

METRO OAHU

RESIDENTIAL SALES REPORT

AUGUST 2026

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$657.3 K

AVERAGE SOLD PRICE



\$1.4 M \$638.8 K

MAX SOLD PRICE



\$6.4 M \$10.5 M

% OF LIST PRICE RECEIVED



99.30% 97.18%

AVERAGE PRICE PER SQFT



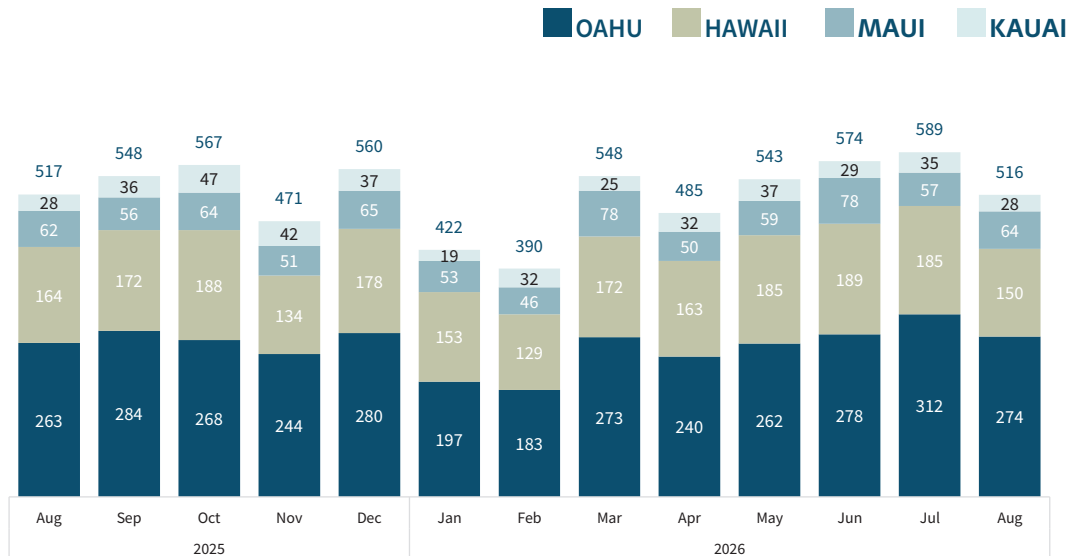
\$721.97 \$664.63

MEDIAN DOM



17 37

SINGLE FAMILY HOMES



OF SALES

274

↓ 12.2% VS. LAST MONTH
↑ 4.2% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,225,500

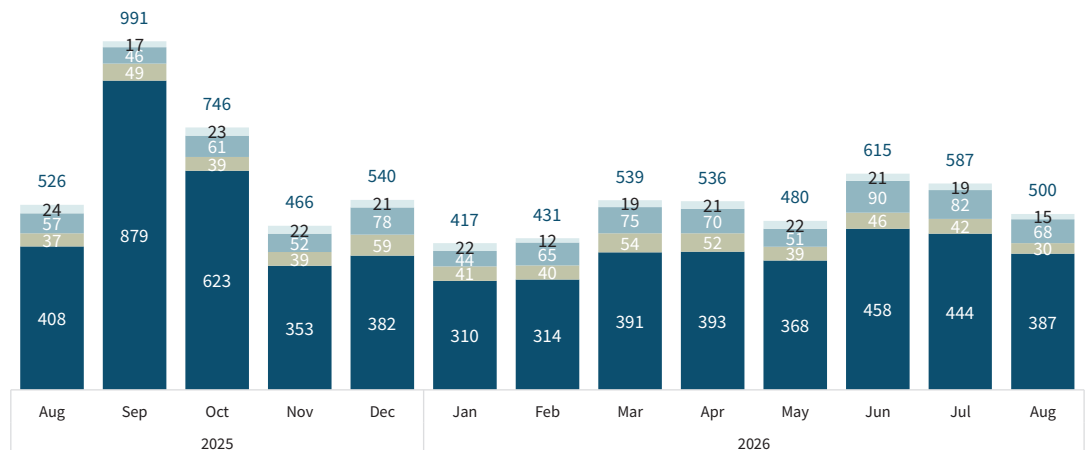
↑ 1.8% VS. LAST MONTH
↑ 10.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$381,994,819

↓ 15.4% VS. LAST MONTH
↑ 6.4% VS. LAST YEAR

CONDOMINIUM



OF SALES

387

↓ 12.8% VS. LAST MONTH
↓ 5.1% VS. LAST YEAR

MEDIAN SALES PRICE

\$523,000

↑ 1.2% VS. LAST MONTH
↑ 0.1% VS. LAST YEAR

TOTAL \$ OF SALES

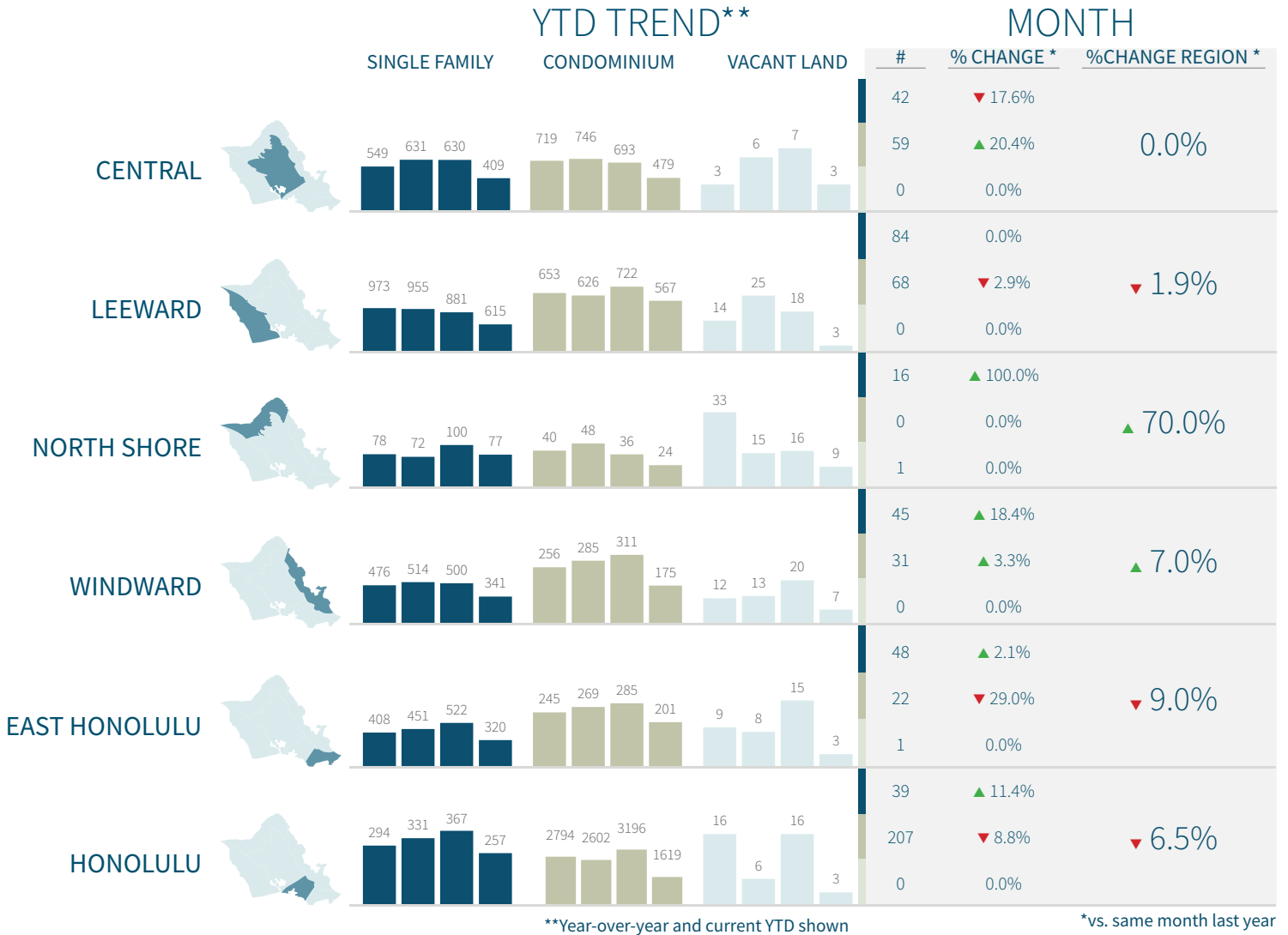
\$247,197,378

↓ 12.8% VS. LAST MONTH
↓ 12.6% VS. LAST YEAR

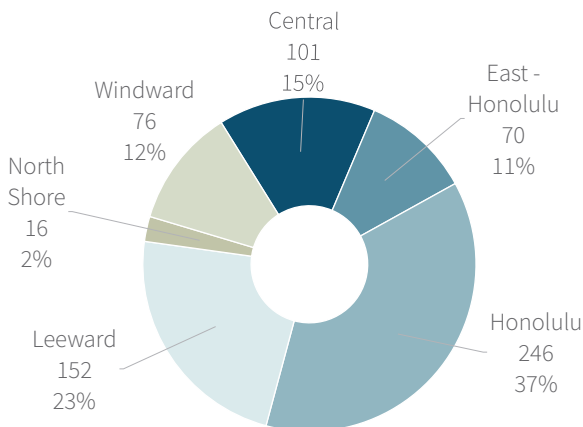
REGIONAL SALES METRO OAHU

SALES COMPARISON

Single Family Condominium Vacant Land

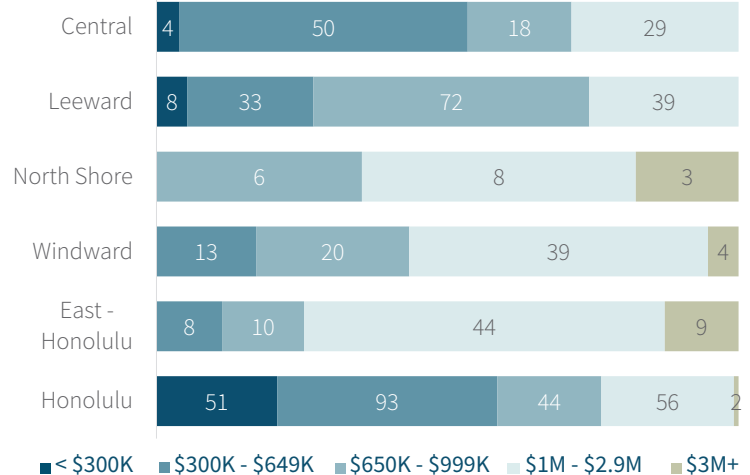


SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



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	--	--	--	58 ▼	\$29.1 M ▼	\$434.5 K ▲
KAKAAKO	--	--	--	37 ▼	\$52.4 M ▼	\$1.1 M ▲
ALA MOANA	--	--	--	22 ▲	\$13.0 M ▼	\$342.5 K ▼
SALT LAKE	2 ▼	\$3.0 M ▼	\$1.5 M ▲	15 ▲	\$6.4 M ▲	\$410.0 K ▲
MAKIKI AREA	--	--	--	16 ▼	\$6.5 M ▲	\$386.1 K ▲
KAPIOLANI	--	--	--	14 ▲	\$6.1 M ▲	\$407.5 K ▼
MOILIILI	2 -	\$1.9 M -	\$937.5 K -	8 ▲	\$3.2 M ▲	\$412.5 K ▼
PUNCHBOWL AREA	1 -	\$1.5 M ▲	\$1.5 M ▲	9 ▲	\$4.8 M ▲	\$520.0 K ▲
NUUANU-LOWER	2 ▲	\$2.5 M ▲	\$1.2 M ▲	7 ▲	\$2.3 M ▲	\$335.0 K ▼
DOWNTOWN	--	--	--	8 ▲	\$3.5 M ▲	\$285.0 K ▼

MONTHLY SALES HEAT MAP



TOP STREETS	#
ALA MOANA BOULEVARD	22
KAPIOLANI BOULEVARD	16
ALA WAI BOULEVARD	13
KALAKAUA AVENUE	9
WILDER AVENUE	8
QUEEN STREET	7
WARD AVENUE	7
DATE STREET	7
NUUANU AVENUE	7
ATKINSON DRIVE	6

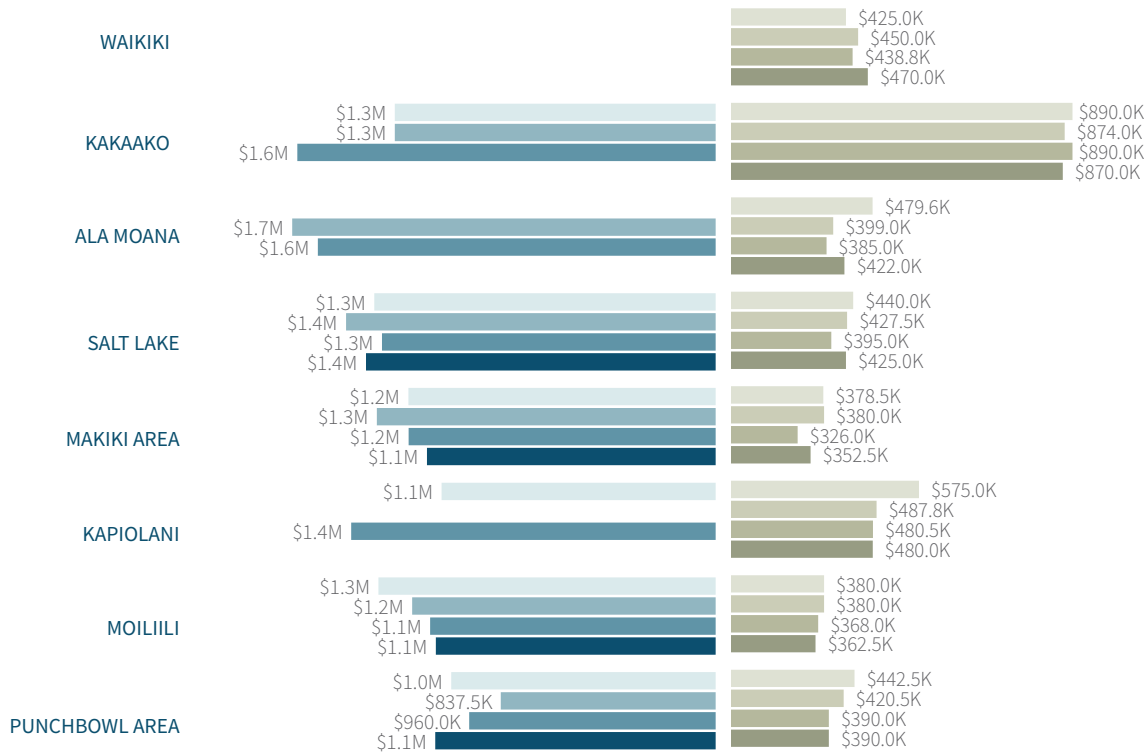
TOP CONDO	#
THE PARK WARD VILLAGE	7
REGENCY TOWER	6
ALA MOANA HOTEL CONDO	6
VICTORIA PLACE	5
CRAIGSIDE	5
MOANA PACIFIC	4
1717 ALA WAI	3
CHATEAU WAIKIKI	3
ILIKAI APT BLDG	3
AALII	3

YEAR TO DATE METRO OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2023 2024 2025 2026



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

257

↑ 15.8% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,325,000

↑ 6.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$364,213,871

↑ 25.0% VS. LAST YEAR



CONDOMINIUM

OF SALES

1619

↓ 2.4% VS. LAST YEAR

MEDIAN SALES PRICE

\$475,000

↑ 8.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$1,111,519,334

↑ 2.9% VS. LAST YEAR



VACANT LAND

OF SALES

3

↓ 72.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$843,000

↓ 15.7% VS. LAST YEAR

TOTAL \$ OF SALES

\$3,143,000

↓ 76.5% VS. LAST YEAR



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TG

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HAWAII

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