



TITLE GUARANTY HAWAII

METRO 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



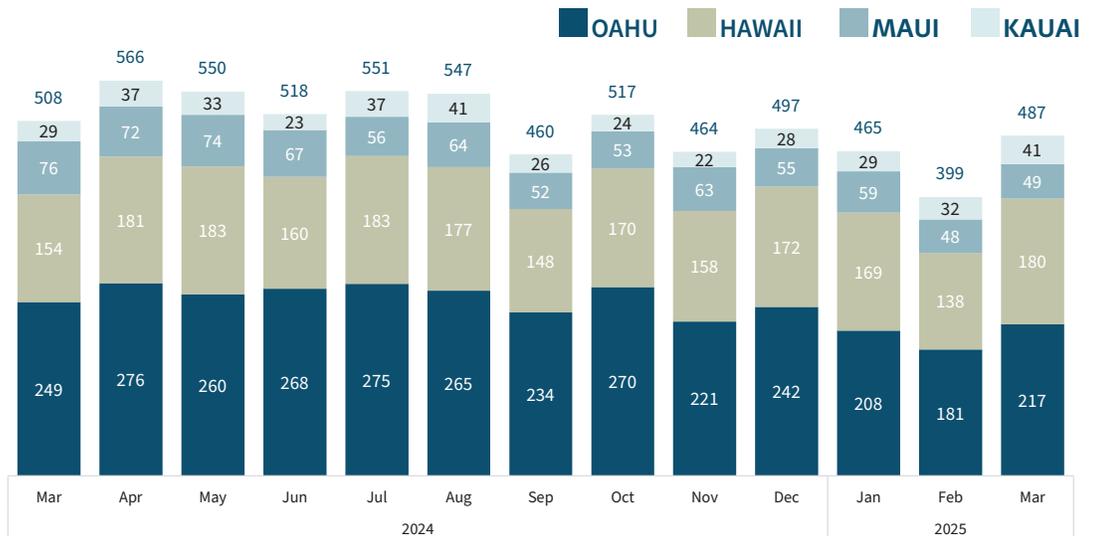
\$766.64 \$681.26

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

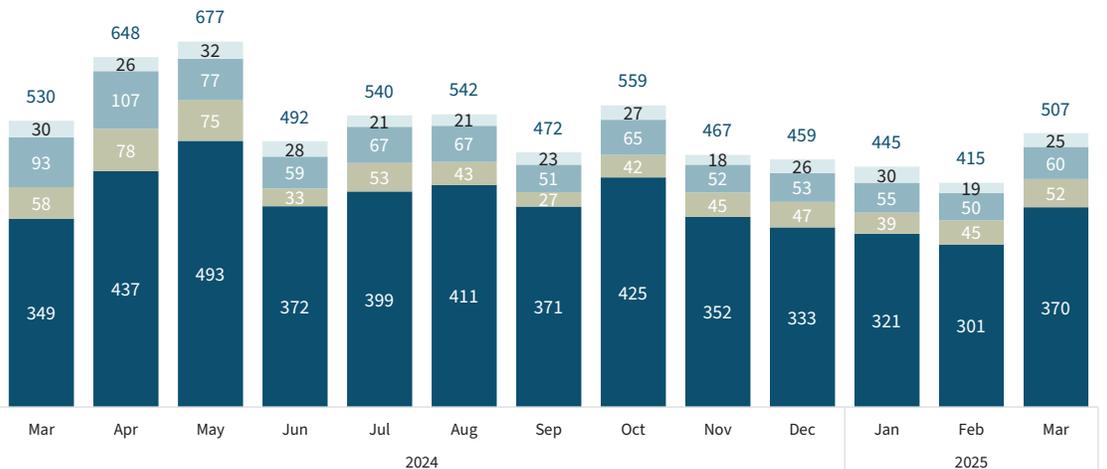
0.0% VS. LAST MONTH 6.5% VS. LAST YEAR

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

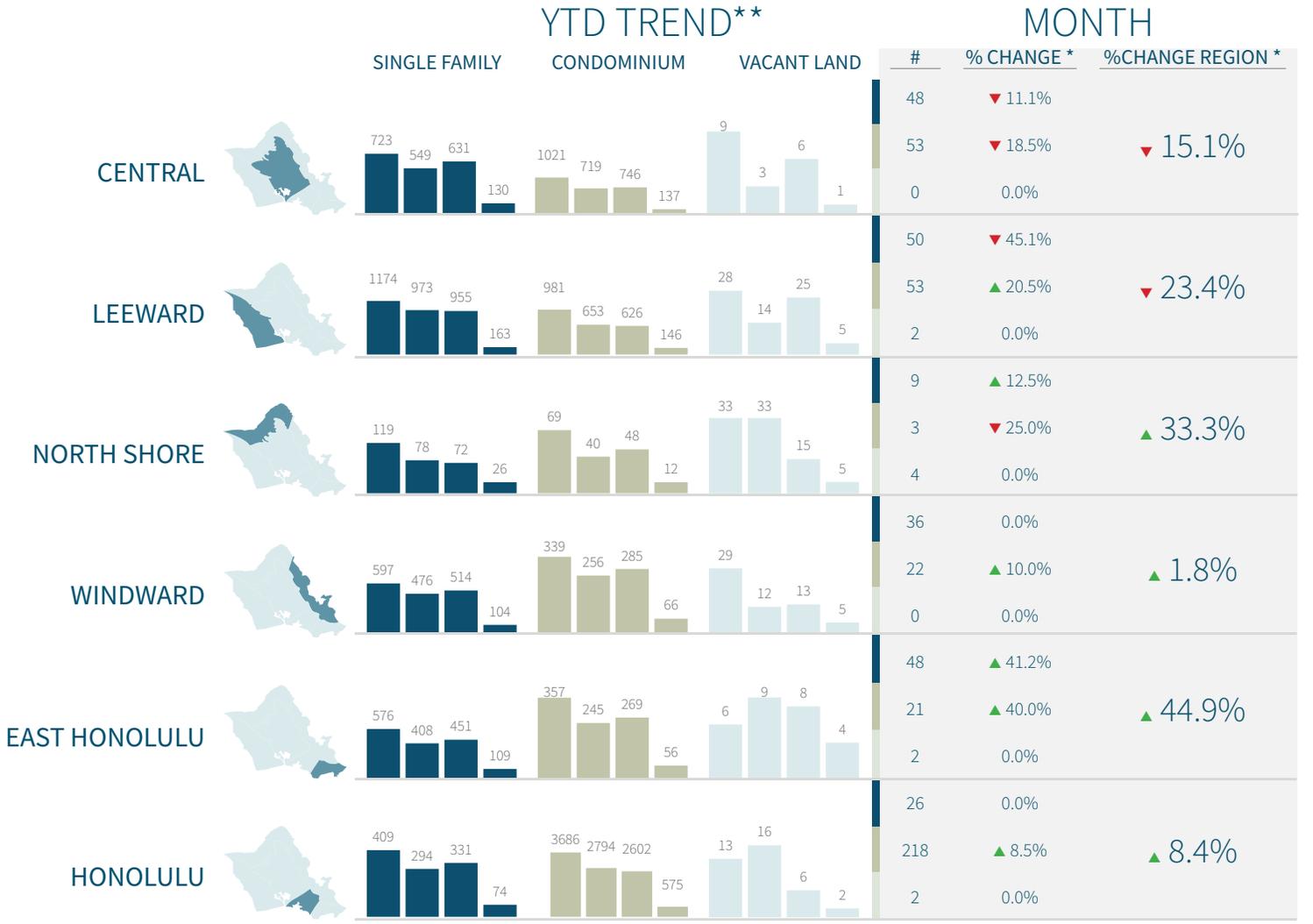
\$226,705,560

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

REGIONAL SALES METRO OAHU

SALES COMPARISON

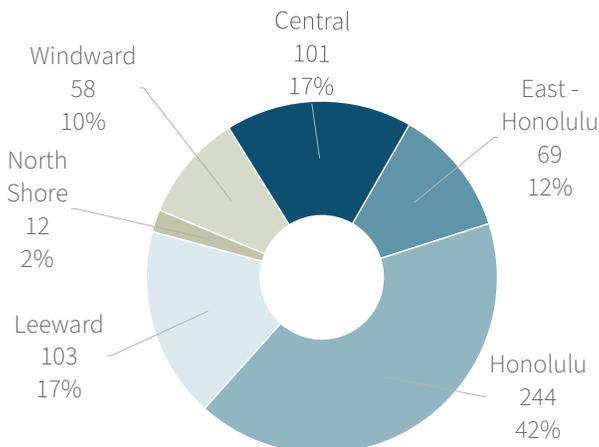
■ Single Family ■ Condominium ■ Vacant Land



**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 METRO OAHU

NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

| | SINGLE FAMILY HOMES | | | CONDOMINIUM | | |
|----------------|---------------------|-------------|-------------|-------------|------------|-------------|
| | # | \$ AMT | MEDIAN | # | \$ AMT | MEDIAN |
| 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 ▼ |
| ALA MOANA | -- | -- | -- | 19 ▲ | \$7.5 M ▲ | \$168.0 K ▼ |
| DOWNTOWN | -- | -- | -- | 10 ▲ | \$4.9 M ▲ | \$384.0 K ▲ |
| SALT LAKE | -- | -- | -- | 9 ▼ | \$4.0 M ▼ | \$389.0 K ▼ |
| PUNCHBOWL AREA | 1 - | \$960.0 K ▼ | \$960.0 K ▼ | 8 ▲ | \$2.4 M ▲ | \$302.5 K ▼ |
| KAPIOLANI | -- | -- | -- | 6 ▼ | \$2.6 M ▼ | \$407.5 K ▼ |
| HOLIDAY MART | -- | -- | -- | 5 ▼ | \$2.7 M ▼ | \$494.0 K ▼ |
| MOILILI | -- | -- | -- | 4 ▼ | \$1.8 M ▼ | \$444.0 K ▲ |

MONTHLY SALES HEAT MAP



| TOP STREETS | # |
|---------------------|----|
| ALA MOANA BOULEVARD | 37 |
| KAPIOLANI BOULEVARD | 17 |
| ATKINSON DRIVE | 13 |
| KALAKAUA AVENUE | 10 |
| SEASIDE AVENUE | 9 |
| ALA WAI BOULEVARD | 8 |
| ENA ROAD | 7 |
| NUUANU AVENUE | 6 |
| MAKIKI STREET | 6 |
| KUHIO AVENUE | 6 |

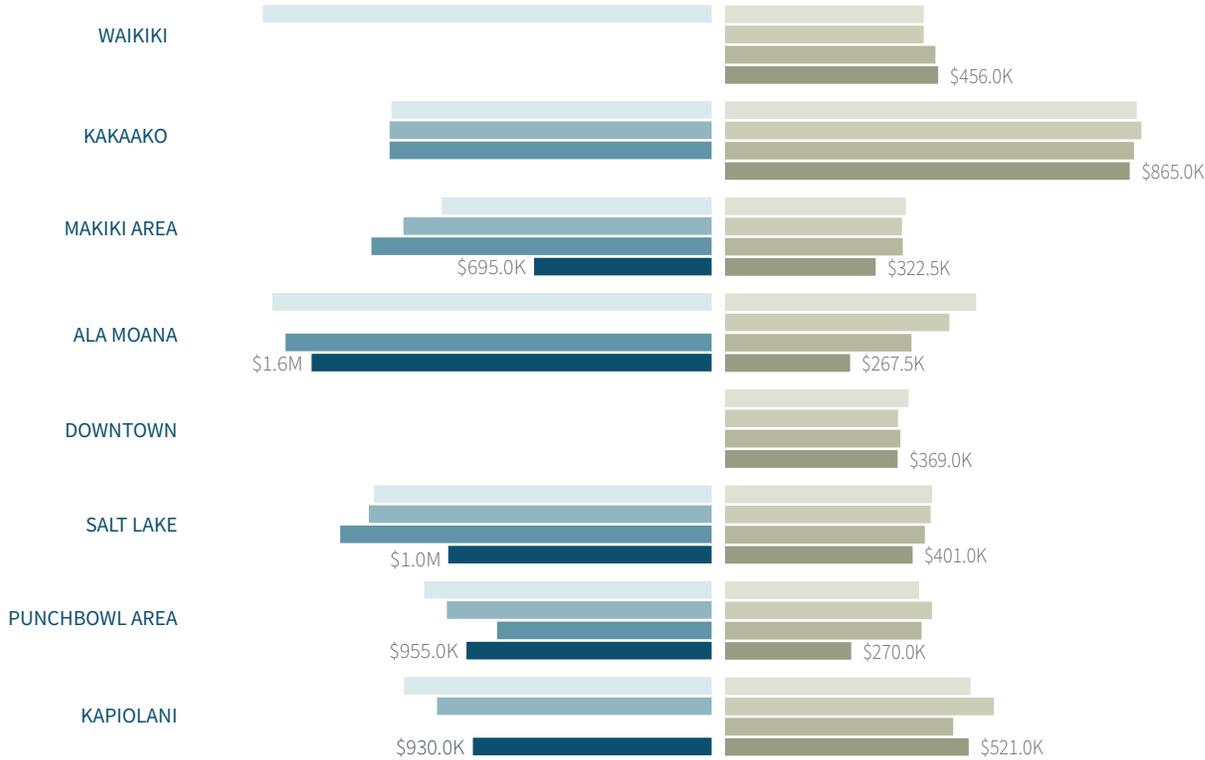
| TOP CONDO | # |
|-----------------------|----|
| ALA MOANA HOTEL CONDO | 13 |
| DISCOVERY BAY | 6 |
| ALLURE WAIKIKI | 6 |
| KALIA | 5 |
| ISLAND COLONY | 5 |
| MOANA PACIFIC | 5 |
| ILIKAI APT BLDG | 5 |
| YACHT HARBOR TOWERS | 5 |
| EXECUTIVE CENTRE | 4 |
| FOUR PADDLE | 4 |

YEAR TO DATE METRO OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

74

↑ **17.5%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,267,500

↑ **5.6%** VS. LAST YEAR

TOTAL \$ OF SALES

\$92,147,577

↑ **15.5%** VS. LAST YEAR



CONDOMINIUM

OF SALES

575

↓ **0.2%** VS. LAST YEAR

MEDIAN SALES PRICE

\$460,000

↑ **7.1%** VS. LAST YEAR

TOTAL \$ OF SALES

\$362,809,486

↑ **10.2%** VS. LAST YEAR



VACANT LAND

OF SALES

2

0.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,162,500

0.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$2,325,000

0.0% VS. LAST YEAR



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