



TITLE GUARANTY HAWAII

CENTRAL OAHU RESIDENTIAL SALES REPORT NOVEMBER 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.5 M \$624.6 K

AVERAGE SOLD PRICE



\$1.5 M \$609.5 K

MAX SOLD PRICE



\$10.4 M \$5.7 M

% OF LIST PRICE RECEIVED



97.28% 97.58%

AVERAGE PRICE PER SQFT



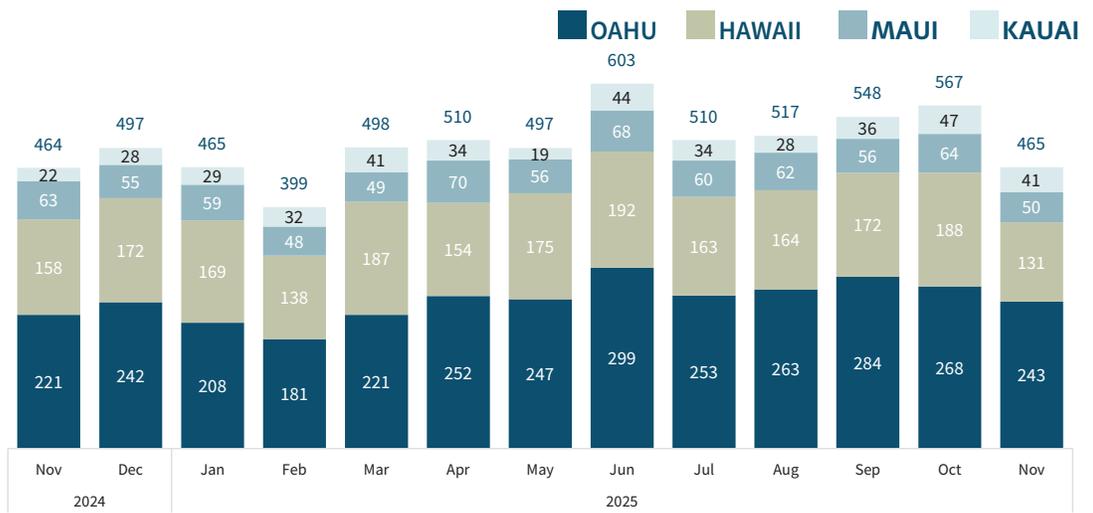
\$704.54 \$672.12

MEDIAN DOM



26 35

SINGLE FAMILY HOMES



# OF SALES

243

9.3% vs. last month, 10.0% vs. last year

MEDIAN SALES PRICE

\$1,100,000

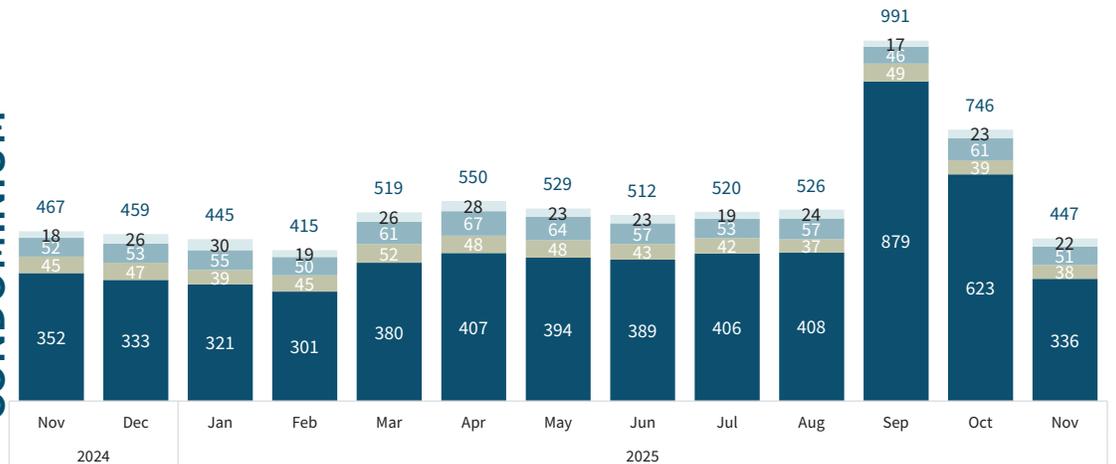
4.9% vs. last month, 0.1% vs. last year

TOTAL \$ OF SALES

\$359,632,981

1.6% vs. last month, 23.8% vs. last year

CONDOMINIUM



# OF SALES

336

46.1% vs. last month, 4.5% vs. last year

MEDIAN SALES PRICE

\$495,000

22.4% vs. last month, 6.4% vs. last year

TOTAL \$ OF SALES

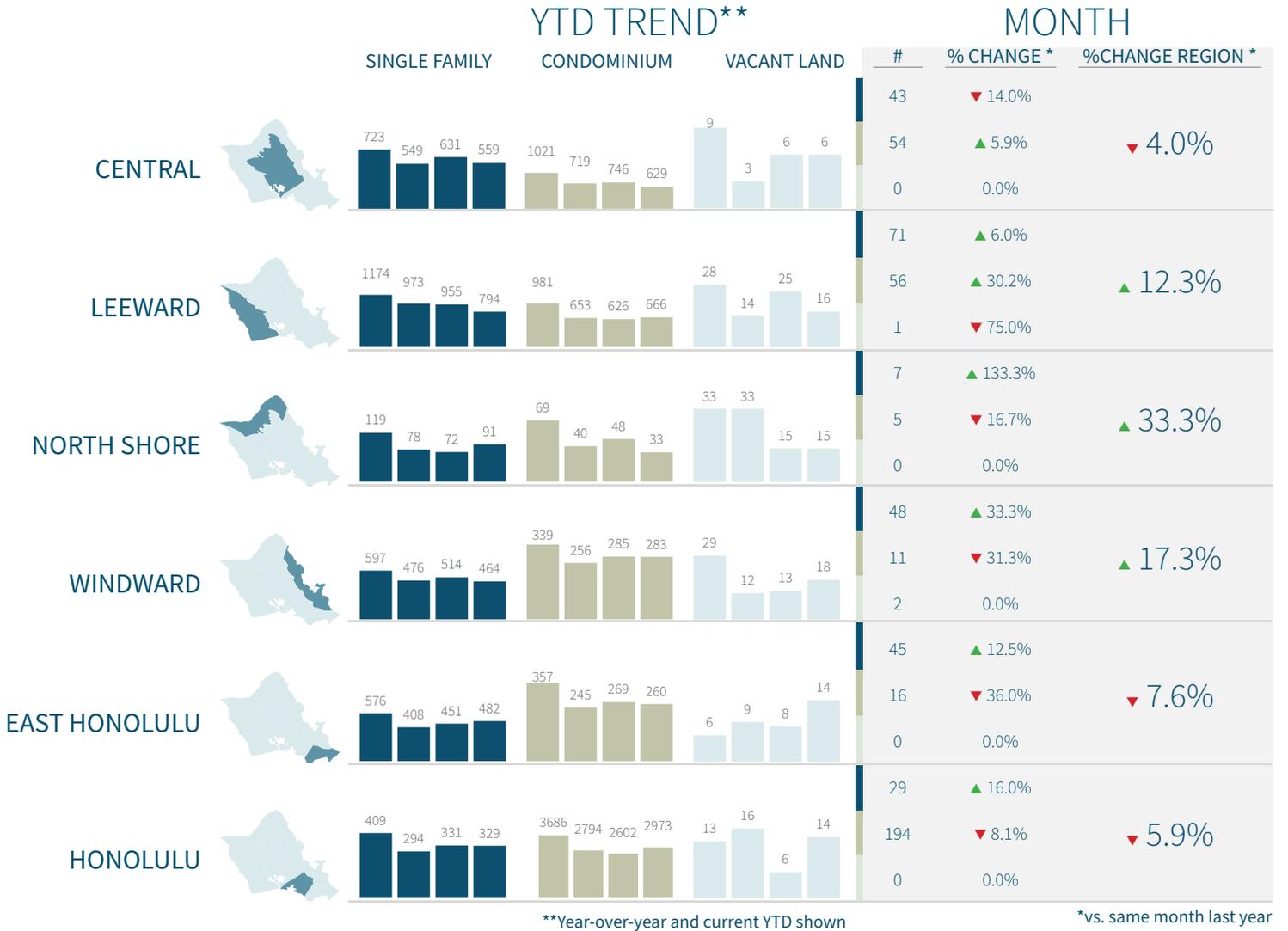
\$204,779,705

56.0% vs. last month, 6.8% vs. last year

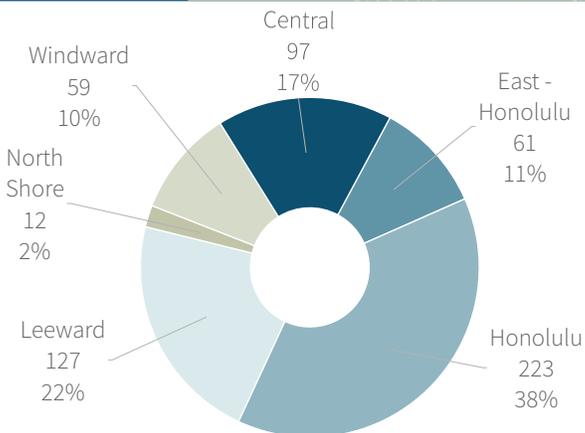
# REGIONAL SALES CENTRAL OAHU

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land



## SALES BY REGION



## SALES BY PRICE RANGE



\*excluding vacant land sales

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

# NEIGHBORHOOD SALES CENTRAL OAHU

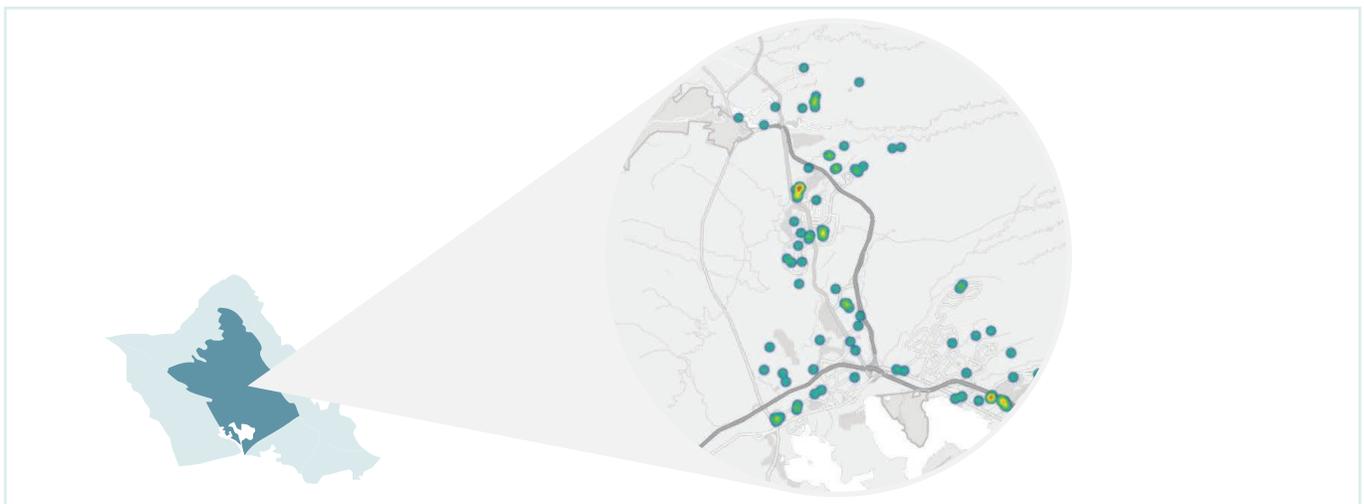
## NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

|   | SINGLE FAMILY HOMES |             |             | CONDOMINIUM |           |             |
|---|---------------------|-------------|-------------|-------------|-----------|-------------|
|   | #                   | \$ AMT      | MEDIAN      | #           | \$ AMT    | MEDIAN      |
| MILILANI AREA                           | 5 ▬                 | \$5.2 M ▼   | \$1.0 M ▲   | 9 ▼         | \$5.0 M ▼ | \$598.0 K ▼ |
| PEARLRIDGE                              | 2 ▲                 | \$2.9 M ▲   | \$1.4 M ▼   | 11 ▲        | \$4.6 M ▲ | \$407.0 K ▼ |
| WAIPIO ACRES/<br>WAIKALANI<br>WOODLANDS | --                  | --          | --          | 9 ▲         | \$3.7 M ▲ | \$410.0 K ▼ |
| WAHIWA AREA                             | 7 ▲                 | \$5.8 M ▲   | \$825.0 K ▼ | --          | --        | --          |
| MILILANI MAUKA                          | 2 ▼                 | \$2.7 M ▼   | \$1.3 M ▲   | 5 ▲         | \$2.8 M ▲ | \$619.0 K ▲ |
| WAIPIO GENTRY                           | 1 ▬                 | \$870.0 K ▼ | \$870.0 K ▼ | 4 ▲         | \$1.9 M ▲ | \$482.5 K ▼ |
| WAIKELE                                 | 1 ▼                 | \$873.0 K ▼ | \$873.0 K ▼ | 3 ▼         | \$1.8 M ▼ | \$536.0 K ▼ |
| AIEA HEIGHTS                            | 3 ▲                 | \$4.1 M ▲   | \$1.2 M ▼   | --          | --        | --          |
| LAUNANI VALLEY                          | --                  | --          | --          | 3 ▲         | \$1.5 M ▲ | \$538.0 K ▲ |
| ROYAL KUNIA                             | 3 ▬                 | \$2.9 M ▲   | \$925.0 K ▲ | --          | --        | --          |

## MONTHLY SALES HEAT MAP



| TOP STREETS        | # |
|--------------------|---|
| WAIKALANI PLACE    | 5 |
| KOAUKA LOOP        | 5 |
| KAONOHI STREET     | 4 |
| UAO PLACE          | 3 |
| WIKAO STREET       | 3 |
| WAIKALANI DRIVE    | 3 |
| ANANIA DRIVE       | 3 |
| KAMEHAMEHA HIGHWAY | 3 |
| KAAHUMANU STREET   | 2 |
| KOMO MAI DRIVE     | 2 |

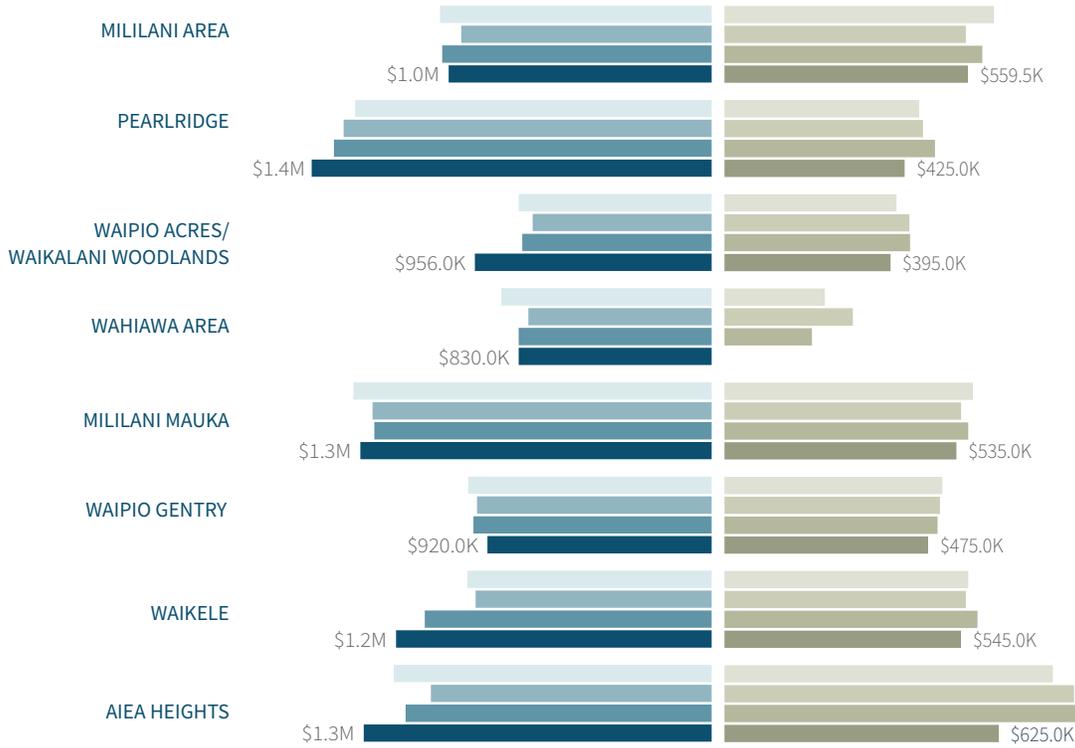
| TOP CONDO               | # |
|-------------------------|---|
| LELE PONO               | 3 |
| NOB HILL 2              | 2 |
| WAIKALANI WOODLANDS     | 2 |
| CENTURY PARK PLAZA      | 2 |
| PEARL REGENCY           | 2 |
| VILLAGES AT WAIPIO THE  | 2 |
| CRESCENT LANE 1         | 1 |
| CREST AT WAILUNA        | 1 |
| CENTRE COURT            | 1 |
| FAIRWAY VILLAGE-WAIKELE | 1 |

# YEAR TO DATE CENTRAL OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**559**

📉 **2.8%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,000,000**

📉 **0.0%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$587,675,445**

📉 **1.8%** VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**629**

📉 **9.5%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$481,000**

📉 **1.8%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$304,827,395**

📉 **10.6%** VS. LAST YEAR



### VACANT LAND

# OF SALES

**6**

📈 **100.0%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$675,000**

📉 **17.2%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$3,839,000**

📈 **40.6%** VS. LAST YEAR



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**TG**

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HAWAII

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