



TITLE GUARANTY HAWAII

MAUI

RESIDENTIAL SALES REPORT JANUARY 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.5 M \$1.1 M

AVERAGE SOLD PRICE



\$1.4 M \$1.1 M

MAX SOLD PRICE



\$6.0 M \$4.2 M

% OF LIST PRICE RECEIVED



93.66% 95.55%

AVERAGE PRICE PER SQFT



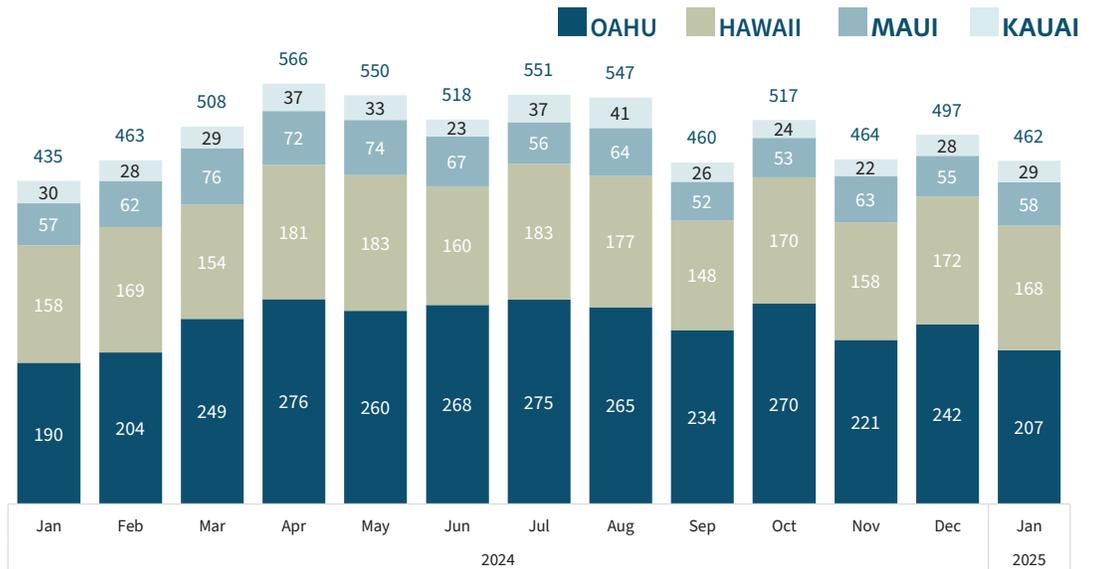
\$867.03 \$1,068.67

AVERAGE DOM



152 140

SINGLE FAMILY HOMES



# OF SALES

58

5.5% VS. LAST MONTH  
1.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,187,500

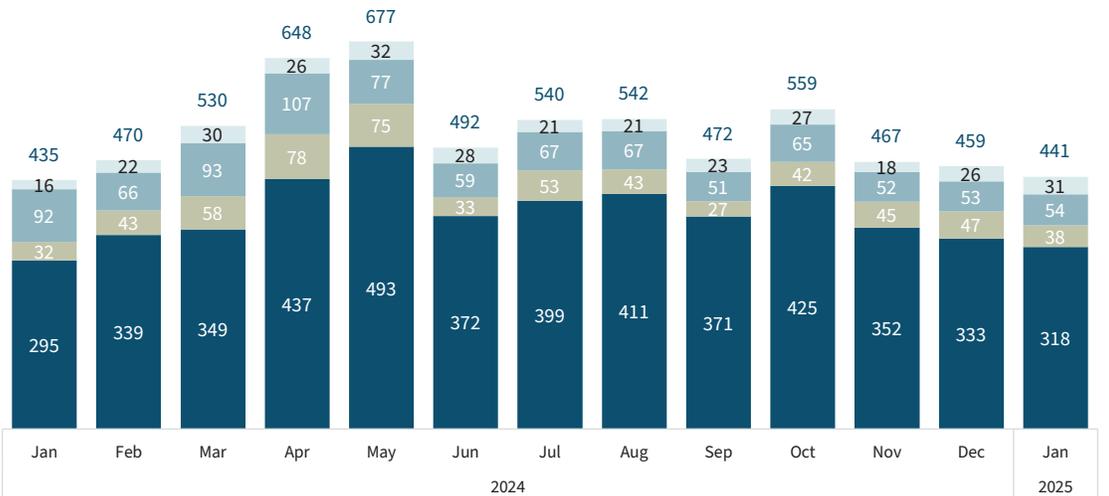
13.2% VS. LAST MONTH  
11.6% VS. LAST YEAR

TOTAL \$ OF SALES

\$83,444,128

20.2% VS. LAST MONTH  
6.8% VS. LAST YEAR

CONDOMINIUM



# OF SALES

54

1.9% VS. LAST MONTH  
41.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$703,500

18.2% VS. LAST MONTH  
11.5% VS. LAST YEAR

TOTAL \$ OF SALES

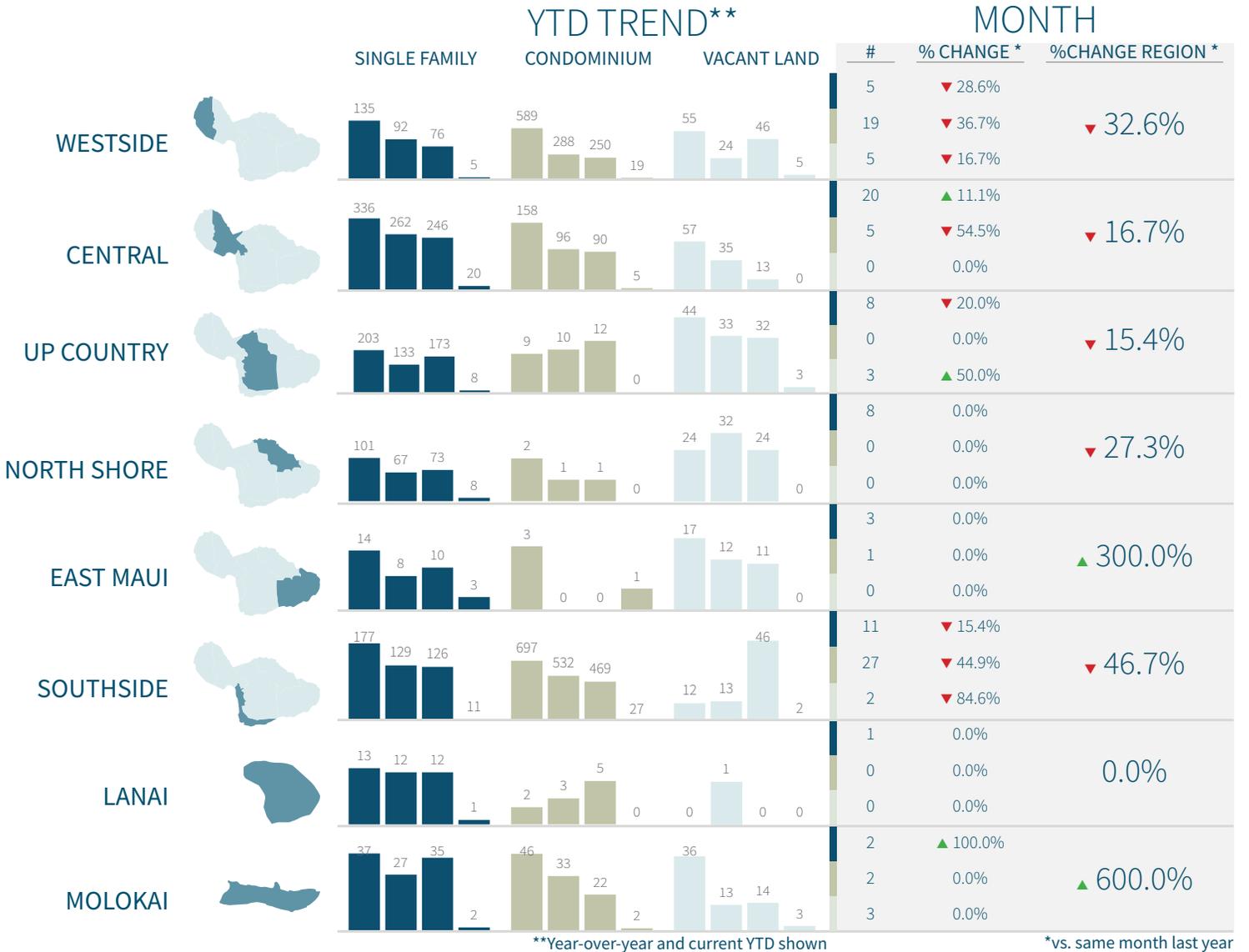
\$56,880,170

5.9% VS. LAST MONTH  
47.7% VS. LAST YEAR

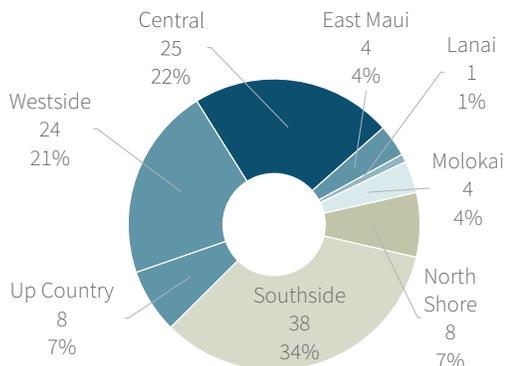
# REGIONAL SALES MAUI

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

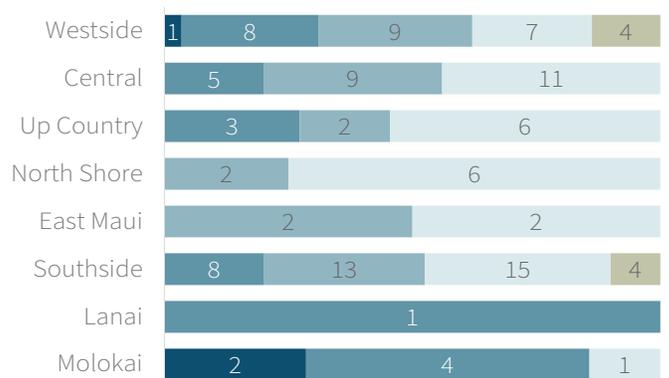


## SALES BY REGION



\*excluding vacant land sales

## SALES BY PRICE RANGE



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

# NEIGHBORHOOD SALES MAUI

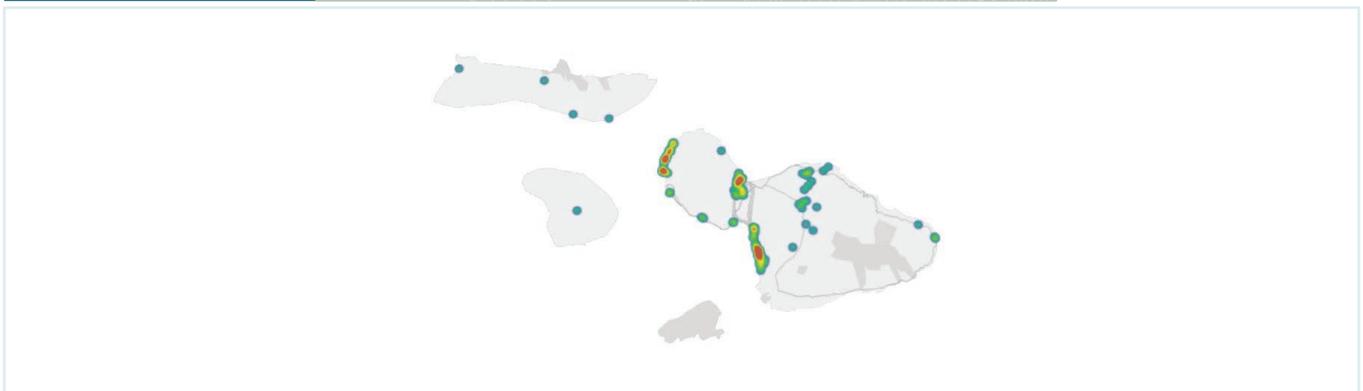
## NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

		SINGLE FAMILY HOMES			CONDOMINIUM		
		#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
WESTSIDE	Kaanapali	2 -	\$8.2 M ▲	\$4.1 M ▲	9 ▼	\$10.8 M ▼	\$920.0 K ▼
	Napili, Kahana, Mahinahina	3 ▼	\$5.1 M ▼	\$1.8 M ▲	8 ▼	\$5.6 M ▼	\$655.0 K ▼
	Lahaina	--	--	--	2 -	\$1.1 M -	\$525.0 K -
CENTRAL	Wailuku	16 -	\$18.2 M ▼	\$1.0 M ▼	3 ▲	\$1.7 M ▲	\$469.9 K ▼
	Kahului	3 ▲	\$3.1 M ▲	\$960.0 K ▼	2 ▼	\$780.0 K ▼	\$390.0 K ▲
	Kahakuloa	1 -	\$1.1 M -	\$1.1 M -	--	--	--
UP COUNTRY	Makawao, Olinda	3 -	\$4.2 M ▲	\$1.5 M ▲	--	--	--
	Kula, Pukalani	3 ▼	\$2.3 M ▼	\$880.0 K ▼	--	--	--
	Haliimaile	2 -	\$2.6 M ▼	\$1.3 M ▼	--	--	--
NORTH SHORE	Haiku	8 -	\$10.5 M ▼	\$1.3 M ▼	--	--	--
EAST MAUI	Hana	3 -	\$4.8 M -	\$997.5 K -	1 -	\$1.9 M -	\$1.9 M -
SOUTHSIDE	Kihei	9 ▼	\$16.4 M ▲	\$1.5 M ▲	20 ▼	\$16.9 M ▼	\$703.5 K ▼
	Wailea, Makena	2 -	\$5.6 M ▼	\$2.8 M ▼	5 ▼	\$16.5 M ▼	\$3.6 M ▲
	Maalaea	--	--	--	2 ▼	\$1.0 M ▼	\$518.5 K ▼
LANAI	Lanai	1 -	\$355.0 K -	\$355.0 K -	--	--	--
MOLOKAI	Molokai	2 ▲	\$1.0 M ▲	\$512.5 K ▲	2 -	\$602.0 K -	\$301.0 K -

## MONTHLY SALES HEAT MAP



### TOP NEIGHBORHOODS

	#
HONOKOWAI	7
WALEA	5
NORTH KIHEI	5
KAMAOLE III	4
NAPILI	3
KAMAOLE II	2
KAANAPALI	2
KAHANA RIDGE	2
HALIIMAILE	2
KALAMA	2

### TOP CONDOMINIUMS

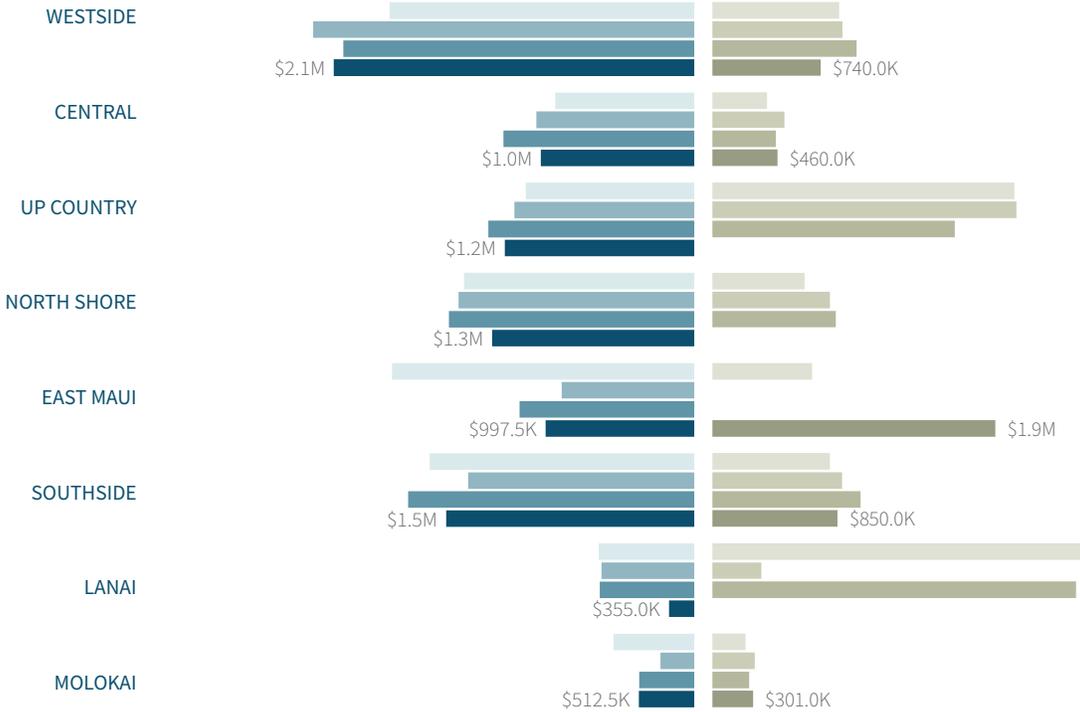
	#
KAANAPALI SHORES	4
KAMAOLE SANDS	3
KIHEI KAI NANI	2
NAPILI SHORES	2
KIHEI VILLAGES V	2
LAHAINA SHORES	2
IAO PARKSIDE IV-A	1
HALE KAMAOLE	1
IAO PARKSIDE I	1
HOTEL HANA-MAUI CONDOMINIUMS	1

# YEAR TO DATE MAUI

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2022 2023 2024 2025



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**58**

↑ **1.8%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,187,500**

↓ **11.6%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$83,444,128**

↓ **6.8%** VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**54**

↓ **41.3%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$703,500**

↓ **11.5%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$56,880,170**

↓ **47.7%** VS. LAST YEAR



### VACANT LAND

# OF SALES

**13**

↓ **48.0%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$585,000**

↓ **65.6%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$19,862,750**

↓ **74.7%** VS. LAST YEAR



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**TG**

TITLE GUARANTY  
HAWAII

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