



TITLE GUARANTY HAWAII

NORTH OAHU RESIDENTIAL SALES REPORT FEBRUARY 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$637.0 K

AVERAGE SOLD PRICE



\$1.4 M \$611.7 K

MAX SOLD PRICE



\$8.5 M \$8.4 M

% OF LIST PRICE RECEIVED



97.40% 96.04%

AVERAGE PRICE PER SQFT



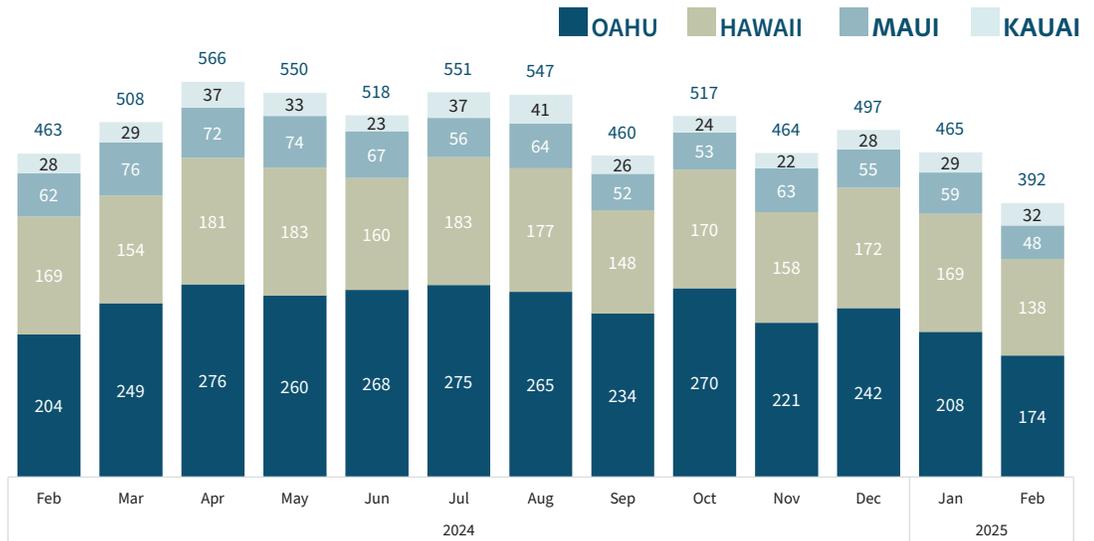
\$667.76 \$686.48

MEDIAN DOM



22 47

SINGLE FAMILY HOMES



OF SALES

174

16.3% VS. LAST MONTH 14.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,150,000

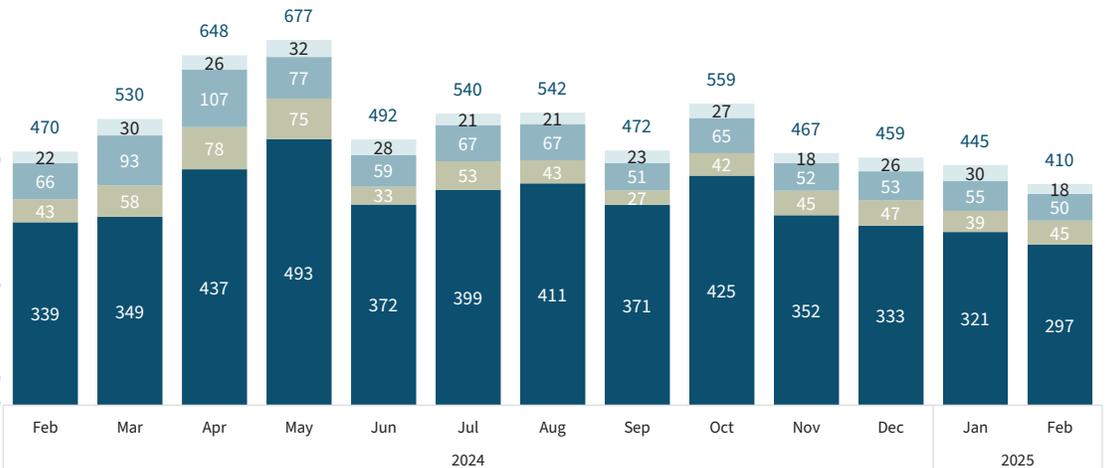
3.4% VS. LAST MONTH 8.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$240,649,229

12.8% VS. LAST MONTH 14.8% VS. LAST YEAR

CONDOMINIUM



OF SALES

297

7.5% VS. LAST MONTH 12.4% VS. LAST YEAR

MEDIAN SALES PRICE

\$500,000

7.4% VS. LAST MONTH 2.0% VS. LAST YEAR

TOTAL \$ OF SALES

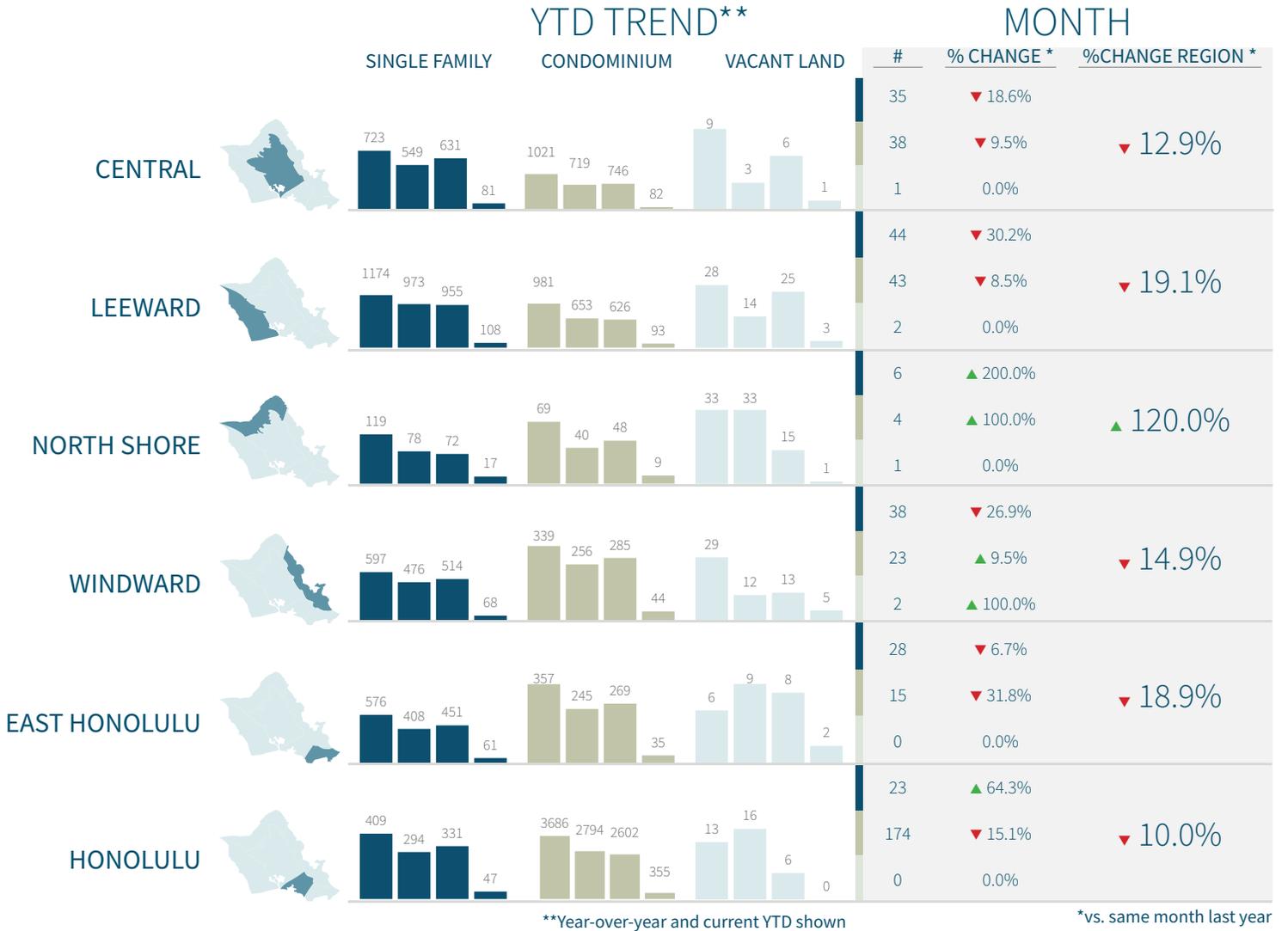
\$181,675,796

12.8% VS. LAST MONTH 7.6% VS. LAST YEAR

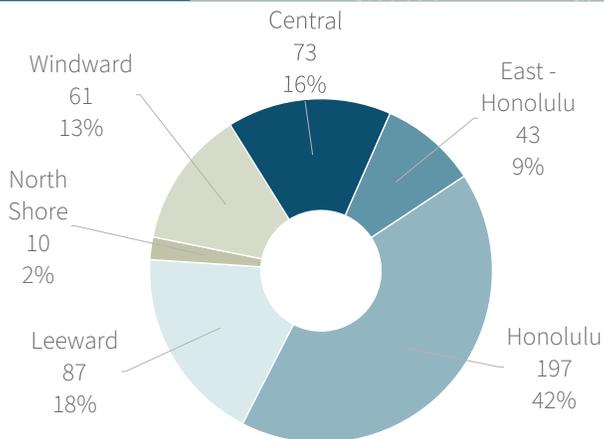
REGIONAL SALES NORTH OAHU

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

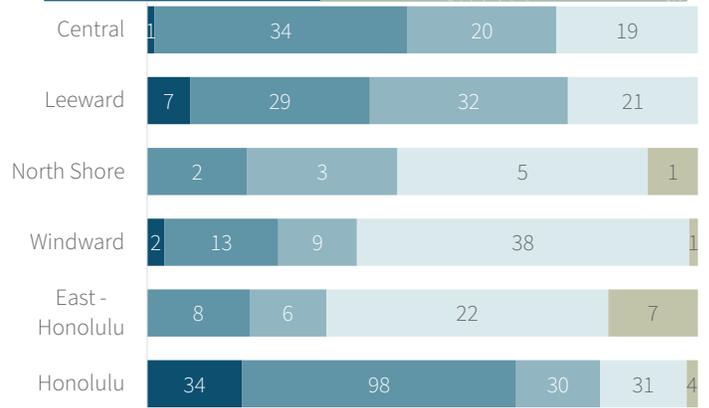


SALES BY REGION



*excluding vacant land sales

SALES BY PRICE RANGE



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

NEIGHBORHOOD SALES NORTH OAHU

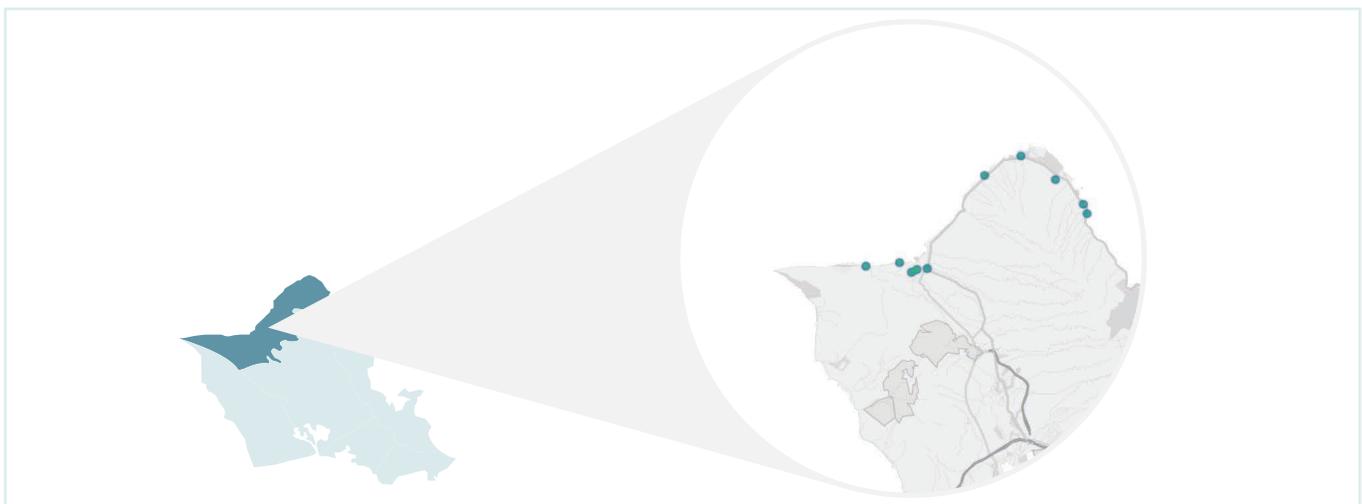
NEIGHBORHOOD COMPARISON

▲▼ Increase/Decrease vs. Last Year

● - No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
WAIALUA	2 -	\$2.5 M -	\$1.2 M -	2 ▲	\$1.1 M ▲	\$530.0 K ▼
LAIE	2 -	\$2.6 M -	\$1.3 M -	--	--	--
KUILIMA	--	--	--	1 -	\$1.0 M ▼	\$1.0 M ▼
SUNSET AREA	1 -	\$4.8 M -	\$4.8 M -	--	--	--
KAHUKU	1 -	\$856.0 K -	\$856.0 K -	--	--	--
MOKULEIA	--	--	--	1 -	\$725.0 K -	\$725.0 K -

MONTHLY SALES HEAT MAP



TOP STREETS	#
PAHELEHALA LOOP	1
KUILIMA DRIVE	1
WAIALUA BEACH ROAD	1
AU STREET	1
NAUKANA STREET	1
FARRINGTON HIGHWAY	1
PAKELO PLACE	1
HOLAWA STREET	1
AKULE STREET	1
IOSEPA STREET	1

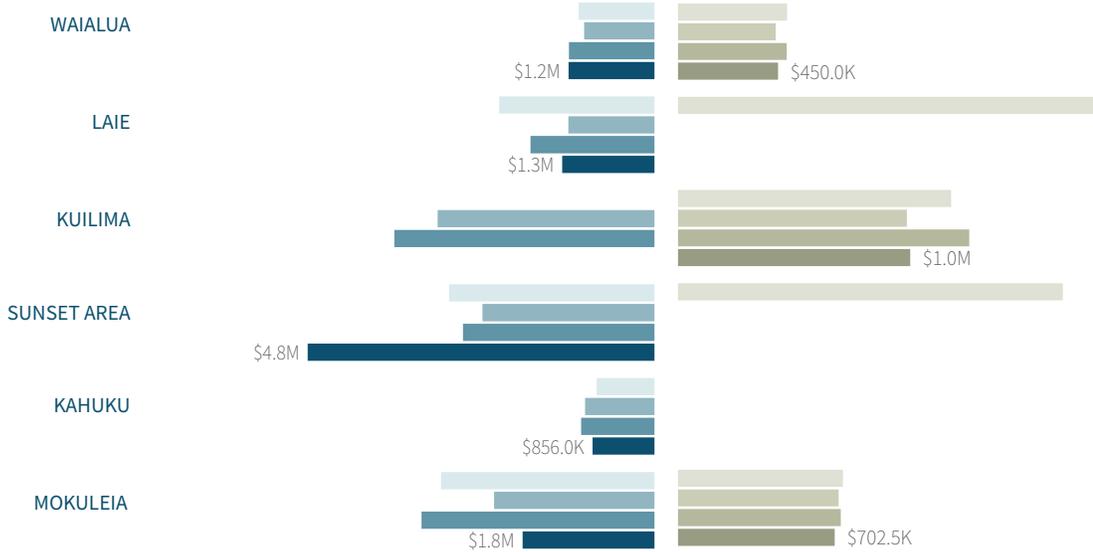
TOP CONDO	#
NAUPAKA	1
MOKULEIA SANDS	1
KUILIMA ESTS WEST	1
MOKULEIA BEACH COLONY	1

YEAR TO DATE NORTH OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

17

↑ **142.9%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,505,000

↑ **35.6%** VS. LAST YEAR

TOTAL \$ OF SALES

\$39,432,000

↑ **68.2%** VS. LAST YEAR



CONDOMINIUM

OF SALES

9

↑ **80.0%** VS. LAST YEAR

MEDIAN SALES PRICE

\$595,000

↑ **6.3%** VS. LAST YEAR

TOTAL \$ OF SALES

\$5,843,000

↑ **65.5%** VS. LAST YEAR



VACANT LAND

OF SALES

1

↓ **75.0%** VS. LAST YEAR

MEDIAN SALES PRICE

\$900,000

↓ **34.7%** VS. LAST YEAR

TOTAL \$ OF SALES

\$900,000

↓ **90.0%** VS. LAST YEAR



ANNE JELEA DANG

Account Manager
North and West Oahu
(808) 721-5287

annejelea.dang@tghawaii.com

TG

TITLE GUARANTY
HAWAII

www.tghawaii.com