



TITLE GUARANTY HAWAII

MAUI

RESIDENTIAL SALES REPORT MARCH 2024

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$2.0 M \$1.6 M

AVERAGE SOLD PRICE



\$1.9 M \$1.6 M

MAX SOLD PRICE



\$18.5 M \$6.5 M

% OF LIST PRICE RECEIVED



95.06% 97.78%

AVERAGE PRICE PER SQFT



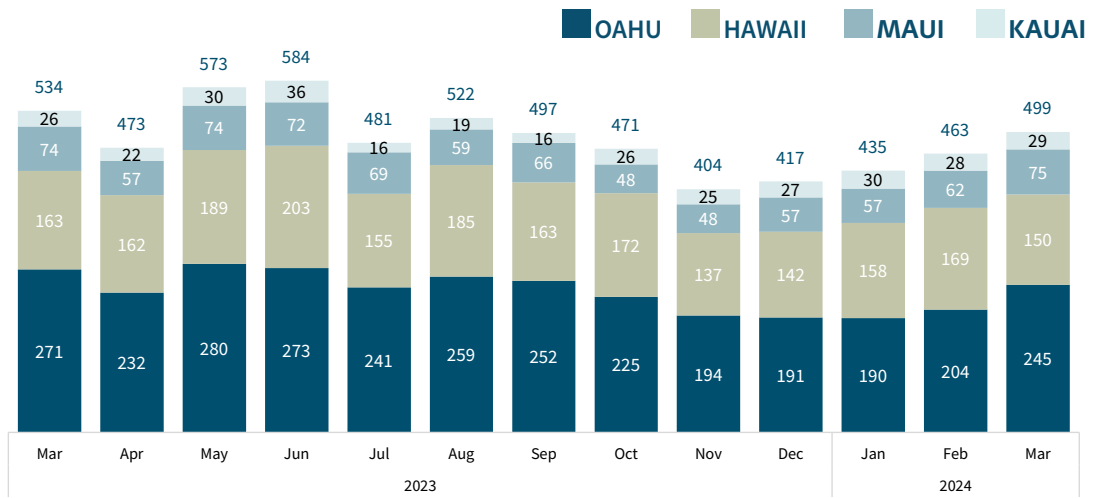
\$985.31 \$1,334.01

AVERAGE DOM



152 195

SINGLE FAMILY HOMES



# OF SALES

75

21.0% VS. LAST MONTH  
1.4% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,303,692

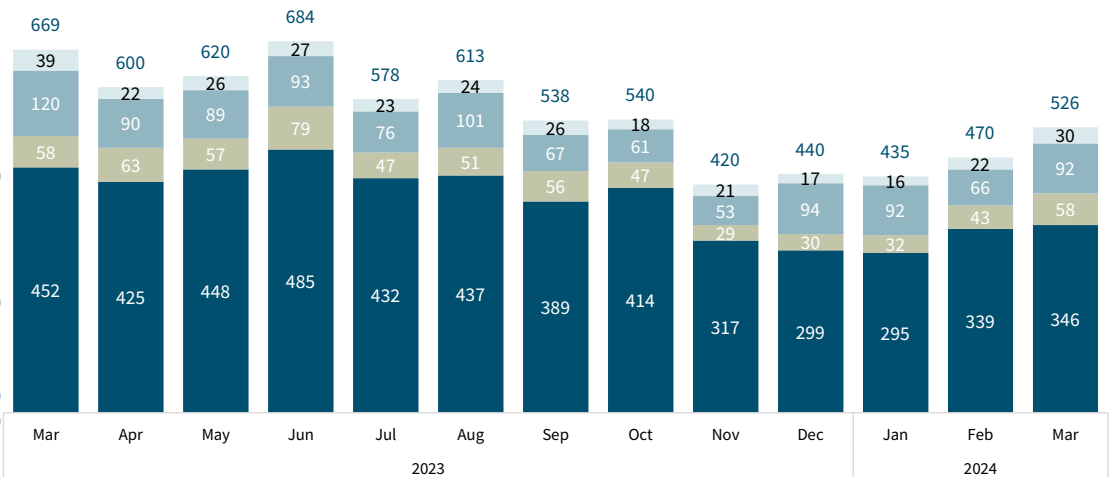
2.5% VS. LAST MONTH  
9.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$143,497,267

33.7% VS. LAST MONTH  
2.1% VS. LAST YEAR

CONDOMINIUM



# OF SALES

92

39.4% VS. LAST MONTH  
23.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,301,250

74.8% VS. LAST MONTH  
63.4% VS. LAST YEAR

TOTAL \$ OF SALES

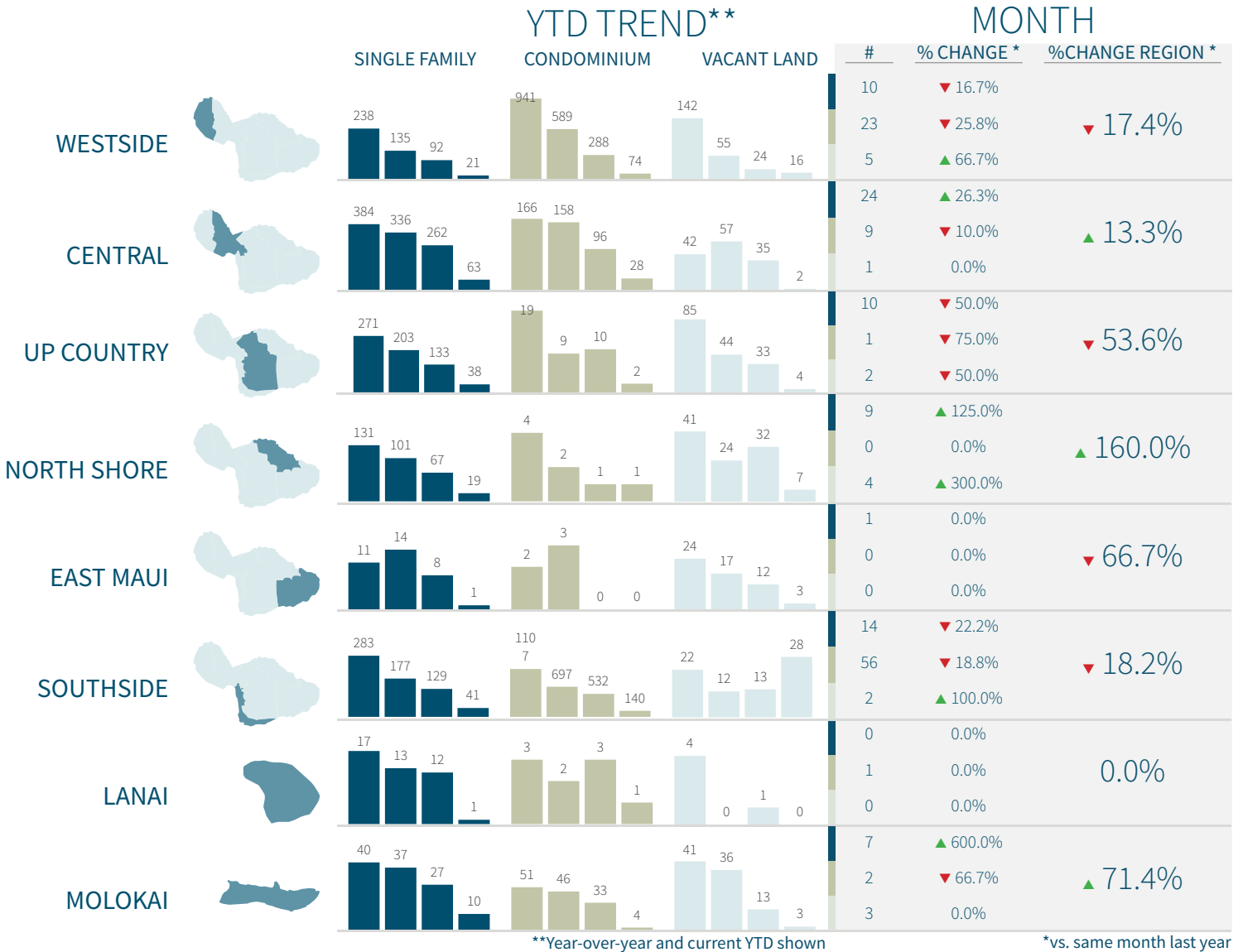
\$147,087,599

113.7% VS. LAST MONTH  
6.0% VS. LAST YEAR

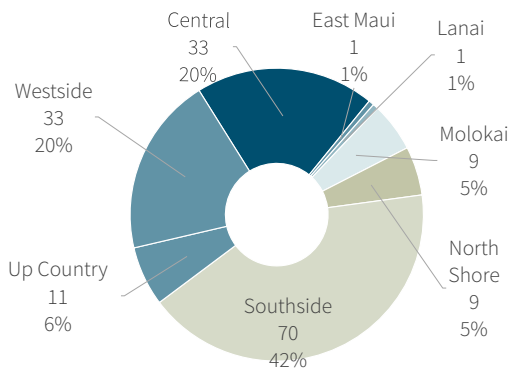
# REGIONAL SALES MAUI

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

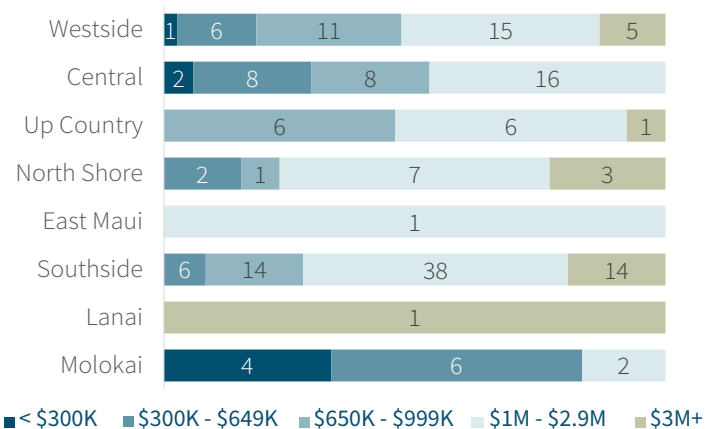


## SALES BY REGION



\*excluding vacant land sales

## SALES BY PRICE RANGE



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

# NEIGHBORHOOD SALES MAUI

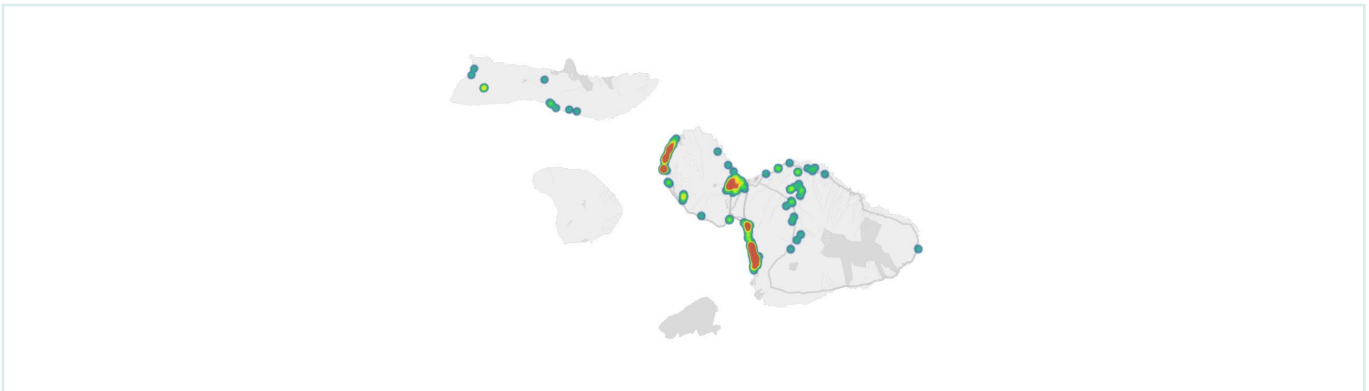
## NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

		SINGLE FAMILY HOMES			CONDOMINIUM		
		#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
WESTSIDE	Napili, Kahana, Mahinahina	4 ▲	\$5.1 M ▲	\$1.2 M ▲	11 ▲	\$8.9 M ▲	\$705.0 K ▼
	Kaanapali	--	--	--	11 -	\$17.1 M ▲	\$1.3 M ▲
	Launiupoko	5 ▲	\$18.3 M ▼	\$3.5 M ▼	--	--	--
CENTRAL	Wailuku	16 -	\$18.2 M ▲	\$1.1 M ▲	5 ▲	\$3.6 M ▲	\$690.0 K ▲
	Kahului	6 ▲	\$7.2 M ▲	\$1.2 M ▲	4 ▼	\$1.2 M ▼	\$295.0 K ▲
	Kahakuloa	1 -	\$1.4 M -	\$1.4 M -	--	--	--
UP COUNTRY	Kula, Pukalani	5 ▼	\$8.4 M ▼	\$1.1 M ▼	1 ▼	\$969.0 K ▼	\$969.0 K ▼
	Haliimaile	4 -	\$4.2 M -	\$1.1 M -	--	--	--
	Makawao, Olinda	1 ▼	\$1.1 M ▼	\$1.1 M ▲	--	--	--
NORTH SHORE	Haiku	7 ▲	\$16.3 M ▲	\$1.5 M ▲	--	--	--
	Paia	2 -	\$9.0 M -	\$4.5 M -	--	--	--
EAST MAUI	Hana	1 -	\$1.7 M -	\$1.7 M -	--	--	--
SOUTHSIDE	Kihei	9 ▼	\$15.3 M ▼	\$1.5 M ▲	28 ▼	\$28.6 M ▼	\$825.0 K ▲
	Wailea, Makena	5 ▲	\$30.5 M ▲	\$2.9 M ▼	27 ▲	\$79.9 M ▲	\$2.5 M ▲
	Maalaea	--	--	--	1 ▼	\$599.0 K ▼	\$599.0 K ▼
LANAI	Lanai	--	--	--	1 -	\$3.1 M -	\$3.1 M -
MOLOKAI	Molokai	7 ▲	\$4.5 M ▲	\$510.0 K ▲	2 ▼	\$415.0 K ▼	\$207.5 K ▼

## MONTHLY SALES HEAT MAP



### TOP NEIGHBORHOODS

	#
WALEA	24
KAANAPALI	8
NORTH KIHEI	7
KAHANA	5
KAMAOLE III	5
KEHALANI	4
KALEPOLEPO	4
MAUI LANI	4
KEAWAKAPU	4
LAUNIUPOKO	3

### TOP CONDOMINIUMS

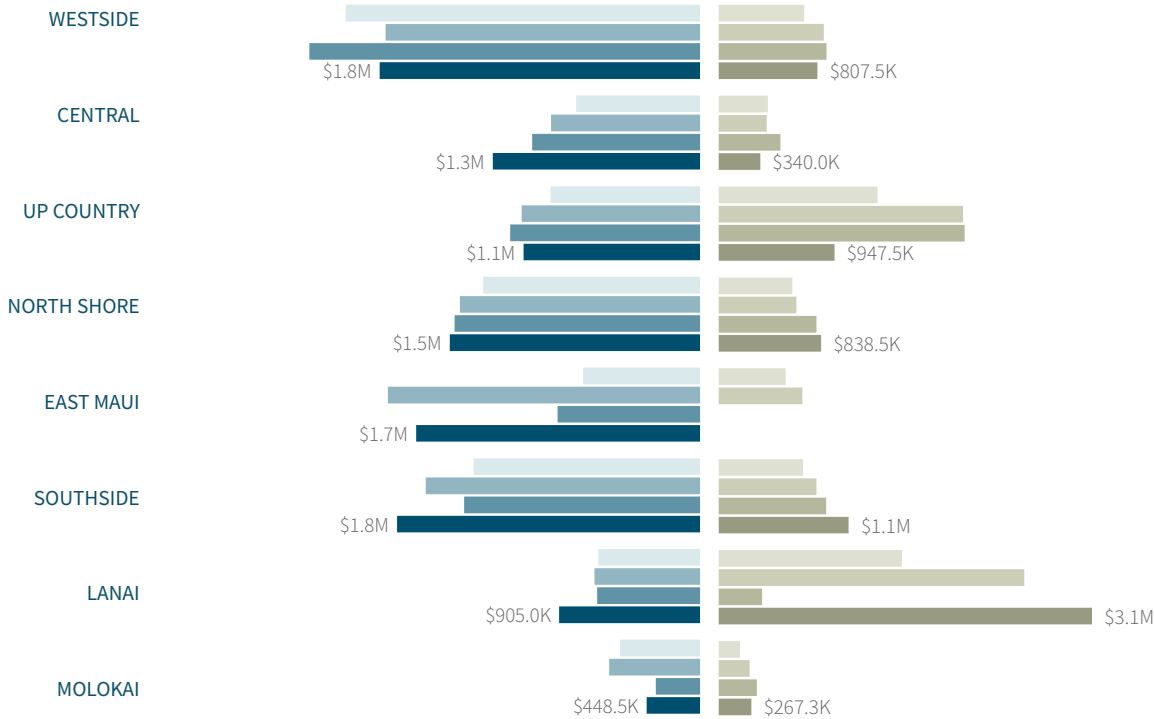
	#
KAMAOLE SANDS	4
HOOLEA TERRACE AT KEHALANI	3
WALEA FAIRWAY VILLAS	3
HONU A KAI - HOKU LANI	3
MAUI KAMAOLE	3
KE ALII OCEAN VILLAS	2
KAI MALU	2
HOOLEI	2
HARBOR LIGHTS	2
KAANAPALI ROYAL	2

# YEAR TO DATE MAUI

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2021 2022 2023 2024



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**194**

↑ 7.8% VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,300,000**

↑ 13.0% VS. LAST YEAR

TOTAL \$ OF SALES

**\$340,321,337**

↓ 0.9% VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**250**

↑ 4.6% VS. LAST YEAR

MEDIAN SALES PRICE

**\$827,500**

↑ 3.4% VS. LAST YEAR

TOTAL \$ OF SALES

**\$324,767,232**

↑ 16.5% VS. LAST YEAR



### VACANT LAND

# OF SALES

**63**

↑ 28.6% VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,400,000**

↑ 122.2% VS. LAST YEAR

TOTAL \$ OF SALES

**\$168,375,501**

↑ 197.9% VS. LAST YEAR



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**TG**

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