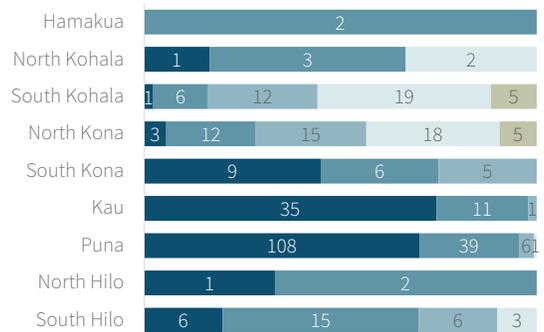
*vs. same month last year

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	1 -	\$520.0 K ▲	\$520.0 K ▲	--	--	--	1 -	\$400.0 K -	\$400.0 K -
	North Kohala	1 ▼	\$1.5 M ▼	\$1.5 M ▼	--	--	--	5 ▼	\$3.0 M ▲	\$400.0 K ▲
WEST	South Kohala	20 ▲	\$39.5 M ▲	\$1.2 M ▲	20 ▼	\$27.0 M ▼	\$1.2 M ▼	3 ▼	\$8.5 M ▲	\$1.9 M ▲
	North Kona	26 ▼	\$53.9 M ▼	\$1.3 M ▲	22 ▼	\$20.3 M ▼	\$547.5 K ▼	5 -	\$3.8 M ▼	\$750.0 K ▲
	South Kona	7 ▲	\$4.7 M ▲	\$725.0 K ▼	--	--	--	13 ▲	\$2.9 M ▲	\$190.0 K ▲
SOUTH	Kau	14 ▲	\$5.4 M ▲	\$382.5 K ▲	--	--	--	33 ▲	\$2.0 M ▲	\$23.0 K ▼
	Puna	59 ▼	\$24.7 M ▼	\$395.0 K -	--	--	--	95 ▼	\$5.9 M ▼	\$50.0 K ▲
EAST	North Hilo	1 ▼	\$625.0 K ▼	\$625.0 K ▼	--	--	--	2 ▲	\$780.0 K ▲	\$390.0 K ▼
	South Hilo	21 ▲	\$14.7 M ▲	\$620.0 K ▲	6 ▲	\$1.7 M ▲	\$243.5 K ▲	3 ▼	\$781.0 K ▼	\$265.0 K ▼

MONTHLY SALES HEAT MAP



TOP NEIGHBORHOOD	#
HAWAIIAN PARADISE PARK	36
HOVE	28
AINALOA	19
FERN FOREST VACATION ESTATES	10
LEILANI ESTATES	9
WAIKOLOA VILLAGE	9
MAUNA LANI RESORT	8
NANAWALE ESTATES SUBDIVISION	8
HAWAIIAN ACRES	8
HAWAIIAN SHORES RECREATIONAL ESTATES	6

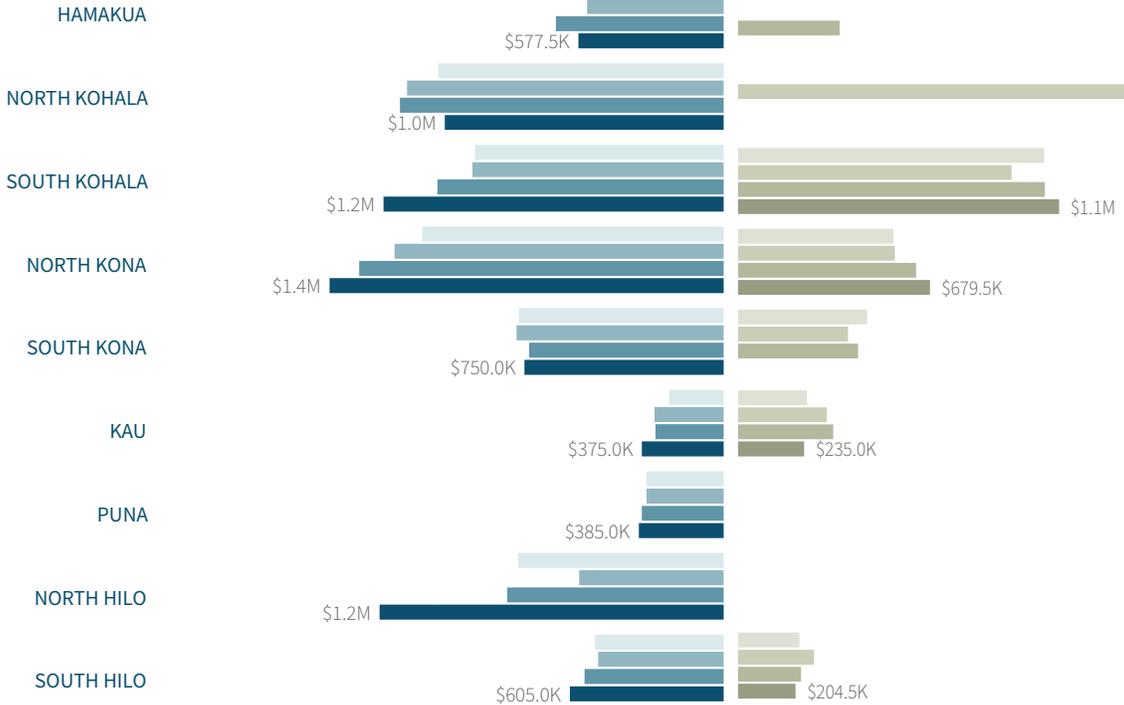
TOP CONDO	#
KONA COFFEE VILLAS	3
KA MILO AT MAUNA LANI	3
WAIKOLOA VILLAS PH I & II	2
KULALANI AT MAUNA LANI	2
ALII VILLAS	2
FAIRWAY TERRACE	2
WAIKOLOA COLONY VILLAS	2
ALII COVE	2
ELIMA LANI CONDOMINIUMS	2
KAULANA AT KONA	2

YEAR TO DATE HAWAII

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

644

⬇️ **2.7%** VS. LAST YEAR

MEDIAN SALES PRICE

\$609,500

⬆️ **16.1%** VS. LAST YEAR

TOTAL \$ OF SALES

\$719,556,118

⬇️ **0.7%** VS. LAST YEAR



CONDOMINIUM

OF SALES

184

⬇️ **12.8%** VS. LAST YEAR

MEDIAN SALES PRICE

\$665,000

⬇️ **5.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$230,818,062

⬇️ **10.7%** VS. LAST YEAR



VACANT LAND

OF SALES

620

⬇️ **5.8%** VS. LAST YEAR

MEDIAN SALES PRICE

\$45,000

⬆️ **0.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$120,156,602

⬆️ **3.5%** VS. LAST YEAR



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