



TITLE GUARANTY HAWAII

CENTRAL OAHU RESIDENTIAL SALES REPORT SEPTEMBER 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$662.9 K

AVERAGE SOLD PRICE



\$1.4 M \$652.4 K

MAX SOLD PRICE



\$19.0 M \$3.0 M

% OF LIST PRICE RECEIVED



96.49% 98.43%

AVERAGE PRICE PER SQFT



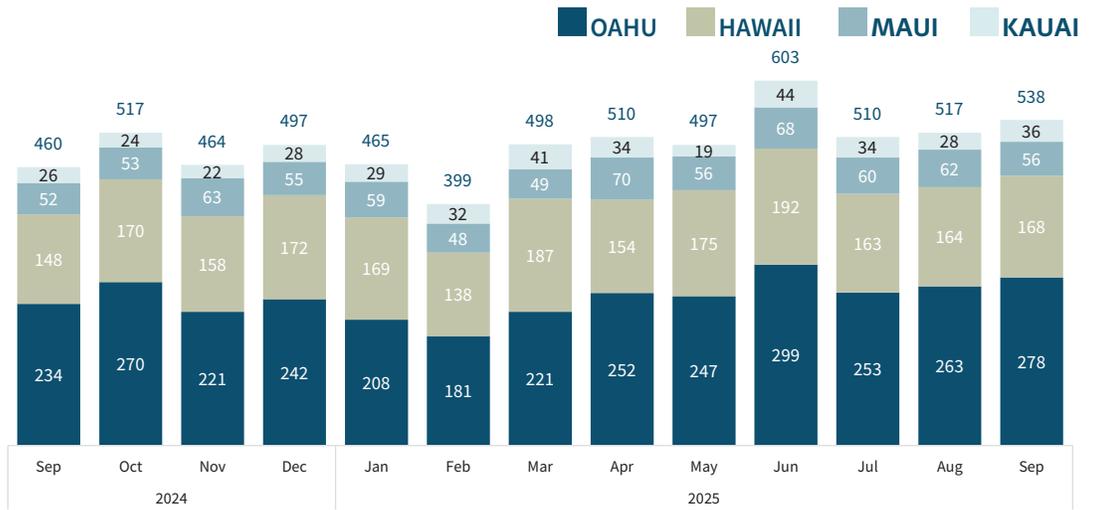
\$674.63 \$745.41

MEDIAN DOM



25 14

SINGLE FAMILY HOMES



OF SALES

278

5.7% VS. LAST MONTH 18.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,160,000

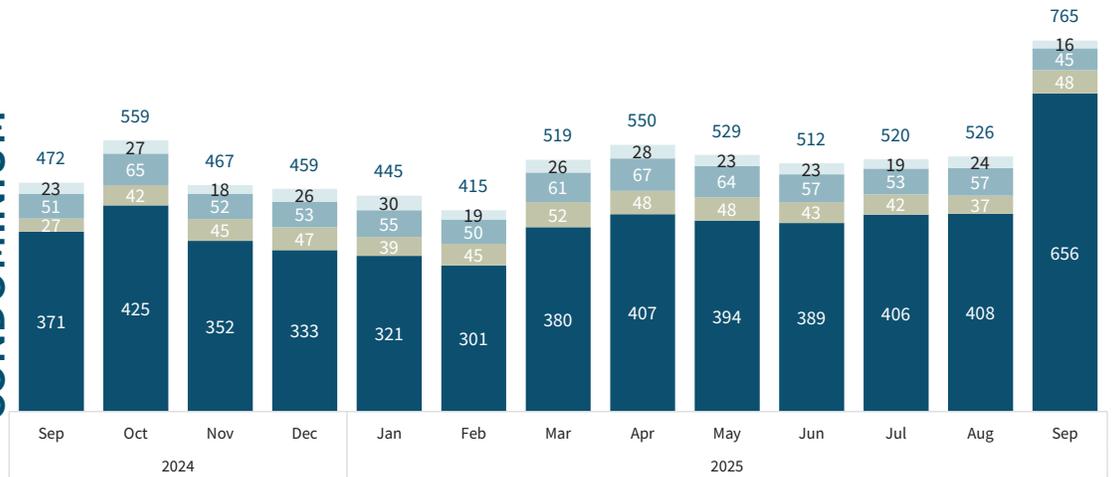
4.9% VS. LAST MONTH 5.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$377,958,786

5.3% VS. LAST MONTH 25.5% VS. LAST YEAR

CONDOMINIUM



OF SALES

656

60.8% VS. LAST MONTH 76.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$588,747

12.7% VS. LAST MONTH 14.3% VS. LAST YEAR

TOTAL \$ OF SALES

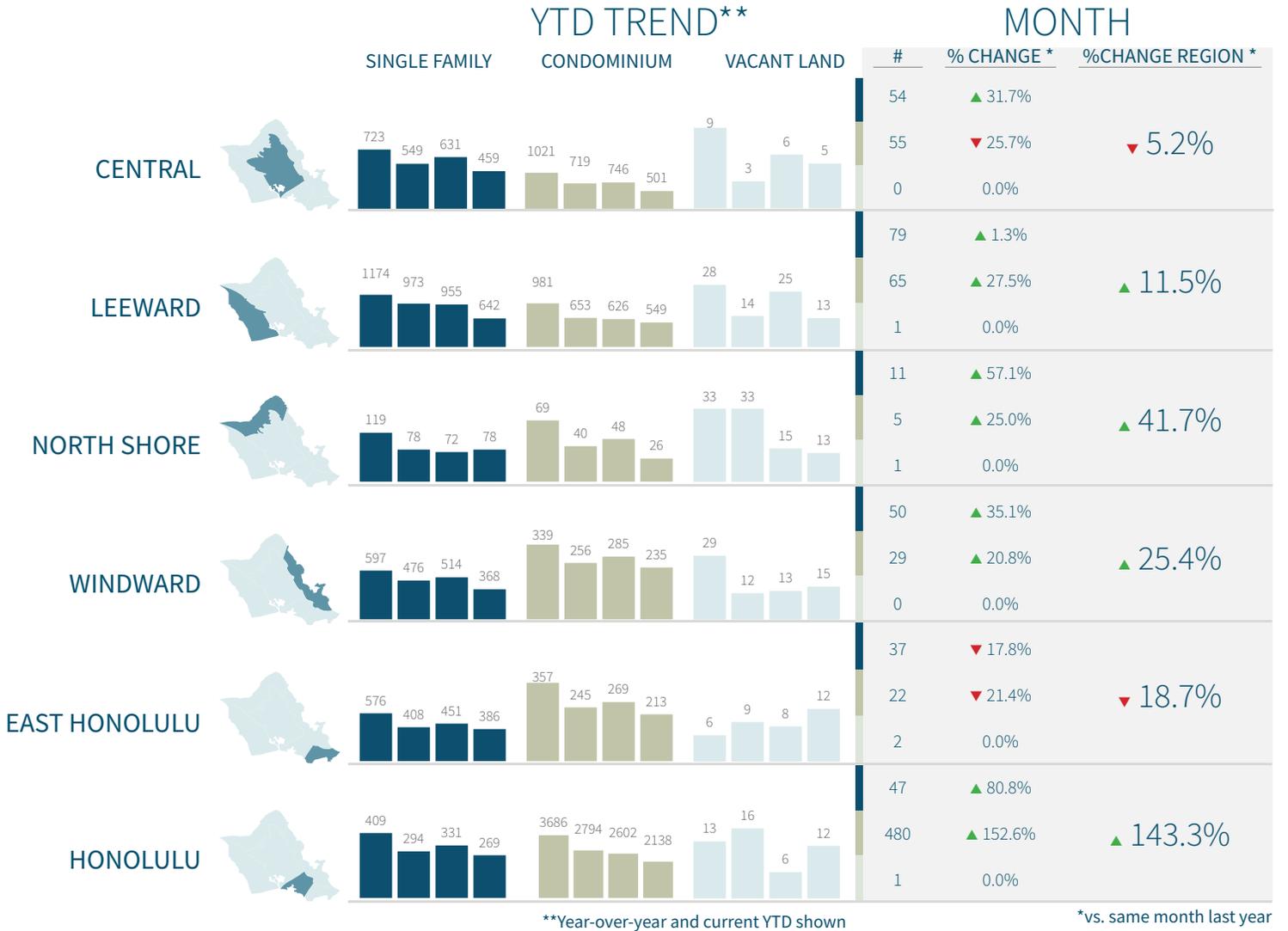
\$427,998,617

51.3% VS. LAST MONTH 86.3% VS. LAST YEAR

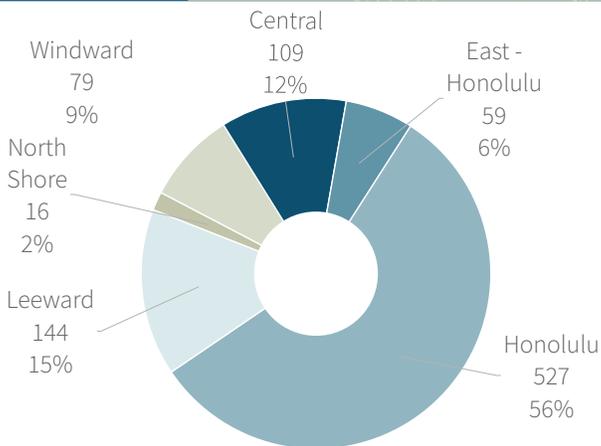
REGIONAL SALES CENTRAL OAHU

SALES COMPARISON

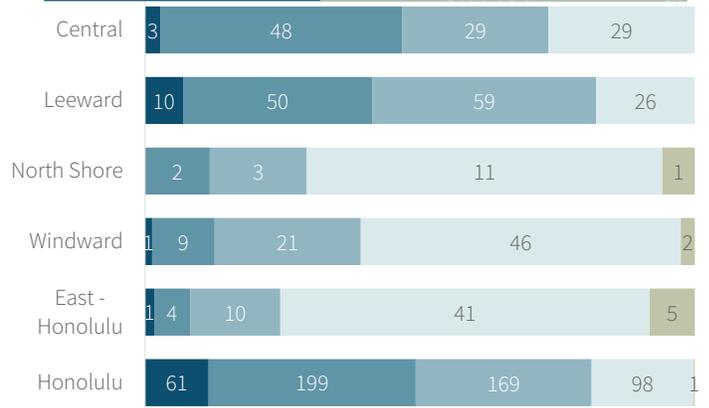
■ Single Family ■ Condominium ■ Vacant Land



SALES BY REGION



SALES BY PRICE RANGE



*excluding vacant land sales

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

NEIGHBORHOOD SALES CENTRAL OAHU

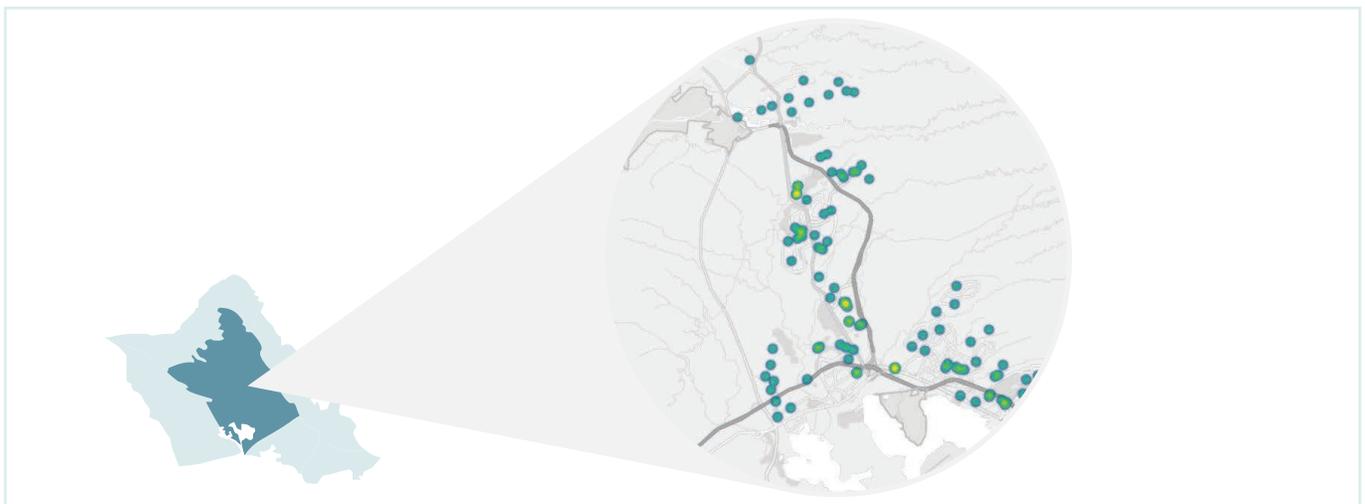
NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
MILILANI AREA	7 ▲	\$8.2 M ▲	\$1.3 M ▲	8 ▼	\$4.3 M ▼	\$517.5 K ▲
WAIPIO GENTRY	1 -	\$1.2 M ▲	\$1.2 M ▲	7 ▲	\$3.0 M ▲	\$459.0 K ▼
WAIKELE	3 -	\$3.2 M -	\$1.0 M -	4 ▼	\$2.7 M ▼	\$672.5 K ▲
MILILANI MAUKA	1 ▼	\$1.3 M ▼	\$1.3 M ▲	6 ▼	\$3.2 M ▼	\$472.5 K ▼
WAIPIO ACRES/ WAIKALANI WOODLANDS	1 ▼	\$952.0 K ▼	\$952.0 K ▲	5 -	\$1.9 M ▼	\$399.0 K ▼
PEARLRIDGE	1 -	\$1.5 M -	\$1.5 M -	5 ▼	\$2.0 M ▼	\$390.0 K ▼
VILLAGE PARK	3 -	\$2.8 M -	\$950.0 K -	1 -	\$465.0 K -	\$465.0 K -
HALAWA	3 ▲	\$3.6 M ▲	\$1.1 M ▲	1 ▼	\$615.0 K ▼	\$615.0 K ▲
WAHIAWA HEIGHTS	3 ▲	\$2.2 M ▲	\$767.0 K ▼	1 ▼	\$105.0 K ▼	\$105.0 K ▼
PEARL CITY-UPPER	4 ▼	\$4.2 M ▼	\$1.1 M ▼	--	--	--

MONTHLY SALES HEAT MAP



TOP STREETS

	#
KAMEHAMEHA HIGHWAY	4
LUMIAUUA STREET	3
KUAHELANI AVENUE	3
MAKAIKAI STREET	3
WAIKALANI DRIVE	3
KOMO MAI DRIVE	3
KOAUKA LOOP	3
CALIFORNIA AVENUE	2
HOOKANIKI STREET	2
KAAHUMANU STREET	2

TOP CONDO

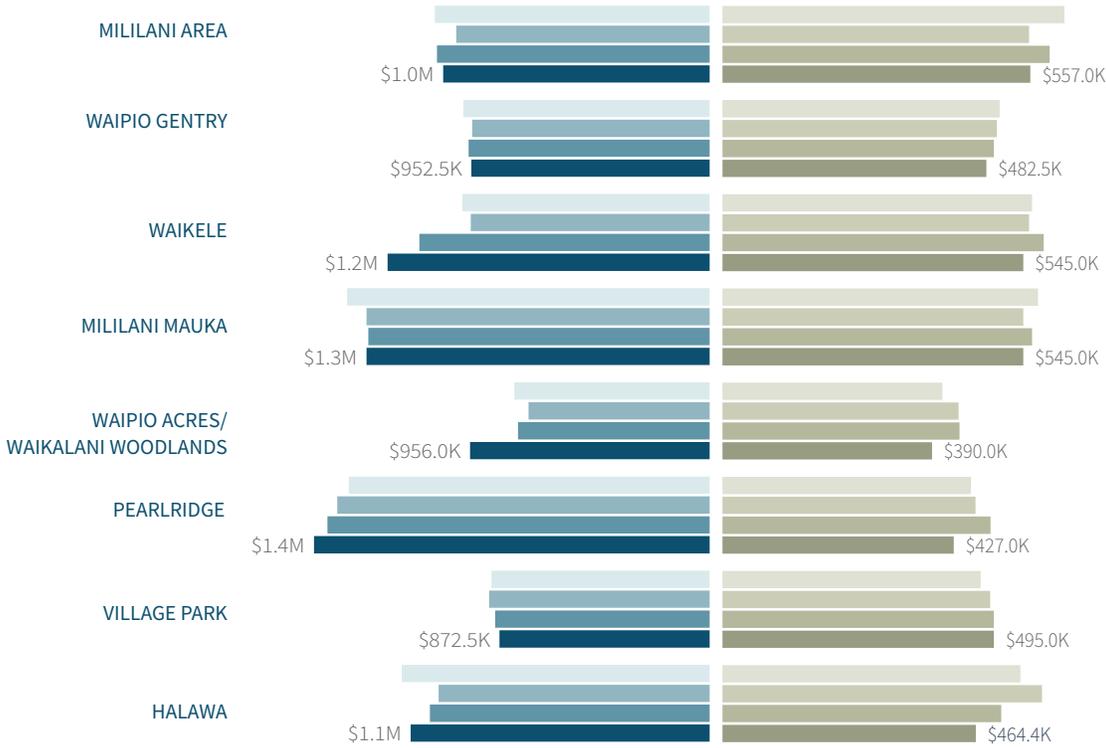
	#
CENTURY PARK PLAZA	3
VALLEYVIEW MELEMANU	2
MEHEULA HALE PATIO HMS	2
VILLAGES AT WAIPIO THE	2
WAIU GARDENS KAI A	2
WAIKALANI WOODLANDS	2
PULUA	2
NAHOA APTS	2
CRESCENT LANE 1	1
CRESCENT LANE 2	1

YEAR TO DATE CENTRAL OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

459

↓ **1.1%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,000,000

↓ **0.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$478,843,345

↓ **0.3%** VS. LAST YEAR



CONDOMINIUM

OF SALES

501

↓ **10.5%** VS. LAST YEAR

MEDIAN SALES PRICE

\$485,000

↓ **1.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$243,346,914

↓ **11.3%** VS. LAST YEAR



VACANT LAND

OF SALES

5

↑ **66.7%** VS. LAST YEAR

MEDIAN SALES PRICE

\$700,000

↓ **14.1%** VS. LAST YEAR

TOTAL \$ OF SALES

\$3,189,000

↑ **16.8%** VS. LAST YEAR



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HAWAII

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