



TITLE GUARANTY HAWAII

MAUI

RESIDENTIAL SALES REPORT JULY 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.8 M \$950.3 K

AVERAGE SOLD PRICE



\$1.7 M \$910.9 K

MAX SOLD PRICE



\$7.8 M \$3.7 M

% OF LIST PRICE RECEIVED



94.22% 95.85%

AVERAGE PRICE PER SQFT



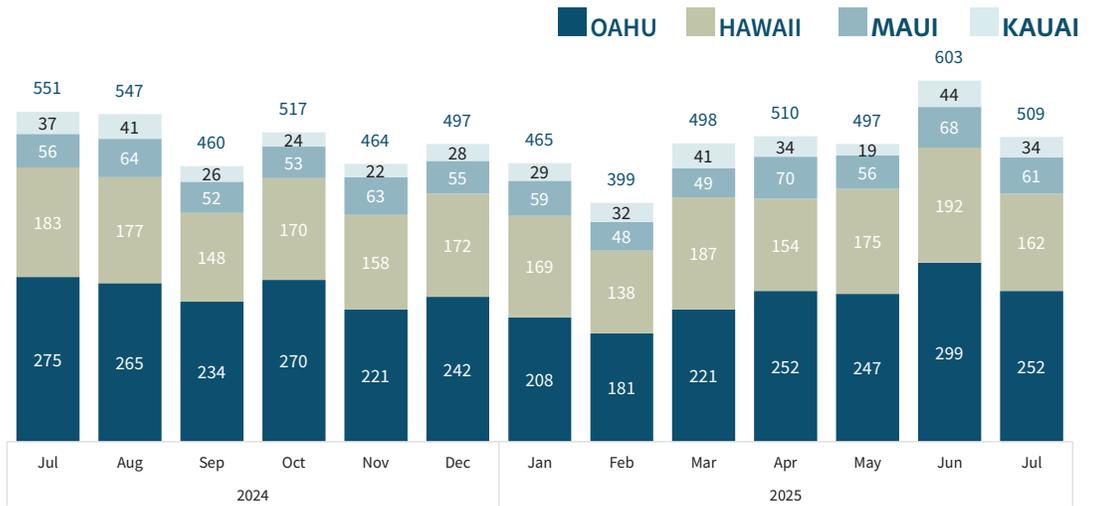
\$886.35 \$898.76

AVERAGE DOM

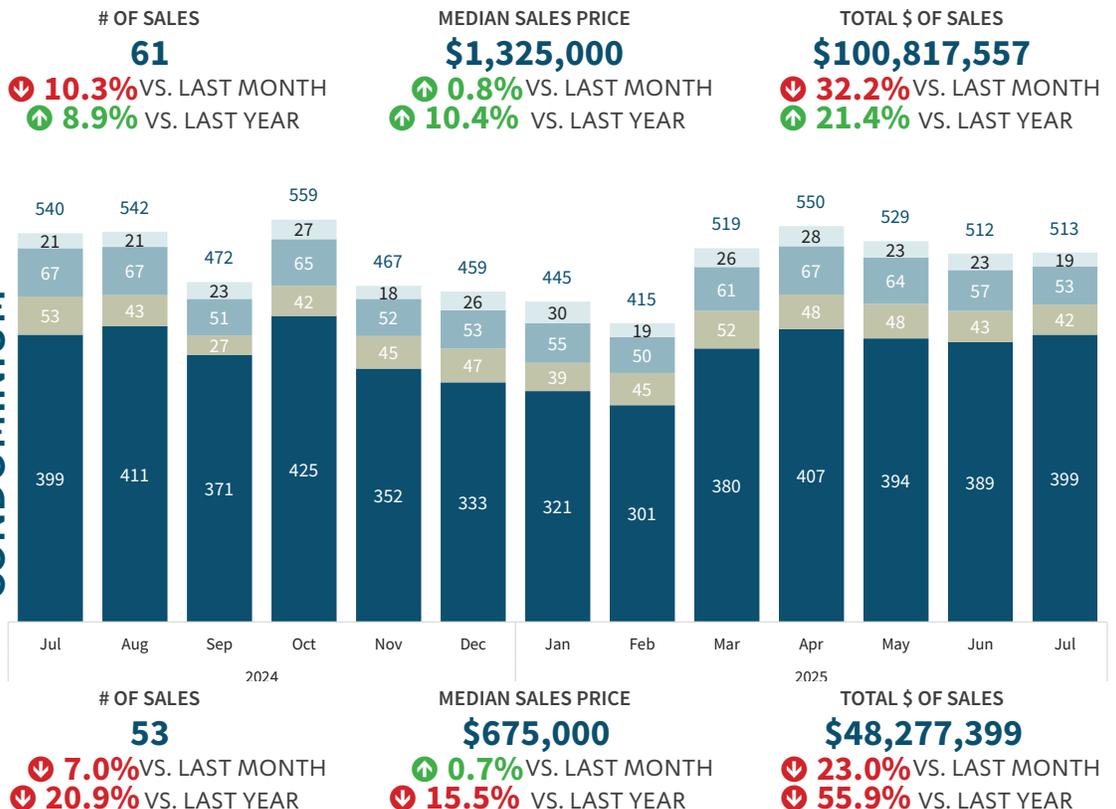


183 145

SINGLE FAMILY HOMES



CONDOMINIUM



# OF SALES  
**61**  
 ↓ 10.3% VS. LAST MONTH  
 ↑ 8.9% VS. LAST YEAR

MEDIAN SALES PRICE  
**\$1,325,000**  
 ↑ 0.8% VS. LAST MONTH  
 ↑ 10.4% VS. LAST YEAR

TOTAL \$ OF SALES  
**\$100,817,557**  
 ↓ 32.2% VS. LAST MONTH  
 ↑ 21.4% VS. LAST YEAR

# OF SALES  
**53**  
 ↓ 7.0% VS. LAST MONTH  
 ↓ 20.9% VS. LAST YEAR

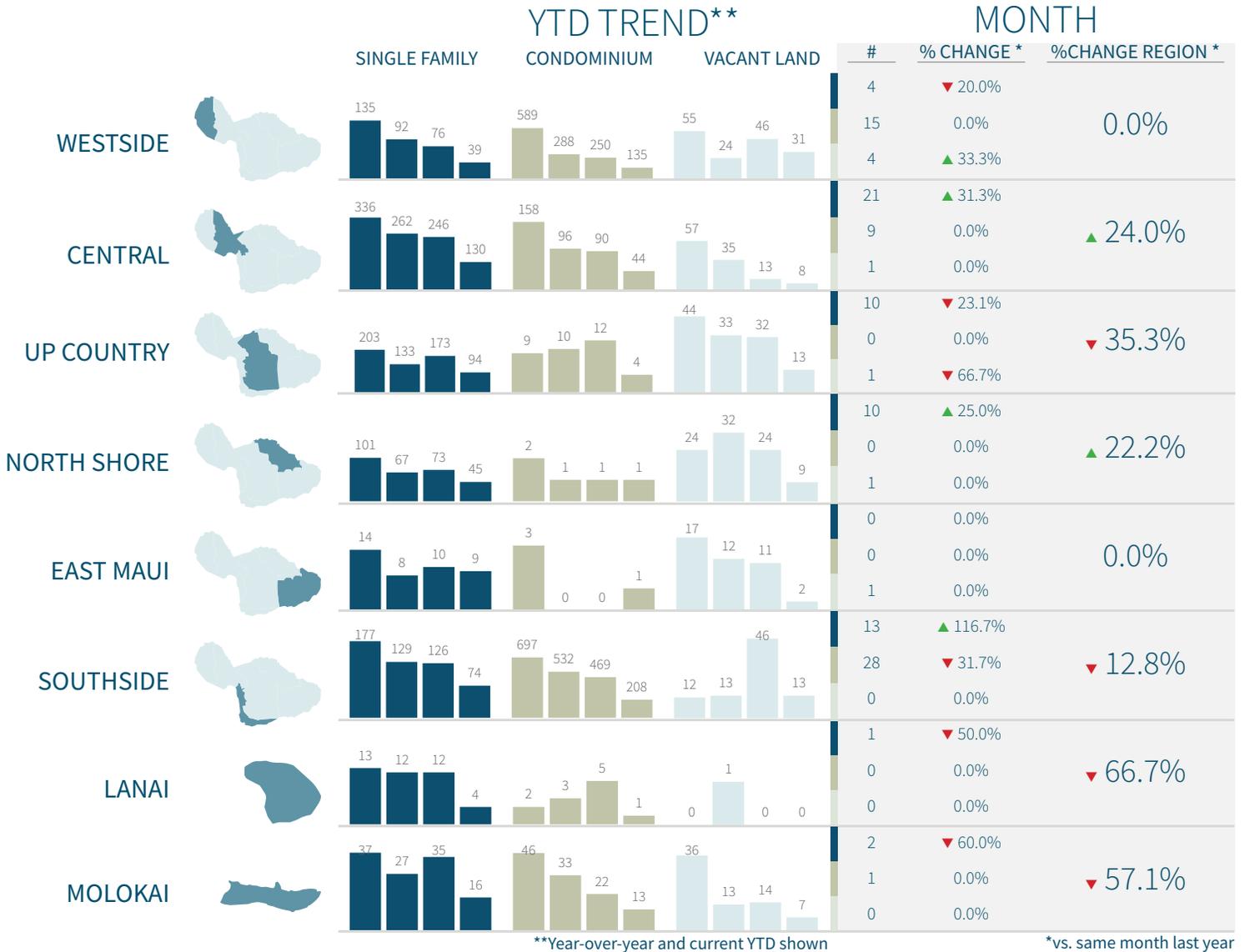
MEDIAN SALES PRICE  
**\$675,000**  
 ↑ 0.7% VS. LAST MONTH  
 ↓ 15.5% VS. LAST YEAR

TOTAL \$ OF SALES  
**\$48,277,399**  
 ↓ 23.0% VS. LAST MONTH  
 ↓ 55.9% VS. LAST YEAR

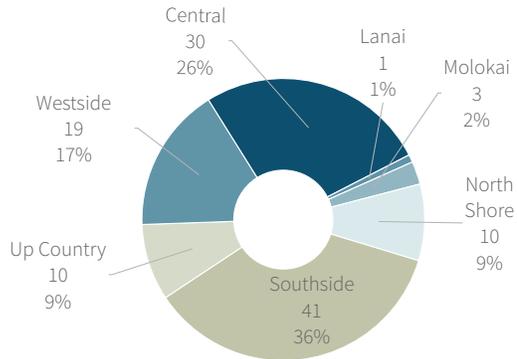
# REGIONAL SALES MAUI

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

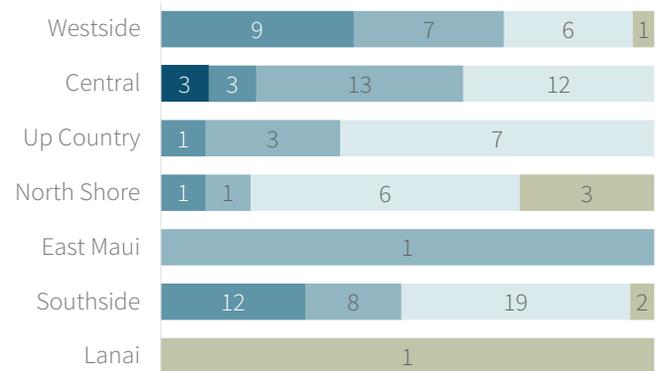


## SALES BY REGION



\*excluding vacant land sales

## SALES BY PRICE RANGE



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

# NEIGHBORHOOD SALES MAUI

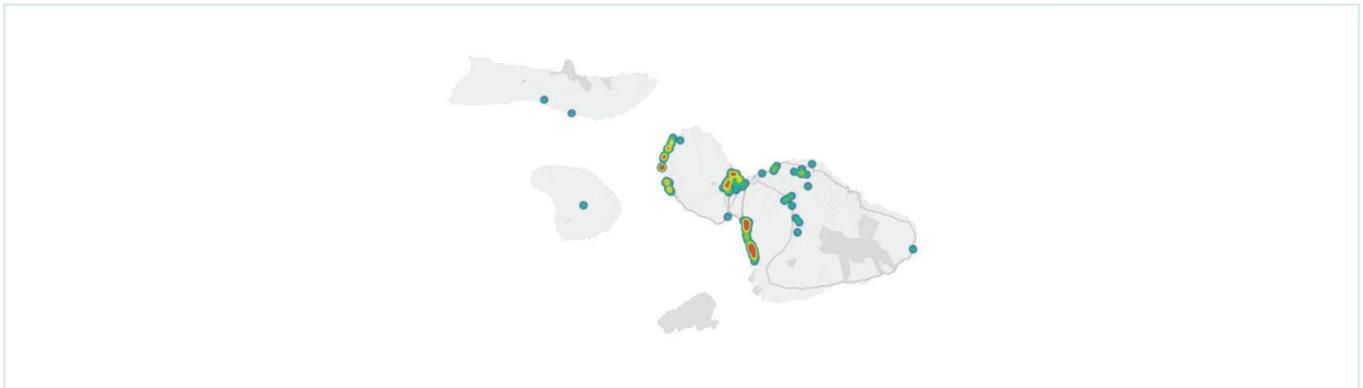
## NEIGHBORHOOD COMPARISON

▲ 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	2 ▼	\$4.2 M ▼	\$2.1 M ▲	5 ▼	\$3.5 M ▼	\$705.0 K ▲
	Lahaina	1 -	\$1.3 M -	\$1.3 M -	5 -	\$4.9 M -	\$890.0 K -
	Kaanapali	--	--	--	5 ▼	\$4.9 M ▼	\$520.0 K ▼
CENTRAL	Wailuku	18 ▲	\$19.5 M ▲	\$1.0 M ▼	6 ▲	\$4.7 M ▲	\$826.0 K ▲
	Kahului	3 ▼	\$3.0 M ▼	\$950.0 K ▼	3 ▼	\$549.0 K ▼	\$189.0 K ▼
UP COUNTRY	Kula, Pukalani	7 ▼	\$10.7 M ▲	\$1.3 M ▲	--	--	--
	Haliimaile	2 ▲	\$3.0 M ▼	\$1.5 M ▼	--	--	--
	Makawao, Olinda	1 ▼	\$920.0 K ▼	\$920.0 K ▼	--	--	--
NORTH SHORE	Haiku	7 ▼	\$12.4 M ▼	\$1.6 M ▲	--	--	--
	Paia	3 -	\$10.7 M -	\$3.5 M -	--	--	--
SOUTHSIDE	Kihei	11 ▲	\$17.0 M ▲	\$1.5 M ▼	21 ▼	\$15.7 M ▼	\$630.0 K ▼
	Wailea, Makena	2 -	\$5.5 M -	\$2.8 M -	6 ▼	\$13.4 M ▼	\$2.0 M ▼
	Maalaea	--	--	--	1 -	\$399.9 K -	\$399.9 K -
LANAI	Lanai	1 ▼	\$3.8 M ▲	\$3.8 M ▲	--	--	--
MOLOKAI	Molokai	2 ▼	\$1.0 M ▼	\$510.3 K ▲	1 -	\$365.0 K -	\$365.0 K -

## MONTHLY SALES HEAT MAP



### TOP NEIGHBORHOODS

	#
KEHALANI	7
NORTH KIHEI	7
WAILEA	5
KAHANA	4
HONOKOWAI	4
KAMAOLE III	4
LAHAINA TOWN	3
KALEPOLEPO	3
NAPILI	3
KAHUMANU	2

### TOP CONDOMINIUMS

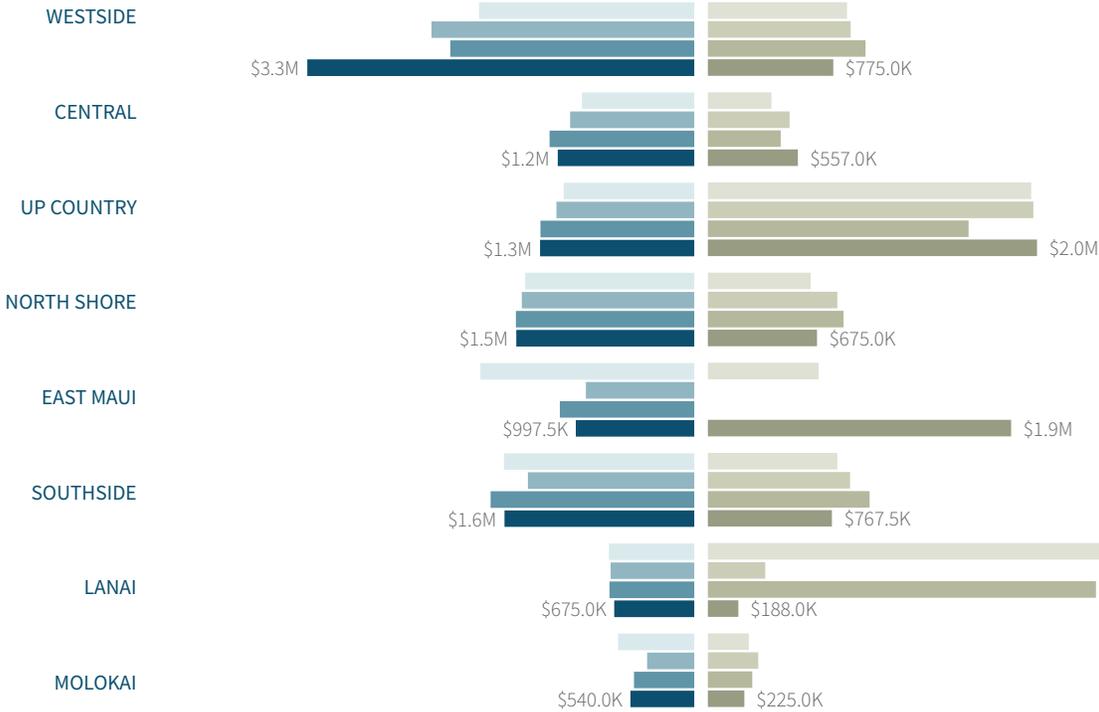
	#
PAPAKEA RESORT I II	3
HARBOR LIGHTS	3
KIHEI VILLAGES II	2
LAHAINA SHORES	2
VILLAS AT KEHALANI	2
KIHEI BAY VISTA	2
KAI MALU	2
FLATS AT KAMALANI	1
HALE KAI I	1
HALE KAI O KIHEI I	1

# YEAR TO DATE MAUI

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2022 2023 2024 2025



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**411**

↓ **11.4%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,300,100**

↑ **0.0%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$763,985,825**

↓ **6.6%** VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**407**

↓ **27.5%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$725,000**

↓ **16.2%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$480,410,963**

↓ **41.7%** VS. LAST YEAR



### VACANT LAND

# OF SALES

**83**

↓ **29.7%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$725,000**

↓ **26.0%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$116,045,250**

↓ **54.1%** VS. LAST YEAR



**NICOLE DUQUE**

Account Manager

Maui

(808) 868-6322

nicole.duque@tghawaii.com

**TG**

TITLE GUARANTY  
HAWAII

www.tghawaii.com