TITLE GUARANTY HAWAII

EAST OAHU

RESIDENTIAL SALES REPORT
MAY 2021

Single Family | Condominium

AVERAGE LIST PRICE

Single Family	Condominium
$1.2 M	$563.3 K

AVERAGE SOLD PRICE

Single Family	Condominium
$1.3 M	$558.4 K

MAX SOLD PRICE

Single Family	Condominium
$8.0 M	$6.4 M

% OF LIST PRICE RECEIVED

Single Family	Condominium
101.77%	99.13%

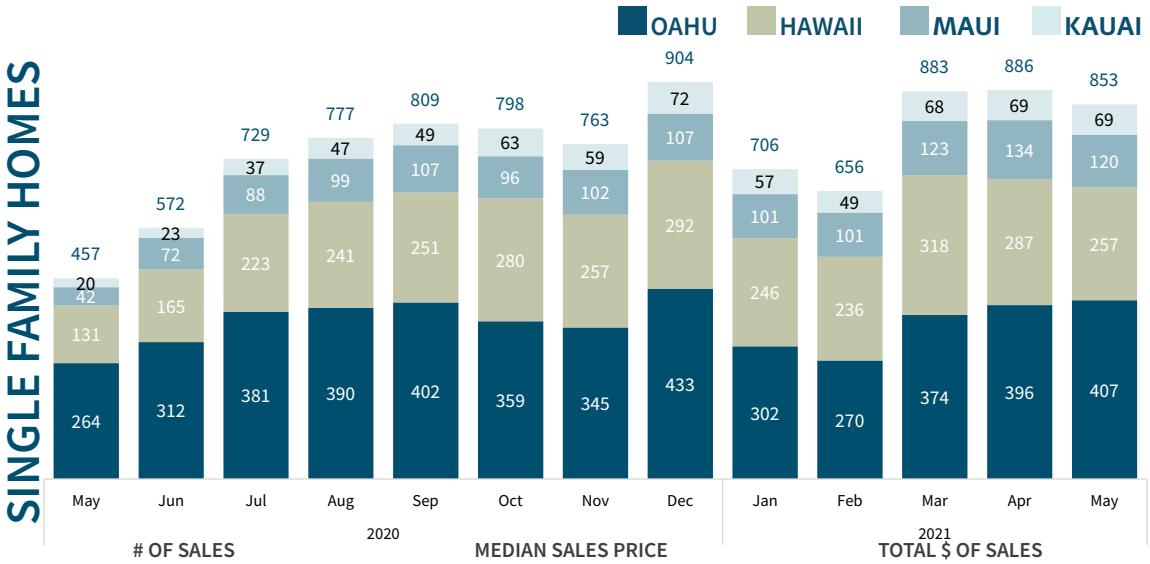
AVERAGE PRICE PER SQFT

Single Family	Condominium
$612.70	$595.46

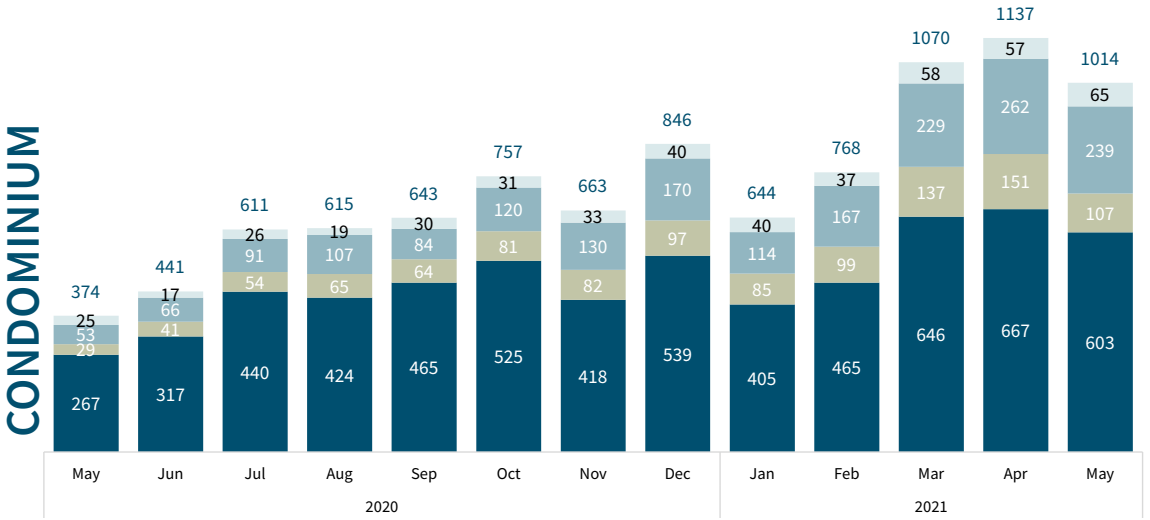
MEDIAN DOM

Single Family	Condominium
10	13

ISLAND SALES



# OF SALES	MEDIAN SALES PRICE	TOTAL $ OF SALES
407	**$980,000**	**$509,350,831**
↑ 2.8% VS. LAST MONTH	↑ 5.1% VS. LAST MONTH	↑ 6.4% VS. LAST MONTH
↑ 54.2% VS. LAST YEAR	↑ 22.6% VS. LAST YEAR	↑ 92.6% VS. LAST YEAR



# OF SALES	MEDIAN SALES PRICE	TOTAL $ OF SALES
603	**$465,000**	**$336,739,384**
↓ 9.6% VS. LAST MONTH	↑ 3.3% VS. LAST MONTH	↓ 4.3% VS. LAST MONTH
↑ 125.8% VS. LAST YEAR	↑ 15.5% VS. LAST YEAR	↑ 176.1% VS. LAST YEAR

Information effective 06/01/2021

REGIONAL SALES
OAHU EAST

SALES COMPARISON

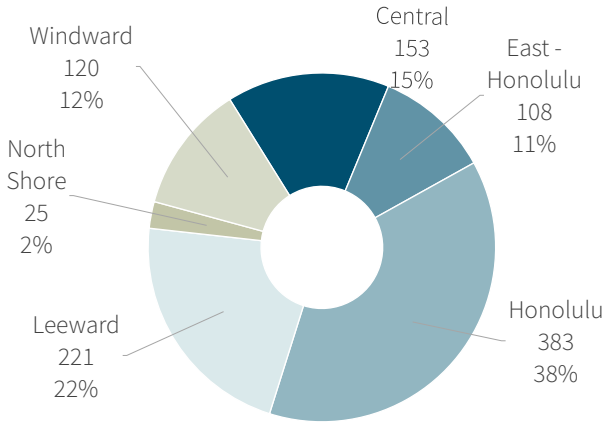
Single Family | Condominium | Vacant Land

	YTD TREND** SINGLE FAMILY				CONDOMINIUM				VACANT LAND				MONTH #	% CHANGE *	%CHANGE REGION *
CENTRAL	798	836	765	288	1084	1055	932	458	6	4	5	5	66	▼ 2.9%	▲ 15.7%
													87	▲ 31.8%	
													2	0.0%	
LEEWARD	1291	1306	1415	539	978	876	925	446	27	8	36	22	119	▲ 28.0%	▲ 42.1%
													102	▲ 54.5%	
													5	0.0%	
NORTH SHORE	112	109	163	90	56	54	56	21	15	15	14	17	24	▲ 200.0%	▲ 163.6%
													1	▼ 66.7%	
													4	0.0%	
WINDWARD	643	609	710	301	348	344	380	195	25	9	20	17	77	▲ 75.0%	▲ 123.6%
													43	▲ 290.9%	
													3	0.0%	
EAST HONOLULU	551	609	606	304	310	372	362	248	9	10	10	6	67	▲ 81.1%	▲ 98.2%
													41	▲ 127.8%	
													1	0.0%	
HONOLULU	392	409	370	227	3121	2838	2229	1418	12	8	14	3	54	▲ 285.7%	▲ 227.4%
													329	▲ 219.4%	
													0	0.0%	

**Year-over-year and current YTD shown

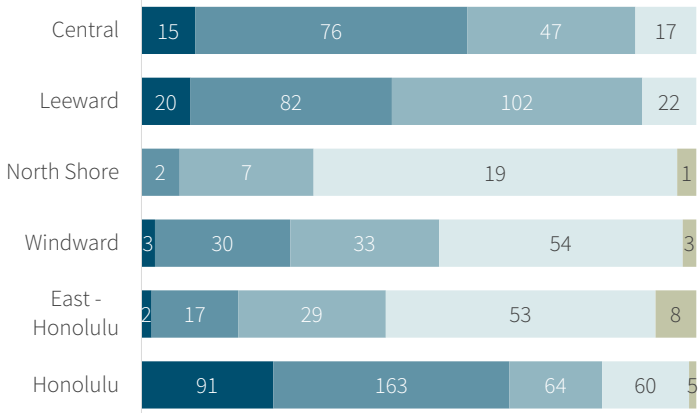
*vs. same month last year

SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



< $300K | $301K - $650K | $651K - $1M | $1.1M - $3M | $3.1M+

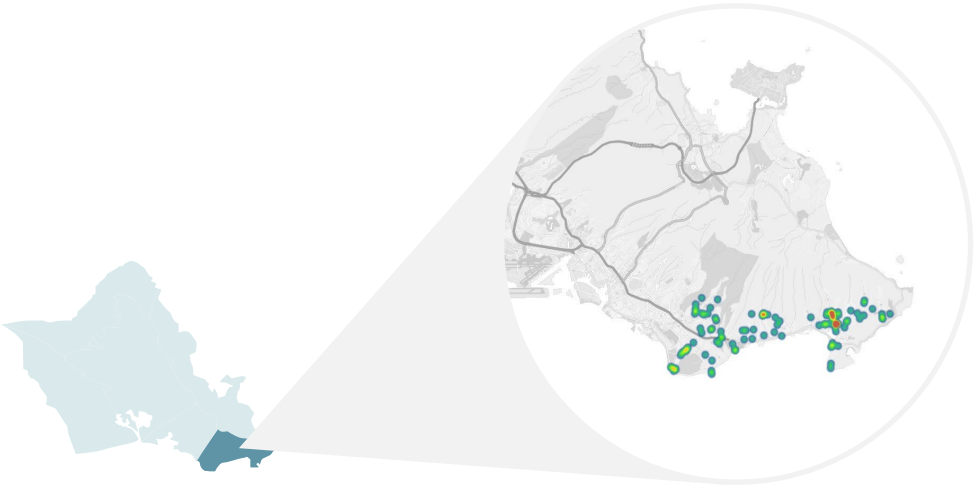
NEIGHBORHOOD SALES
OAHU EAST

NEIGHBORHOOD COMPARISON

▲▼ Increase/Decrease vs. Last Year ● – No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	$ AMT	MEDIAN	#	$ AMT	MEDIAN
WEST MARINA	1 –	$1.7 M –	$1.7 M –	19 ▲	$15.1 M ▲	$763.0 K ▲
HAHAIONE-LOWER	– –	– –	– –	10 ▲	$5.6 M ▲	$570.0 K ▼
AINA HAINA AREA	7 ▲	$10.9 M ▲	$1.5 M ▲	– –	– –	– –
ST. LOUIS	5 ▲	$6.6 M ▲	$1.3 M ▲	1 –	$590.5 K –	$590.5 K –
PALOLO	6 –	$5.3 M ▲	$887.5 K ▲	– –	– –	– –
DIAMOND HEAD	1 –	$3.2 M ▲	$3.2 M ▲	4 –	$3.4 M –	$667.5 K –
WAIALAE IKI	5 –	$10.0 M –	$1.9 M –	– –	– –	– –
KAPAHULU	5 ▲	$7.0 M ▲	$1.5 M ▲	– –	– –	– –
WILHELMINA	4 ▼	$5.0 M ▼	$1.3 M ▲	– –	– –	– –
KOKO HEAD TERRACE	4 –	$4.1 M –	$1.0 M –	– –	– –	– –

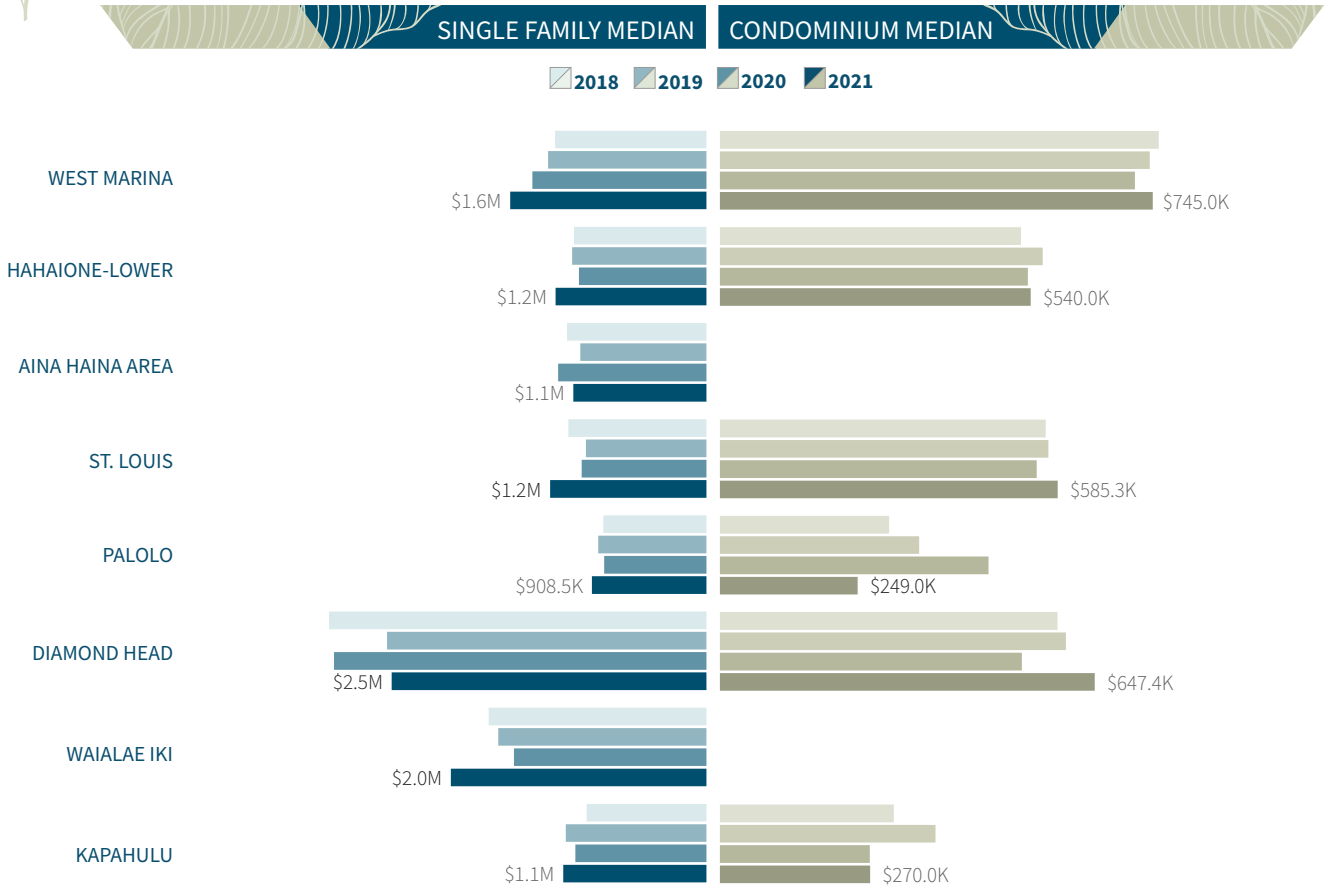
MONTHLY SALES HEAT MAP



TOP NEIGHBORHOOD	#
HAWAII KAI DRIVE	18
HAHAIONE STREET	5
HAO STREET	4
PORTLOCK ROAD	3
KALAKAUA AVENUE	3
WAIALAE AVENUE	3
10TH AVENUE	2
AHUKINI STREET	2
BLACK POINT ROAD	2
HOLOKAI PLACE	2

TOP CONDO	#
HALE KA LAE	10
PLAZA HAWAII KAI	3
MAUNA LUAN	3
KUAPA ISLE	2
COMMODORE	2
KAHALA TOWERS	2
KAHALA BEACH	2
3056 KALAKAUA	1
DIAMOND HEAD AMBASSADOR B	1
DIAMOND HEAD AMBASSADOR A	1

YEAR TO DATE
EAST OAHU



YEAR TO DATE STATISTICS

SINGLE FAMILY HOMES

 # OF SALES
304
71.8% VS. LAST YEAR

MEDIAN SALES PRICE
$1,400,000
12.4% VS. LAST YEAR

TOTAL $ OF SALES
$565,372,453
124.5% VS. LAST YEAR

CONDOMINIUM

 # OF SALES
248
134.0% VS. LAST YEAR

MEDIAN SALES PRICE
$660,500
5.7% VS. LAST YEAR

TOTAL $ OF SALES
$182,392,962
158.2% VS. LAST YEAR

VACANT LAND

 # OF SALES
6
50.0% VS. LAST YEAR

MEDIAN SALES PRICE
$1,250,000
15.7% VS. LAST YEAR

TOTAL $ OF SALES
$7,055,000
16.4% VS. LAST YEAR

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