



TITLE GUARANTY HAWAII

KAUAI

RESIDENTIAL SALES REPORT AUGUST 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$2.8 M \$819.2 K

AVERAGE SOLD PRICE



\$2.7 M \$792.6 K

MAX SOLD PRICE



\$27.6 M \$2.0 M

% OF LIST PRICE RECEIVED



95.78% 96.75%

AVERAGE PRICE PER SQFT



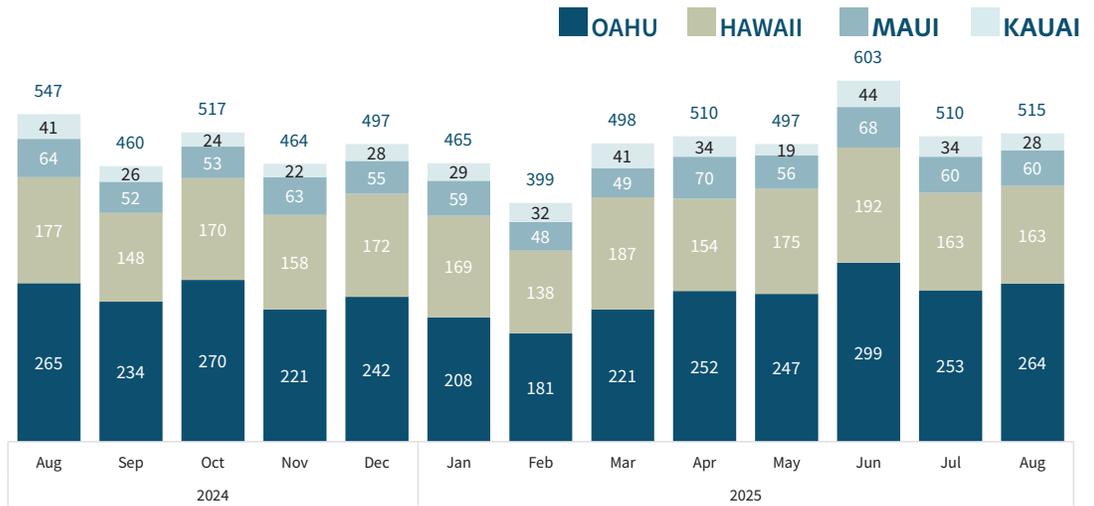
\$1,348 \$930

AVERAGE DOM



44 61

SINGLE FAMILY HOMES



OF SALES

28

17.6% VS. LAST MONTH
31.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,185,000

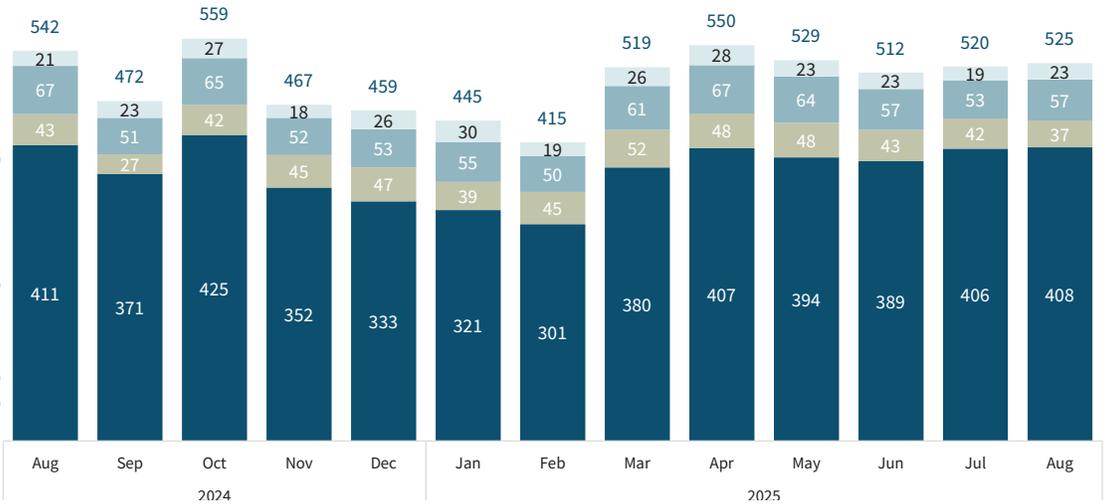
2.3% VS. LAST MONTH
10.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$74,963,987

19.6% VS. LAST MONTH
2.9% VS. LAST YEAR

CONDOMINIUM



OF SALES

23

21.1% VS. LAST MONTH
9.5% VS. LAST YEAR

MEDIAN SALES PRICE

\$685,000

27.9% VS. LAST MONTH
3.8% VS. LAST YEAR

TOTAL \$ OF SALES

\$18,229,611

37.1% VS. LAST MONTH
19.0% VS. LAST YEAR

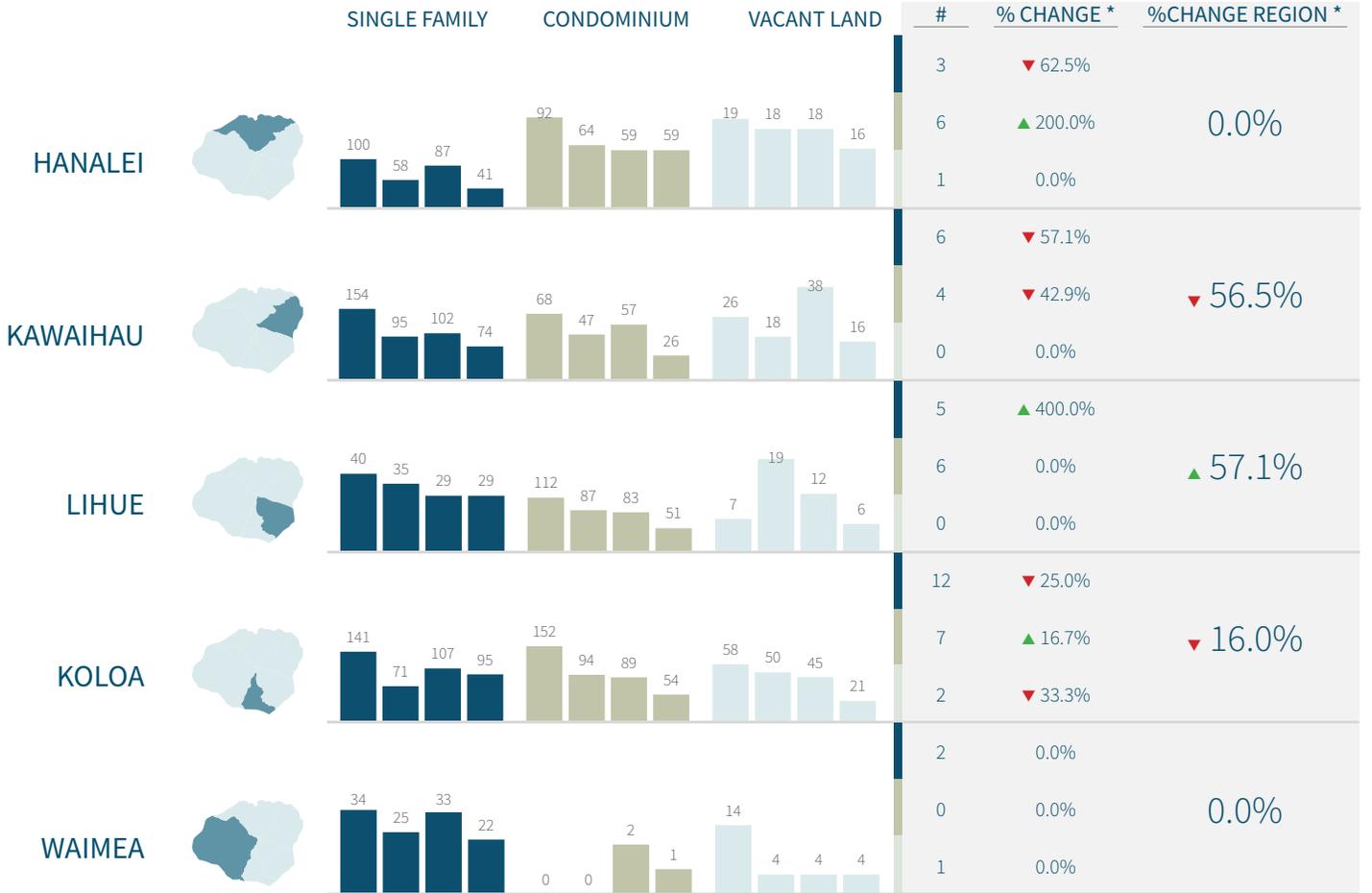
REGIONAL SALES KAUAI

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

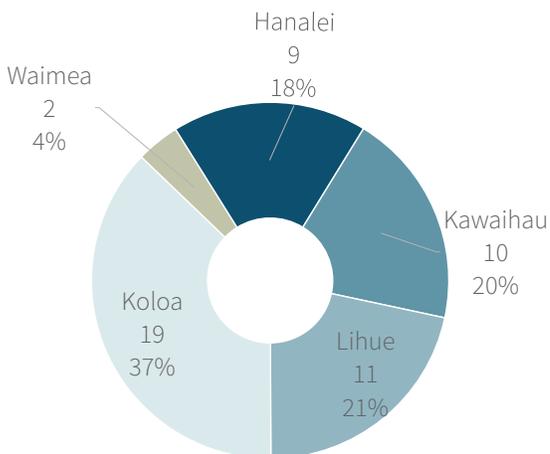
MONTH



**Year-over-year and current YTD shown

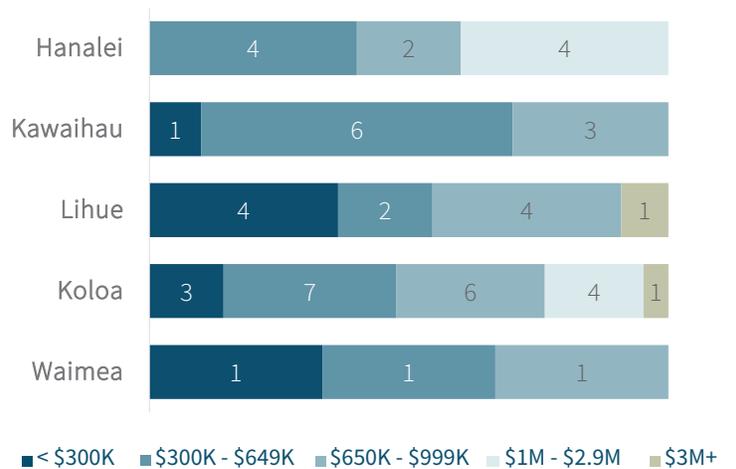
*vs. same month last year

SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



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

NEIGHBORHOOD SALES KAUAI

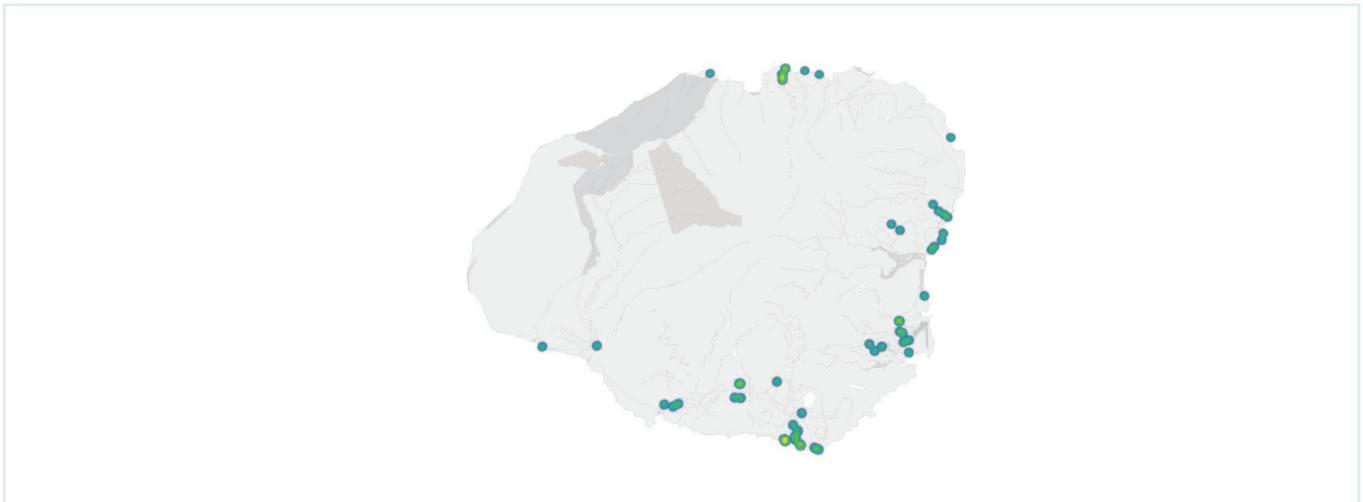
NEIGHBORHOOD COMPARISON

▲ 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
HANAIEI	3 ▼	\$36.2 M ▲	\$4.6 M ▲	6 ▲	\$5.8 M ▲	\$942.5 K ▲	1 -	\$7.1 M -	\$7.1 M -
KAWAIHAU	6 ▼	\$6.2 M ▼	\$900.0 K ▼	4 ▼	\$4.1 M ▼	\$822.5 K ▲	--	--	--
LIHUE	5 ▲	\$6.2 M ▲	\$1.1 M ▲	6 -	\$2.9 M ▼	\$490.0 K ▼	--	--	--
KOLOA	12 ▼	\$24.4 M ▼	\$1.2 M ▼	7 ▲	\$5.5 M ▲	\$675.0 K ▼	2 ▼	\$1.9 M ▼	\$950.0 K ▲
WAIMEA	2 -	\$2.0 M ▲	\$985.0 K ▲	--	--	--	1 -	\$525.0 K ▲	\$525.0 K ▲

MONTHLY SALES HEAT MAP



TOP NEIGHBORHOODS	#
OMAO HOMESTEADS	1
MENEHUNE ESTATES SUBDIVISION	1
BOWLES HALF ACRES	1
HANAPEPE HEIGHTS HOUSE LOTS	1
MOLOKOA SUBDIVISION UNIT III	1
KALAHEO MAKAI HOMESITES	1
WAIKOMO SUBDIVISION	1
KOLOA ESTATES SUBDIVISION	1
LIHUE TOWN ESTATES	1

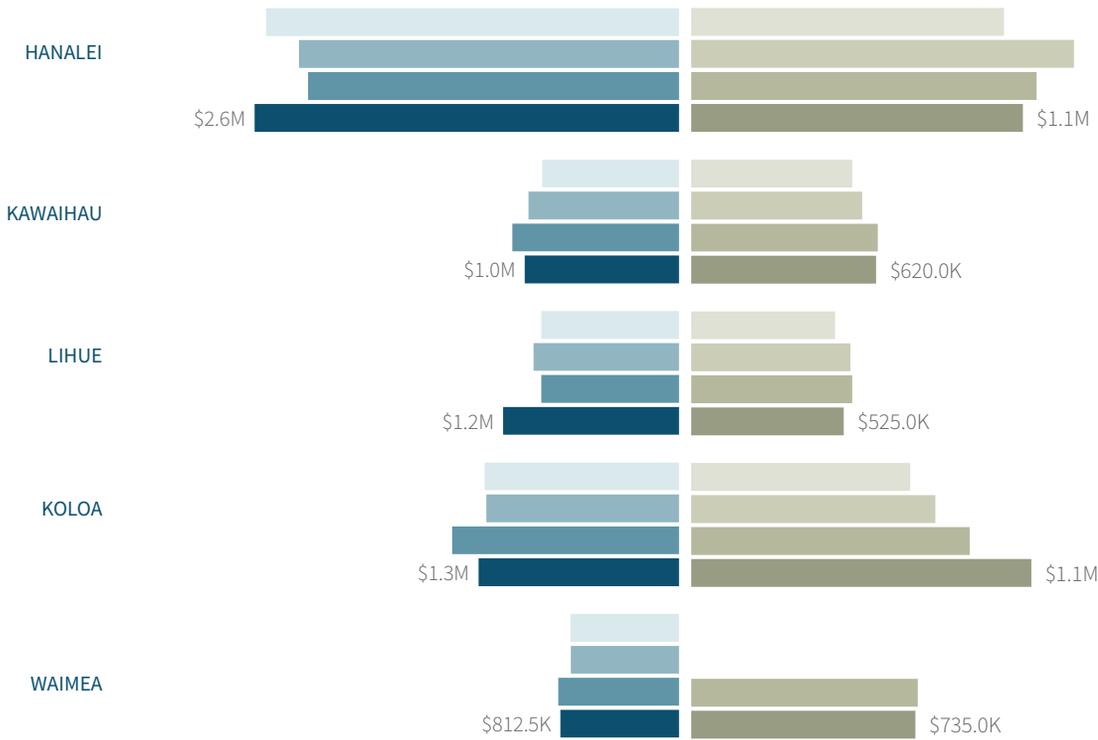
TOP CONDOMINIUMS	#
PLANTATION AT PRINCEVILLE	3
SUN VILLAGE-KAUAI	2
KAMAMALU	1
HALELANI VILLAGE AT PUHI PH IC	1
BANYAN HARBOR	1
AHOPUEO	1
KAUAI BEACH RESORT	1
BOWLES CONDOMINIUM	1
4460 PUNEE ROAD	1
HALE KUAHIWI KALAHEO	1

YEAR TO DATE KAUAI

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

261

↑ 1.2% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,175,000

↓ 15.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$488,825,220

↓ 6.5% VS. LAST YEAR



CONDOMINIUM

OF SALES

191

↓ 2.6% VS. LAST YEAR

MEDIAN SALES PRICE

\$875,000

↑ 11.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$200,254,617

↑ 4.2% VS. LAST YEAR



VACANT LAND

OF SALES

63

↓ 10.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$950,000

↑ 18.8% VS. LAST YEAR

TOTAL \$ OF SALES

\$102,583,000

↑ 14.9% VS. LAST YEAR



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