



TITLE GUARANTY HAWAII

METRO OAHU RESIDENTIAL SALES REPORT MARCH 2026

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.5 M \$606.4 K

AVERAGE SOLD PRICE



\$1.4 M \$591.2 K

MAX SOLD PRICE



\$10.0 M \$3.0 M

% OF LIST PRICE RECEIVED



96.39% 97.49%

AVERAGE PRICE PER SQFT



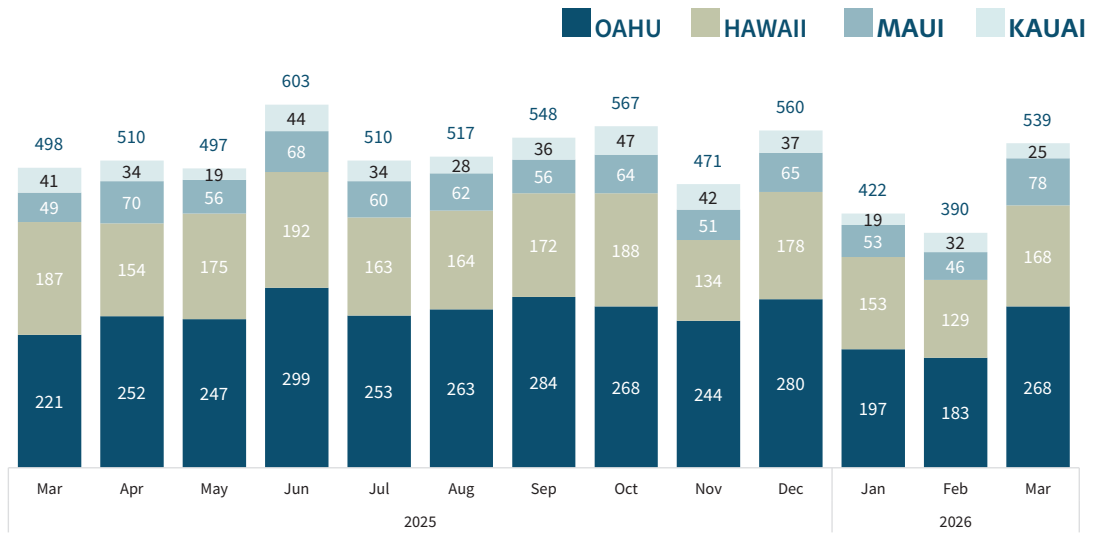
\$690.85 \$657.67

MEDIAN DOM



20 42

SINGLE FAMILY HOMES



# OF SALES

268

46.4% VS. LAST MONTH 21.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,199,500

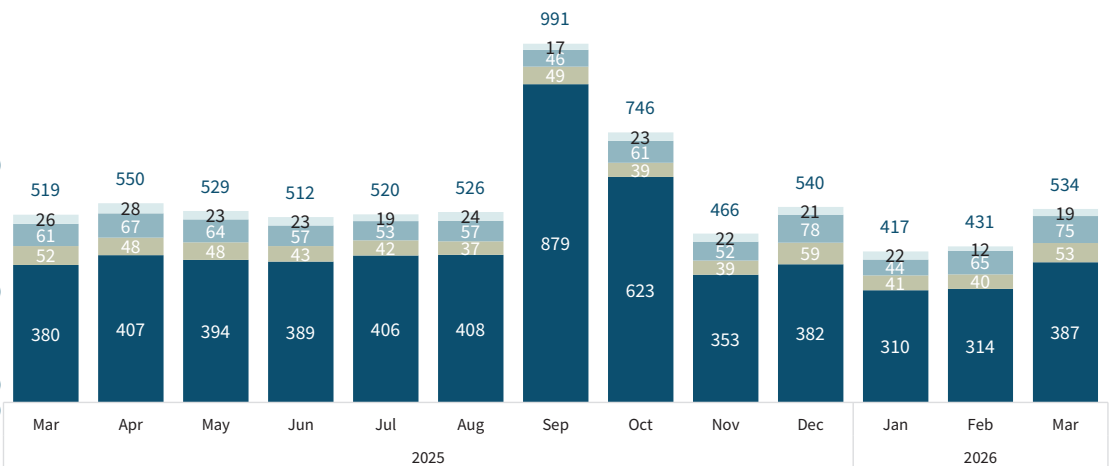
0.0% VS. LAST MONTH 4.3% VS. LAST YEAR

TOTAL \$ OF SALES

\$388,306,010

49.2% VS. LAST MONTH 1.5% VS. LAST YEAR

CONDOMINIUM



# OF SALES

387

23.2% VS. LAST MONTH 1.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$525,000

2.9% VS. LAST MONTH 4.0% VS. LAST YEAR

TOTAL \$ OF SALES

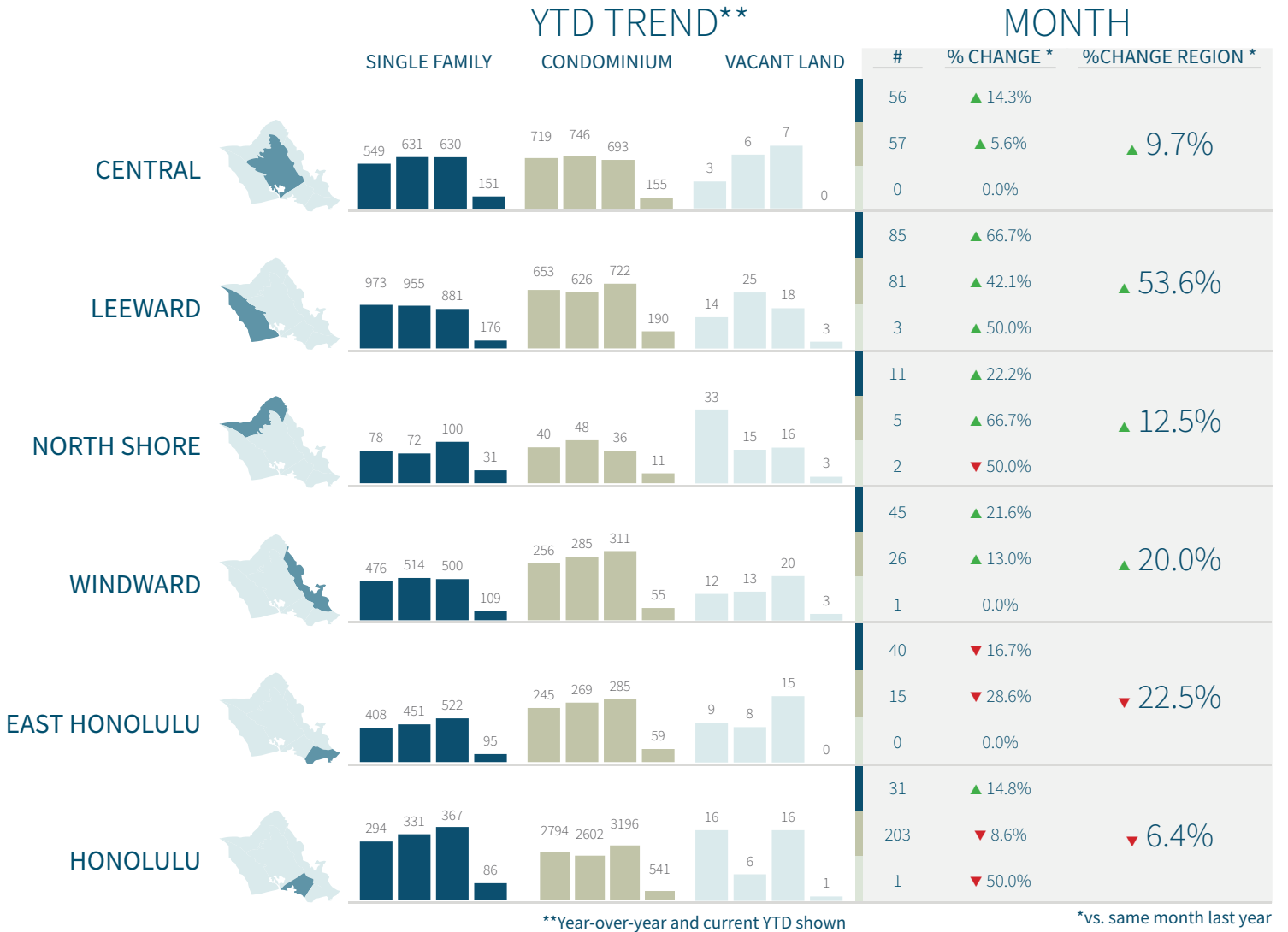
\$228,811,155

10.4% VS. LAST MONTH 1.7% VS. LAST YEAR

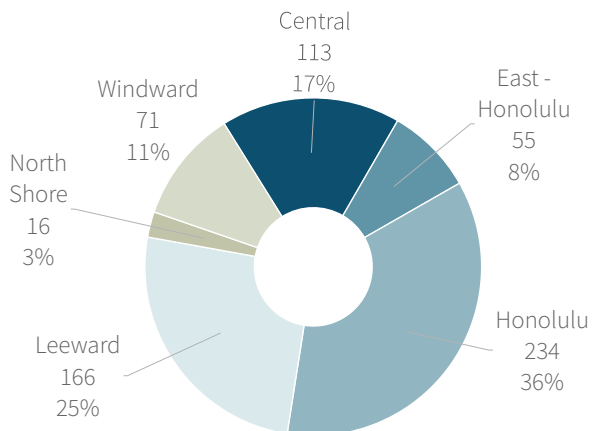
# REGIONAL SALES METRO OAHU

## SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

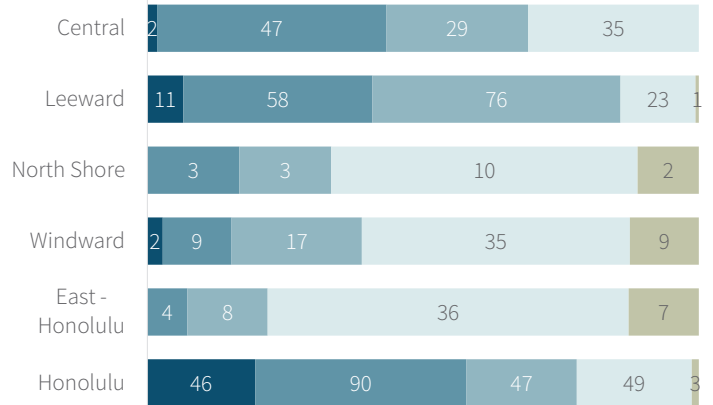


## SALES BY REGION



\*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	--	--	--	55 ▼	\$27.9 M ▼	\$465.0 K ▼
KAKAAKO	--	--	--	40 –	\$43.4 M ▼	\$884.4 K ▼
SALT LAKE	1 –	\$1.5 M –	\$1.5 M –	16 ▲	\$7.0 M ▲	\$455.0 K ▲
ALA MOANA	--	--	--	15 ▼	\$7.0 M ▼	\$190.0 K ▲
PAWAA	--	--	--	14 ▲	\$9.8 M ▲	\$639.9 K ▲
MAKIKI AREA	1 –	\$1.1 M ▲	\$1.1 M ▲	9 ▼	\$3.1 M ▼	\$370.0 K ▲
KAPIOLANI	--	--	--	10 ▲	\$5.7 M ▲	\$583.5 K ▲
HOLIDAY MART	--	--	--	8 ▲	\$3.0 M ▲	\$231.0 K ▼
MANOA AREA	5 ▲	\$10.4 M ▲	\$1.9 M ▲	1 –	\$1.1 M –	\$1.1 M –
DOWNTOWN	--	--	--	5 ▼	\$1.6 M ▼	\$339.0 K ▼

## MONTHLY SALES HEAT MAP



TOP STREETS	#
ALA MOANA BOULEVARD	20
KAPIOLANI BOULEVARD	13
ALA WAI BOULEVARD	13
ATKINSON DRIVE	10
AUAHI STREET	10
RYCROFT STREET	9
QUEEN STREET	7
KANUNU STREET	6
AMANA STREET	5
KUHIO AVENUE	5

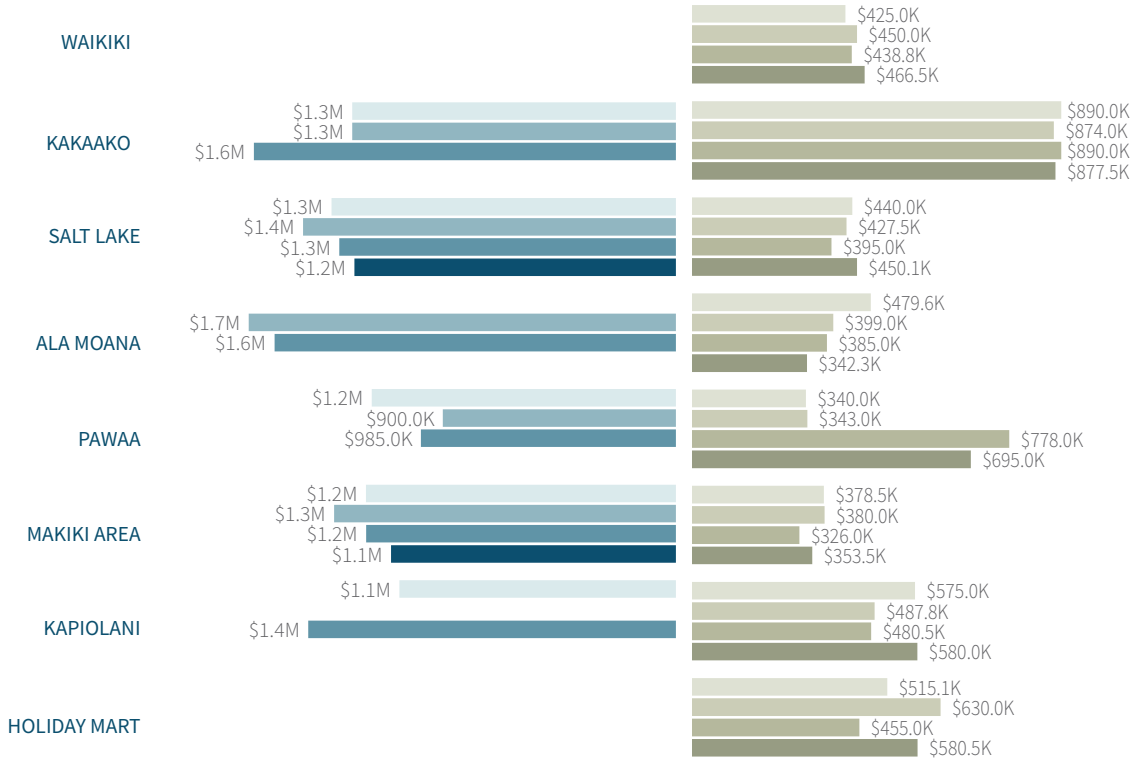
TOP CONDO	#
THE PARK ON KEEAUMOKU	9
ALA MOANA HOTEL CONDO	9
KOULA	5
WAIHONUA	4
1717 ALA WAI	4
MARCO POLO APTS	4
ANAHA - 1108 AUAHI	4
1350 ALA MOANA	3
AALII	3
HOLIDAY VILLAGE	3

# YEAR TO DATE METRO OAHU

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2023 2024 2025 2026



## YEAR TO DATE STATISTICS

### SINGLE FAMILY HOMES

# OF SALES

**86**

**14.7%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,327,500**

**5.4%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$128,373,375**

**38.0%** VS. LAST YEAR

### CONDOMINIUM

# OF SALES

**541**

**6.6%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$488,000**

**6.1%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$369,936,659**

**1.2%** VS. LAST YEAR

### VACANT LAND

# OF SALES

**1**

**50.0%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,600,000**

**37.6%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$1,600,000**

**31.2%** VS. LAST YEAR



**PETER PAFFRATH**

Account Manager

Metro Oahu

(808) 285-3257

peter.paffrath@tghawaii.com



**KALA EVANS**

Account Manager

Metro Oahu

(808) 439-5691

kala.evans@tghawaii.com



TITLE GUARANTY  
HAWAII

www.tghawaii.com