



TITLE GUARANTY HAWAII

HAWAII

RESIDENTIAL SALES REPORT APRIL 2023

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$695.5 K \$921.1 K

AVERAGE SOLD PRICE



\$669.4 K \$893.5 K

MAX SOLD PRICE



\$3.0 M \$5.5 M

% OF LIST PRICE RECEIVED



96.25% 97.01%

AVERAGE PRICE PER SQFT



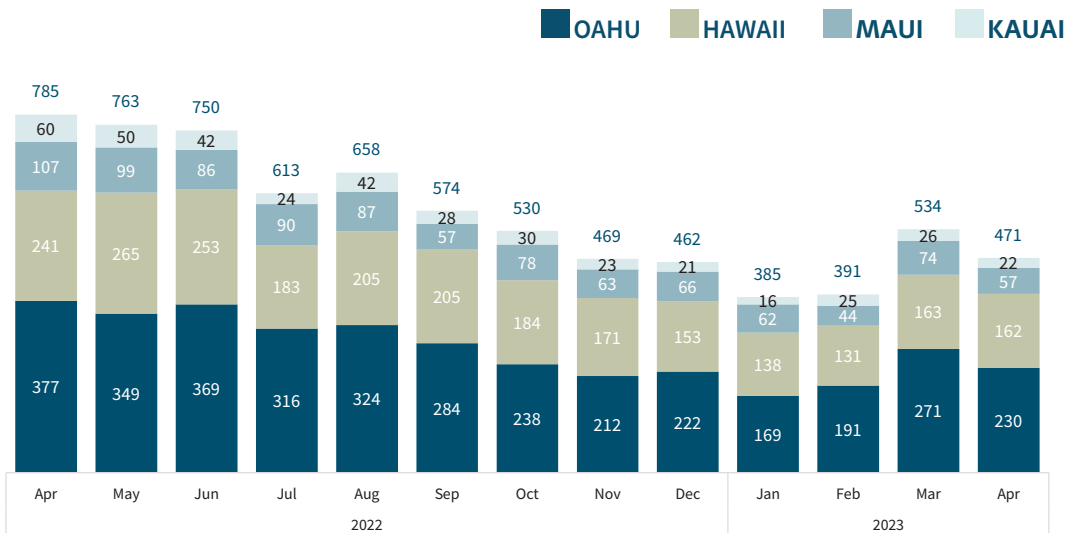
\$424.63 \$693.76

AVERAGE DOM



83 50

SINGLE FAMILY HOMES



OF SALES

162

0.6% VS. LAST MONTH
32.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$447,500

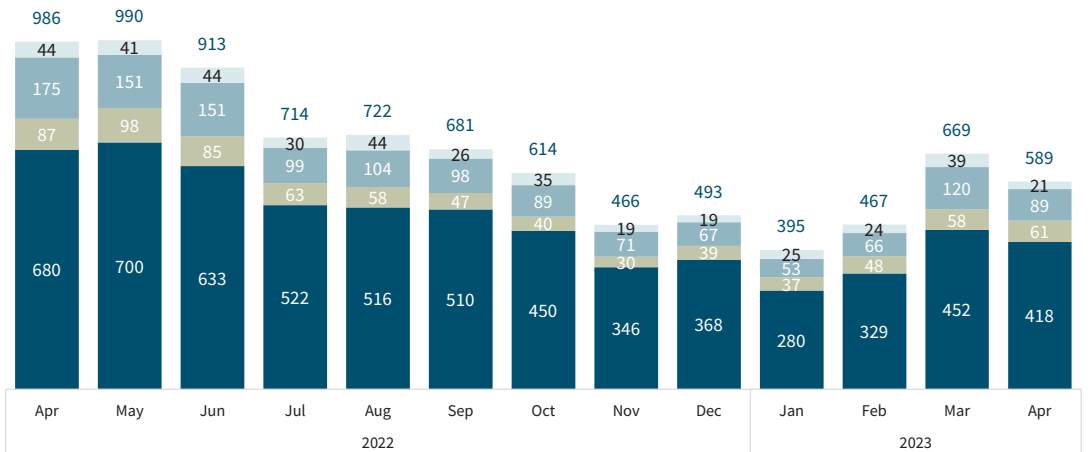
18.6% VS. LAST MONTH
14.8% VS. LAST YEAR

TOTAL \$ OF SALES

\$108,450,231

20.4% VS. LAST MONTH
54.6% VS. LAST YEAR

CONDOMINIUM



OF SALES

61

5.2% VS. LAST MONTH
29.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$549,000

7.7% VS. LAST MONTH
20.4% VS. LAST YEAR

TOTAL \$ OF SALES

\$54,505,600

1.6% VS. LAST MONTH
47.3% VS. LAST YEAR

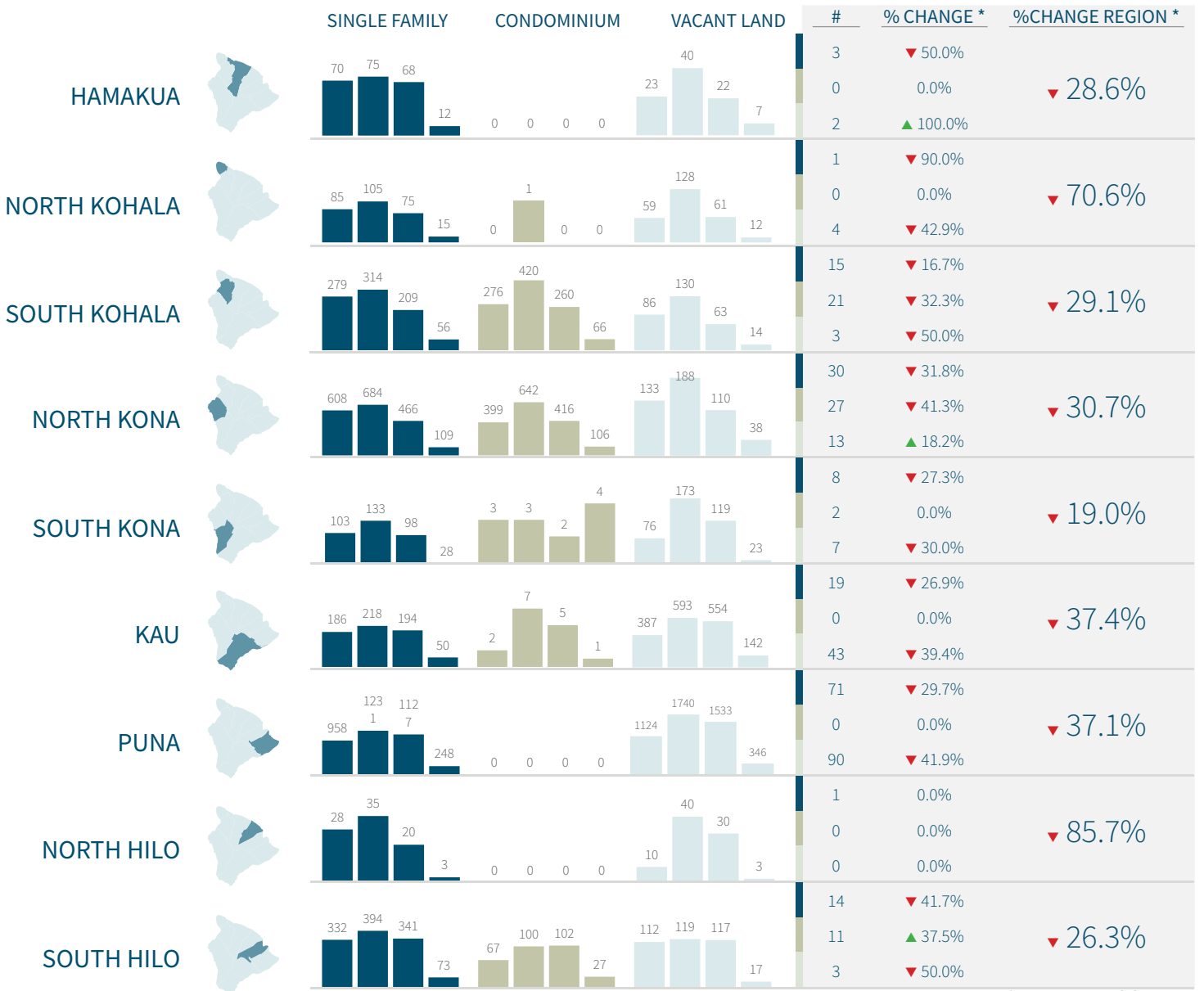
REGIONAL SALES HAWAII

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

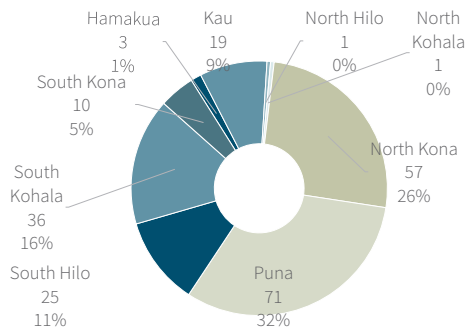
MONTH



**Year-over-year and current YTD shown

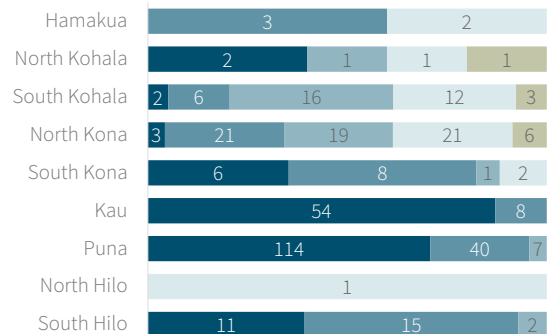
*vs. same month last year

SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



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

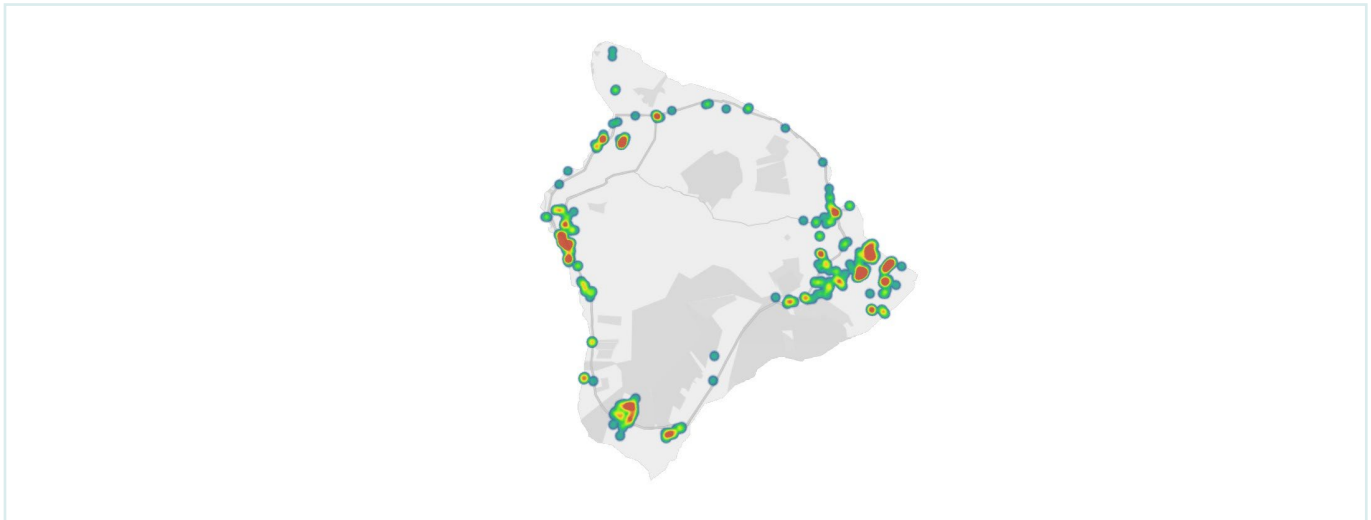
NEIGHBORHOOD SALES HAWAII

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 ▼	\$2.0 M ▼	\$440.0 K ▼	--	--	--	2 ▲	\$1.8 M ▲	\$880.0 K ▲
	North Kohala	1 ▼	\$3.0 M ▼	\$3.0 M ▲	--	--	--	4 ▼	\$3.7 M ▼	\$508.5 K ▲
WEST	South Kohala	15 ▼	\$18.3 M ▼	\$850.0 K ▼	21 ▼	\$27.4 M ▼	\$1.1 M ▼	3 ▼	\$908.0 K ▼	\$247.0 K ▼
	North Kona	30 ▼	\$38.5 M ▼	\$1.2 M ▲	27 ▼	\$23.3 M ▼	\$555.0 K ▼	13 ▲	\$31.5 M ▼	\$469.0 K ▼
	South Kona	8 ▼	\$6.5 M ▼	\$599.5 K ▼	2 -	\$765.0 K -	\$382.5 K -	7 ▼	\$1.5 M ▼	\$100.0 K ▼
SOUTH	Kau	19 ▼	\$5.3 M ▼	\$250.0 K ▼	--	--	--	43 ▼	\$1.7 M ▼	\$22.0 K ▼
	Puna	71 ▼	\$26.8 M ▼	\$350.0 K ▼	--	--	--	90 ▼	\$5.0 M ▼	\$37.5 K ▲
EAST	North Hilo	1 -	\$1.7 M ▲	\$1.7 M ▲	--	--	--	--	--	--
	South Hilo	14 ▼	\$6.4 M ▼	\$430.0 K ▼	11 ▲	\$3.0 M ▲	\$289.0 K ▲	3 ▼	\$1.0 M ▼	\$167.0 K ▼

MONTHLY SALES HEAT MAP



TOP NEIGHBORHOOD	#
HOVE	41
HAWAIIAN PARADISE PARK	29
AINALOA	22
WAIKOLOA VILLAGE	13
NANAWALE ESTATES SUBDIVISION	11
FERN FOREST VACATION ESTATES	10
FERN ACRES	10
HAWAIIAN PARKS SUBDIVISION	8
MAUNA LANI RESORT	7
BLACK SAND BEACH	6

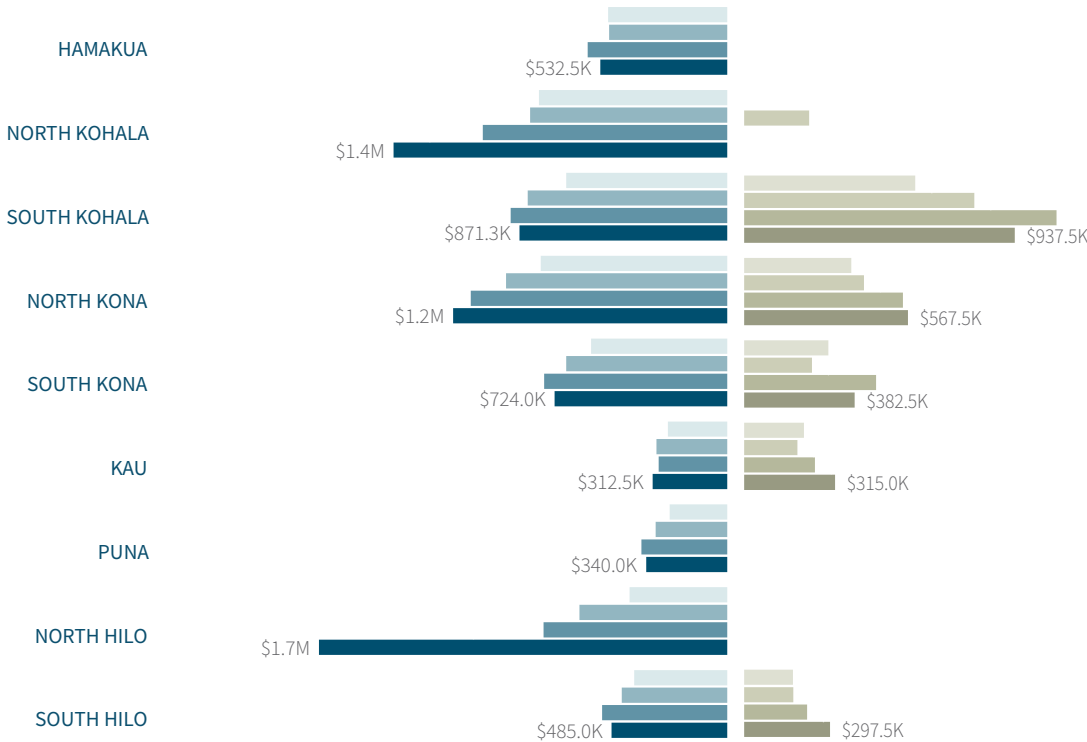
TOP CONDO	#
HOVE	4
WAIKOLOA FAIRWAYS	3
KEAUHOU GARDENS I	3
KAMANI TREES	2
PINES AT KAILUA-KONA I	2
MAUNALOA SHORES	2
BAYSHORE TOWERS	2
CASA DE EMDEKO	2
KONA COFFEE VILLAS	2
KONA MAKAI	2

YEAR TO DATE HAWAII

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2020 2021 2022 2023



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

594

⬇️ **39.3%** VS. LAST YEAR

MEDIAN SALES PRICE

\$500,000

⬇️ **4.8%** VS. LAST YEAR

TOTAL \$ OF SALES

\$465,419,261

⬇️ **45.8%** VS. LAST YEAR



CONDOMINIUM

OF SALES

204

⬇️ **37.2%** VS. LAST YEAR

MEDIAN SALES PRICE

\$580,000

⬆️ **0.9%** VS. LAST YEAR

TOTAL \$ OF SALES

\$202,155,680

⬇️ **38.1%** VS. LAST YEAR



VACANT LAND

OF SALES

602

⬇️ **42.1%** VS. LAST YEAR

MEDIAN SALES PRICE

\$45,000

0.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$121,250,182

⬇️ **48.8%** VS. LAST YEAR



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TG

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