



TITLE GUARANTY HAWAII

OAHU

RESIDENTIAL SALES REPORT MARCH 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.8 M \$627.6 K

AVERAGE SOLD PRICE



\$1.8 M \$612.7 K

MAX SOLD PRICE



\$65.8 M \$6.8 M

% OF LIST PRICE RECEIVED



99.39% 97.63%

AVERAGE PRICE PER SQFT



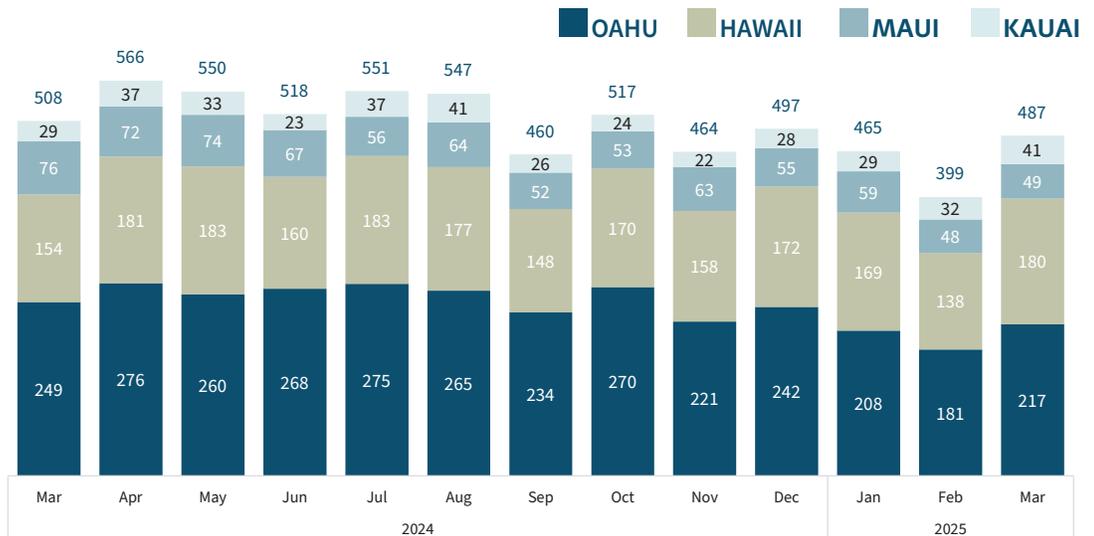
\$766.64 \$681.26

MEDIAN DOM



16 40

SINGLE FAMILY HOMES



OF SALES

217

19.9% VS. LAST MONTH
12.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,150,000

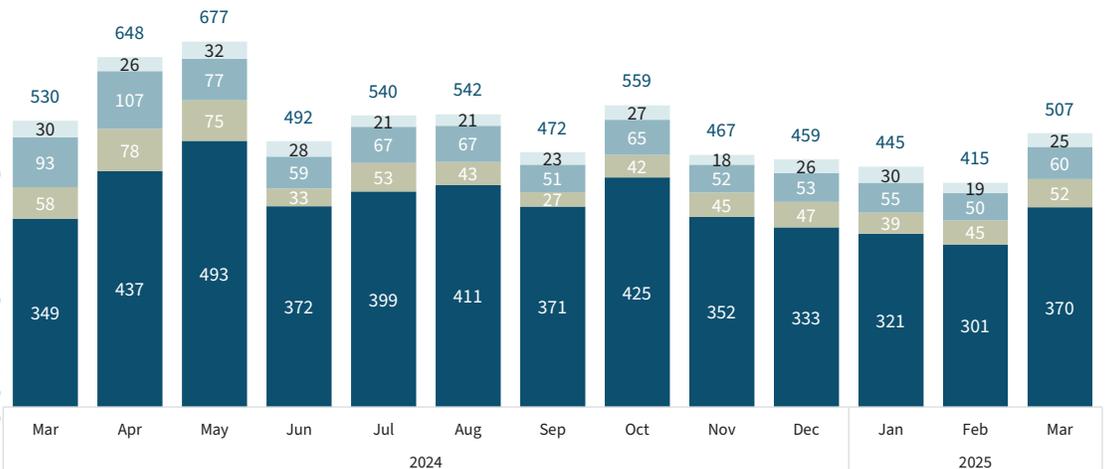
0.0% VS. LAST MONTH
6.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$389,569,101

57.4% VS. LAST MONTH
14.9% VS. LAST YEAR

CONDOMINIUM



OF SALES

370

22.9% VS. LAST MONTH
6.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$500,000

0.2% VS. LAST MONTH
0.0% VS. LAST YEAR

TOTAL \$ OF SALES

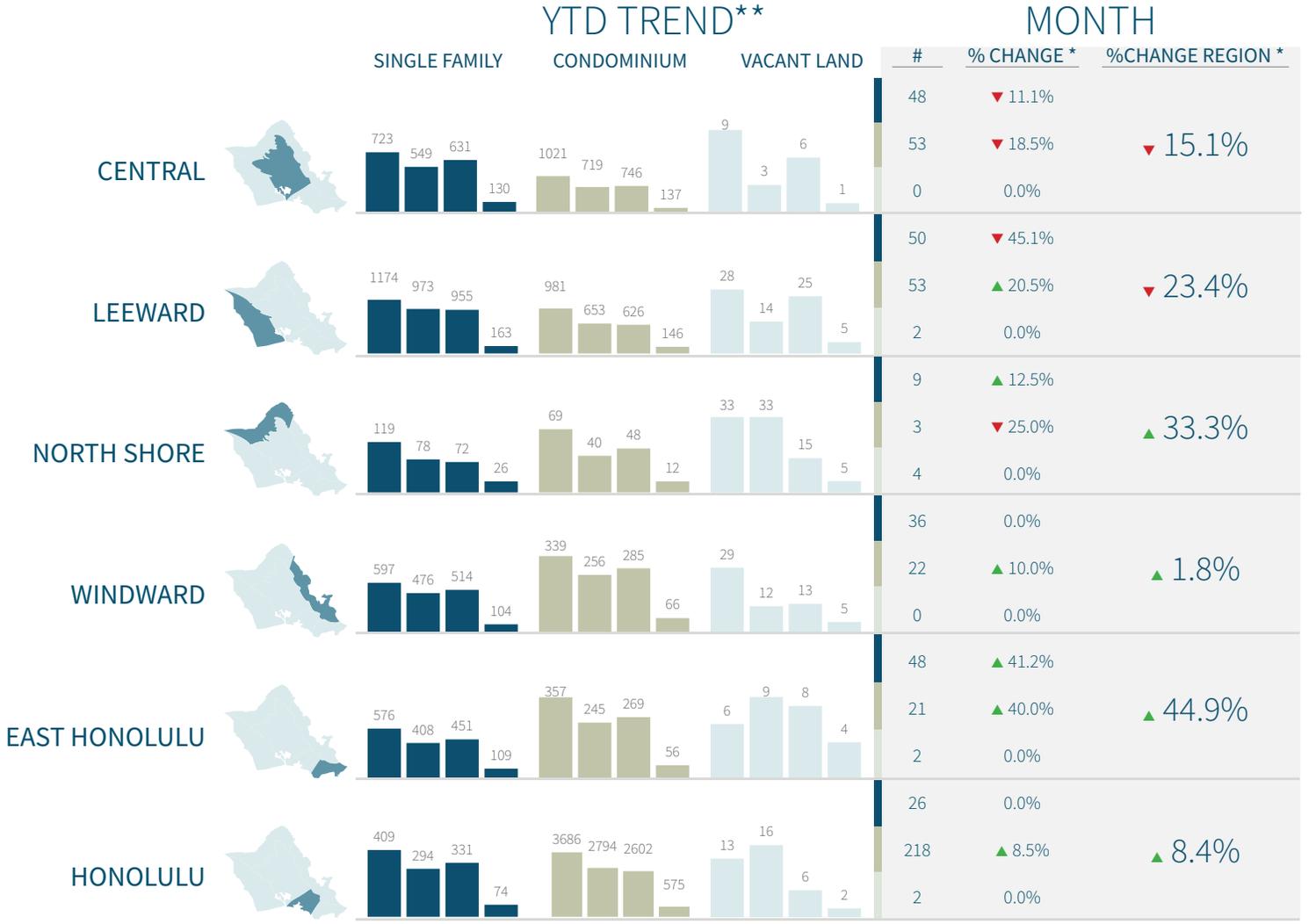
\$226,705,560

24.1% VS. LAST MONTH
12.8% VS. LAST YEAR

REGIONAL SALES OAHU

SALES COMPARISON

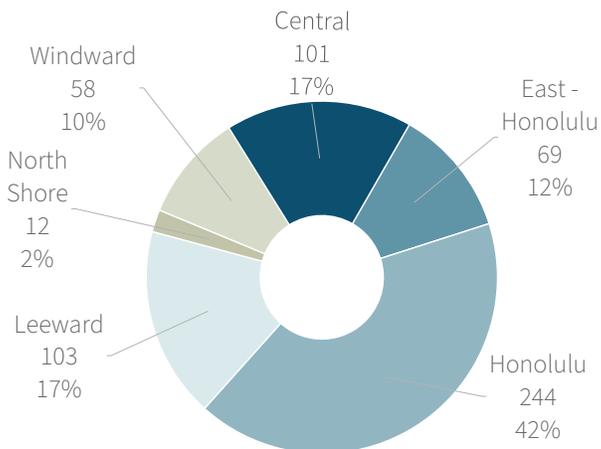
■ Single Family ■ Condominium ■ Vacant Land



**Year-over-year and current YTD shown

*vs. same month last year

SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



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

NEIGHBORHOOD SALES

OAHU

NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

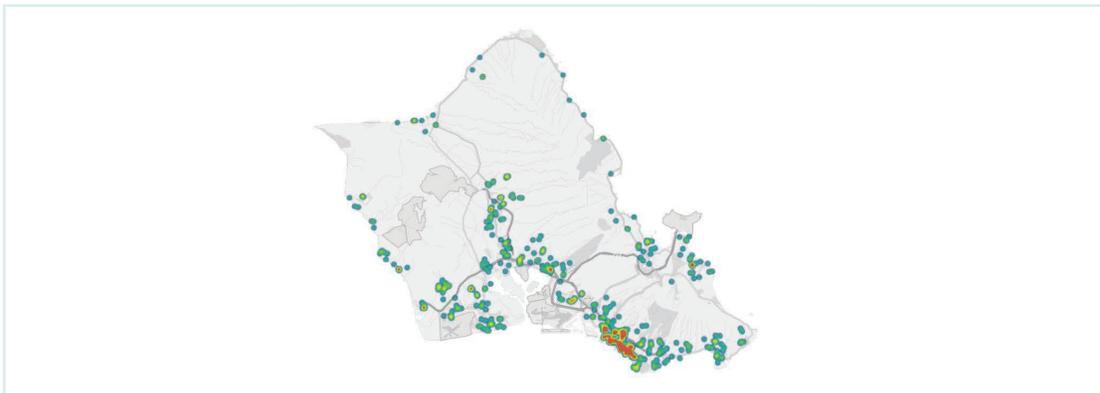
● No Change or No Value vs. Last Year

SINGLE FAMILY HOMES

CONDOMINIUM

		SINGLE FAMILY HOMES			CONDOMINIUM		
		#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
CENTRAL	Mililani Area	9 ▲	\$9.5 M ▲	\$1.1 M ▲	4 ▼	\$2.1 M ▼	\$508.5 K ▼
	Pearlridge	--	--	--	10 ▼	\$4.5 M ▼	\$406.0 K ▼
	Mililani Mauka	5 ▲	\$7.4 M ▲	\$1.6 M ▲	3 ▼	\$1.3 M ▼	\$475.0 K ▼
LEEWARD	Maili	6 ▲	\$4.5 M ▲	\$603.0 K ▲	5 ▲	\$995.0 K ▲	\$194.0 K ▲
	Makakilo-Upper	1 ▼	\$790.0 K ▼	\$790.0 K ▲	8 ▲	\$4.6 M ▲	\$528.0 K ▼
	Makaha	2 ▼	\$1.4 M ▼	\$709.5 K ▲	6 -	\$1.6 M ▼	\$283.5 K ▲
NORTH SHORE	Waiialua	3 ▲	\$4.3 M ▲	\$1.6 M ▲	3 ▲	\$1.1 M ▼	\$330.0 K ▼
	Pupukea	2 ▲	\$4.8 M ▲	\$2.4 M ▼	--	--	--
	Govt/Ag	--	--	--	--	--	--
WINDWARD	Kailua Town	--	--	--	7 ▲	\$4.8 M ▲	\$685.0 K ▼
	Enchanted Lake	5 ▲	\$8.6 M ▲	\$1.7 M ▼	--	--	--
	Puualii	--	--	--	4 ▲	\$2.5 M ▲	\$567.5 K ▲
EAST HONOLULU	Diamond Head	3 ▲	\$13.4 M ▲	\$3.7 M ▲	6 -	\$10.3 M ▲	\$1.0 M ▲
	West Marina	--	--	--	6 ▲	\$7.1 M ▲	\$1.2 M ▲
	Hahaione-Lower	1 -	\$1.6 M -	\$1.6 M -	4 -	\$2.3 M ▼	\$545.0 K ▼
HONOLULU	Waikiki	--	--	--	80 ▼	\$40.6 M ▼	\$492.5 K ▲
	Kakaako	--	--	--	38 ▲	\$52.0 M ▲	\$924.0 K ▼
	Makiki Area	1 -	\$695.0 K -	\$695.0 K -	21 ▲	\$6.9 M ▲	\$325.0 K ▼

MONTHLY SALES HEAT MAP



TOP NEIGHBORHOODS

	#
WAIKIKI	80
KAKAAKO	38
MAKIKI AREA	22
ALA MOANA	19
MILILANI AREA	13
MAILI	11
PEARLRIDGE	10
DOWNTOWN	10
MAKAKILO-UPPER	9
DIAMOND HEAD	9

TOP CONDOMINIUMS

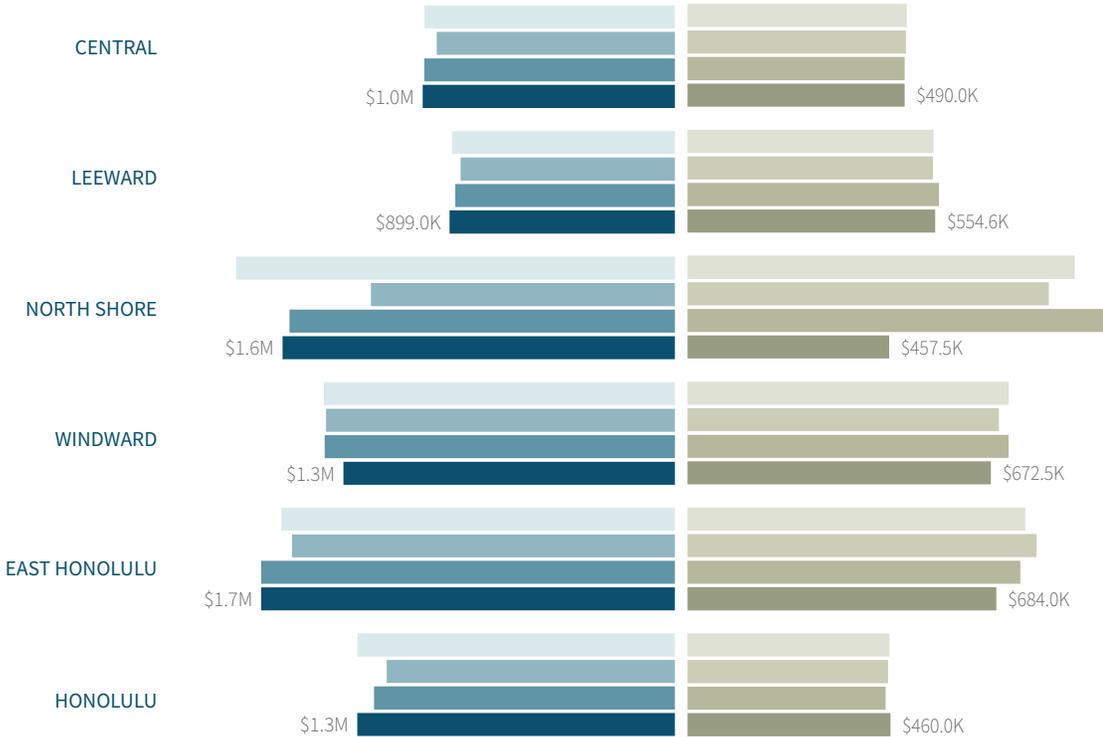
	#
ALA MOANA HOTEL CONDO	13
DISCOVERY BAY	6
ALLURE WAIKIKI	6
MOANA PACIFIC	5
KALIA	5
ISLAND COLONY	5
YACHT HARBOR TOWERS	5
ILIKAI APT BLDG	5
MAKAHA VALLEY PLTN	4
EXECUTIVE CENTRE	4

YEAR TO DATE OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

606

↓ **5.8%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,133,663

↑ **7.5%** VS. LAST YEAR

TOTAL \$ OF SALES

\$912,986,461

↑ **4.8%** VS. LAST YEAR



CONDOMINIUM

OF SALES

992

↑ **0.9%** VS. LAST YEAR

MEDIAN SALES PRICE

\$510,000

↑ **1.6%** VS. LAST YEAR

TOTAL \$ OF SALES

\$617,739,828

↑ **7.9%** VS. LAST YEAR



VACANT LAND

OF SALES

22

↑ **46.7%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,000,000

0.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$26,285,000

↑ **1.9%** VS. LAST YEAR

HAWAII KAI | KAHALA
KAILUA | KAPOLEI



TITLE GUARANTY
HAWAII

KING STREET | MAIN
MILILANI | PEARLRIDGE