



TITLE GUARANTY HAWAII

OAHU

RESIDENTIAL SALES REPORT MAY 2024

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$597.8 K

AVERAGE SOLD PRICE



\$1.4 M \$588.2 K

MAX SOLD PRICE



\$26.0 M \$5.5 M

% OF LIST PRICE RECEIVED



97.99% 98.39%

AVERAGE PRICE PER SQFT



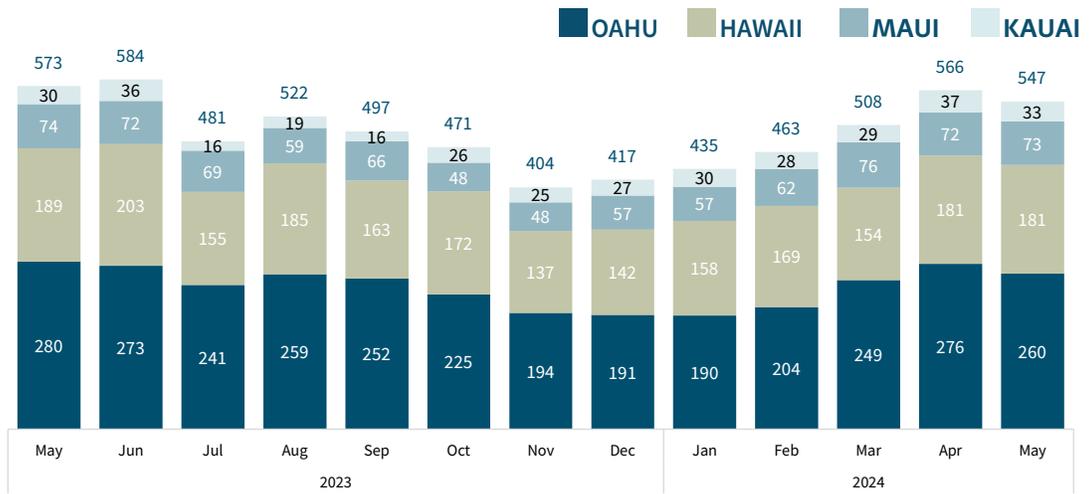
\$668.62 \$672.41

MEDIAN DOM



15 24

SINGLE FAMILY HOMES



# OF SALES

260

5.8% VS. LAST MONTH  
7.1% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,056,213

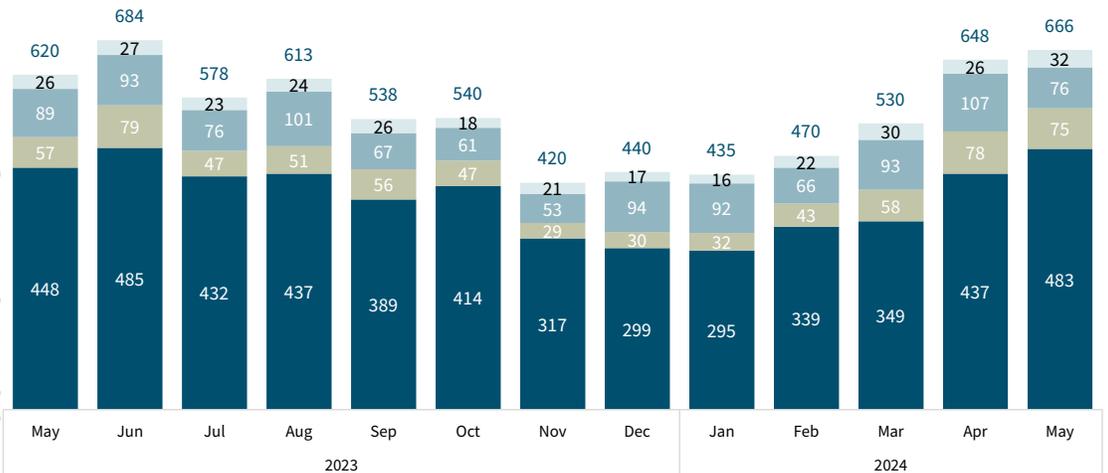
2.2% VS. LAST MONTH  
4.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$362,938,451

5.5% VS. LAST MONTH  
2.7% VS. LAST YEAR

CONDOMINIUM



# OF SALES

483

10.5% VS. LAST MONTH  
7.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$492,000

6.8% VS. LAST MONTH  
1.6% VS. LAST YEAR

TOTAL \$ OF SALES

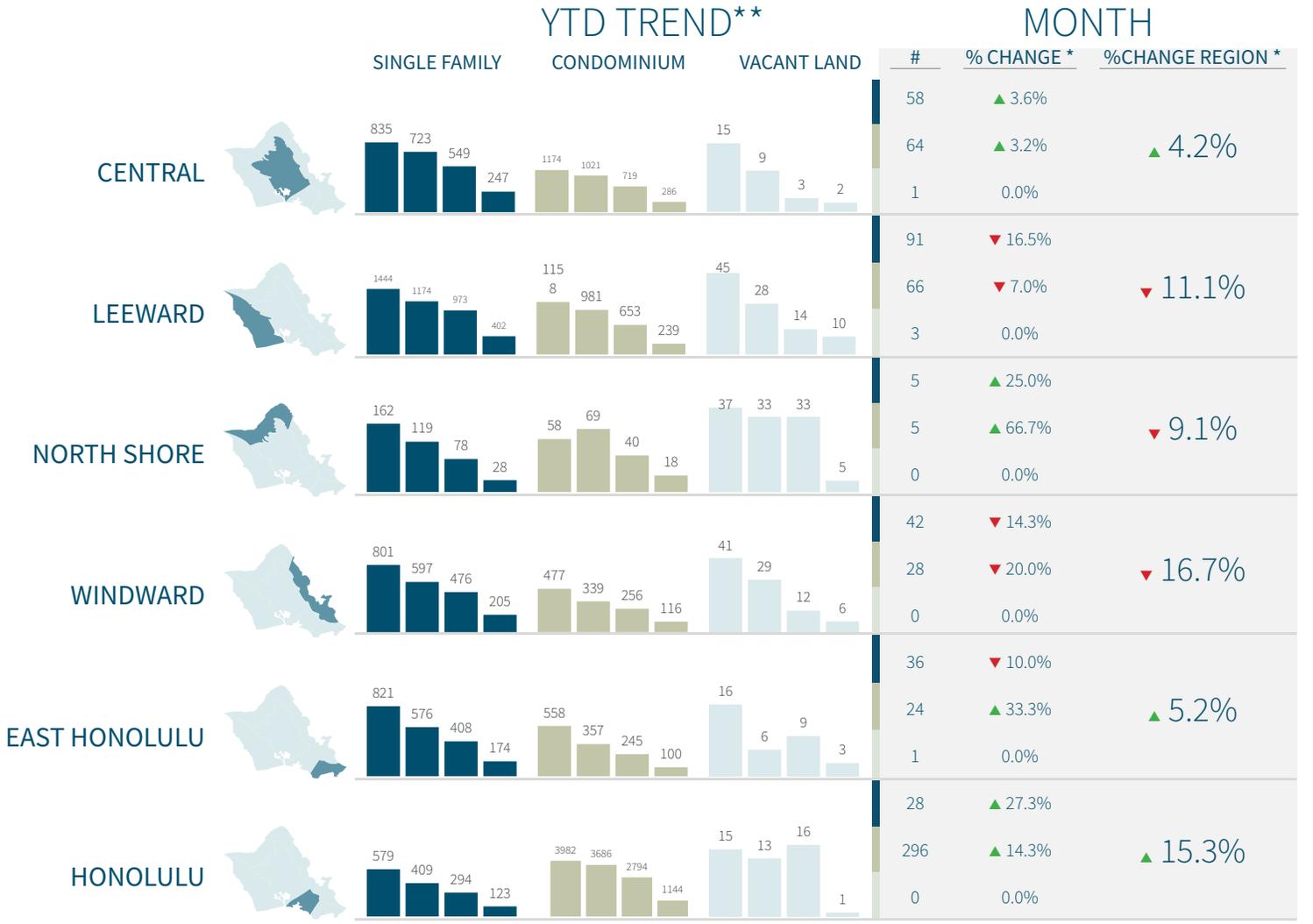
\$284,085,768

5.6% VS. LAST MONTH  
3.3% VS. LAST YEAR

# REGIONAL SALES OAHU

## SALES COMPARISON

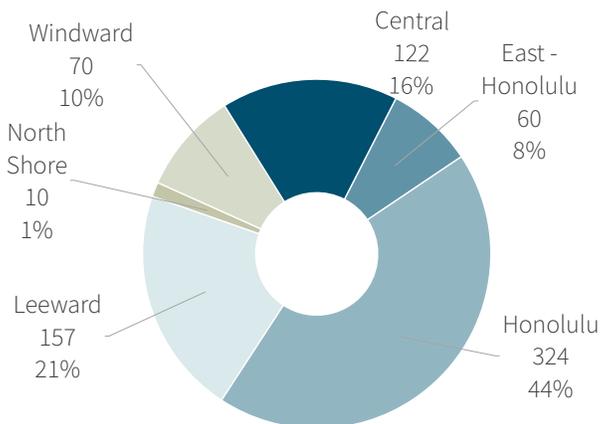
■ Single Family ■ Condominium ■ Vacant Land



\*\*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		
		#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
CENTRAL	Mililani Area	10 ▲	\$10.5 M ▲	\$1.0 M ▲	10 ▲	\$6.0 M ▲	\$567.5 K ▲
	Pearlridge	3 ▲	\$3.9 M ▲	\$1.3 M ▲	16 ▲	\$7.7 M ▲	\$491.5 K ▲
	Waipio Acres/ Waikalani Wood- lands	--	--	--	8 ▼	\$3.6 M ▼	\$414.5 K ▼
LEEWARD	Makaha	3 ▼	\$4.5 M ▼	\$1.7 M ▲	14 ▲	\$3.3 M ▲	\$240.3 K ▼
	Makakilo-Upper	4 ▲	\$3.9 M ▲	\$973.8 K ▲	12 ▼	\$6.9 M ▼	\$552.5 K ▲
	Mali	9 ▼	\$6.5 M ▲	\$649.0 K ▼	3 ▼	\$706.0 K ▼	\$190.0 K ▼
NORTH SHORE	Mokuleia	2 -	\$7.7 M -	\$3.9 M -	1 -	\$745.0 K -	\$745.0 K -
	Kuilima	--	--	--	3 ▲	\$4.1 M ▲	\$1.1 M ▼
	Haleiwa	1 -	\$1.4 M ▲	\$1.4 M ▲	--	--	--
WINDWARD	Country Club	--	--	--	4 -	\$3.8 M -	\$910.0 K -
	Kailua Town	--	--	--	4 ▼	\$3.9 M ▼	\$929.0 K ▲
	Enchanted Lake	4 ▲	\$7.9 M ▲	\$2.0 M ▲	--	--	--
EAST HONOLULU	West Marina	--	--	--	8 ▲	\$8.7 M ▲	\$1.0 M ▲
	Hahaione-Lower	1 -	\$1.5 M -	\$1.5 M -	6 ▲	\$3.8 M ▲	\$662.5 K ▼
	Diamond Head	--	--	--	5 -	\$3.7 M ▼	\$570.0 K ▼
HONOLULU	Waikiki	--	--	--	127 ▲	\$62.3 M ▲	\$390.0 K ▼
	Kakaako	--	--	--	37 ▲	\$40.1 M ▲	\$869.0 K ▲
	Makiki Area	3 ▲	\$4.7 M ▲	\$1.3 M ▲	16 ▼	\$6.4 M ▼	\$397.0 K ▲

### MONTHLY SALES HEAT MAP



TOP NEIGHBORHOODS	#
WAIKIKI	127
KAKAAKO	37
MILILANI AREA	20
PEARLRIDGE	19
MAKIKI AREA	19
ALA MOANA	18
MAKAHA	17
SALT LAKE	17
MAKAKILO-UPPER	16
PUNCHBOWL AREA	15

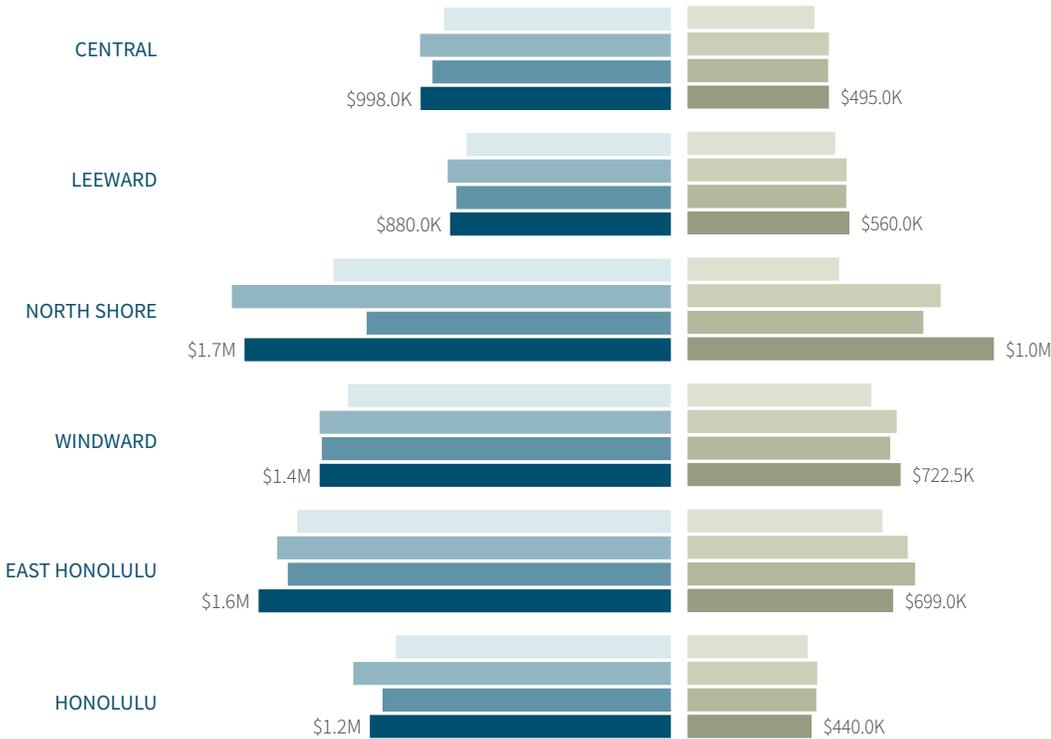
TOP CONDOMINIUMS	#
ILIKAI APT BLDG	10
HONOLULU TOWER	8
MAKAHA VALLEY TOWERS	7
HAWAIIAN MONARCH	6
TRUMP TOWER WAIKIKI	6
DISCOVERY BAY	6
ALA MOANA HOTEL CONDO	6
ISLAND COLONY	5
TRADEWINDS HOTEL INC	5
CRAIGSIDE	5

# YEAR TO DATE OAHU

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2021 2022 2023 2024



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**1179**

↑ 3.1% VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,060,000**

↑ 2.9% VS. LAST YEAR

TOTAL \$ OF SALES

**\$1,617,692,703**

↑ 9.7% VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**1903**

↓ 1.6% VS. LAST YEAR

MEDIAN SALES PRICE

**\$505,000**

↑ 1.0% VS. LAST YEAR

TOTAL \$ OF SALES

**\$1,125,518,859**

↓ 5.7% VS. LAST YEAR



### VACANT LAND

# OF SALES

**27**

↓ 12.9% VS. LAST YEAR

MEDIAN SALES PRICE

**\$900,000**

↑ 25.0% VS. LAST YEAR

TOTAL \$ OF SALES

**\$39,554,999**

↓ 37.9% VS. LAST YEAR

HAWAII KAI | KAHALA  
KAILUA | KAPOLEI



TITLE GUARANTY  
HAWAII

KING STREET | MAIN  
MILILANI | PEARLRIDGE