



TITLE GUARANTY HAWAII

NORTH OAHU RESIDENTIAL SALES REPORT MAY 2026

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.3 M \$690.4 K

AVERAGE SOLD PRICE



\$1.3 M \$673.1 K

MAX SOLD PRICE



\$6.0 M \$8.0 M

% OF LIST PRICE RECEIVED



99.27% 97.50%

AVERAGE PRICE PER SQFT



\$691.33 \$675.03

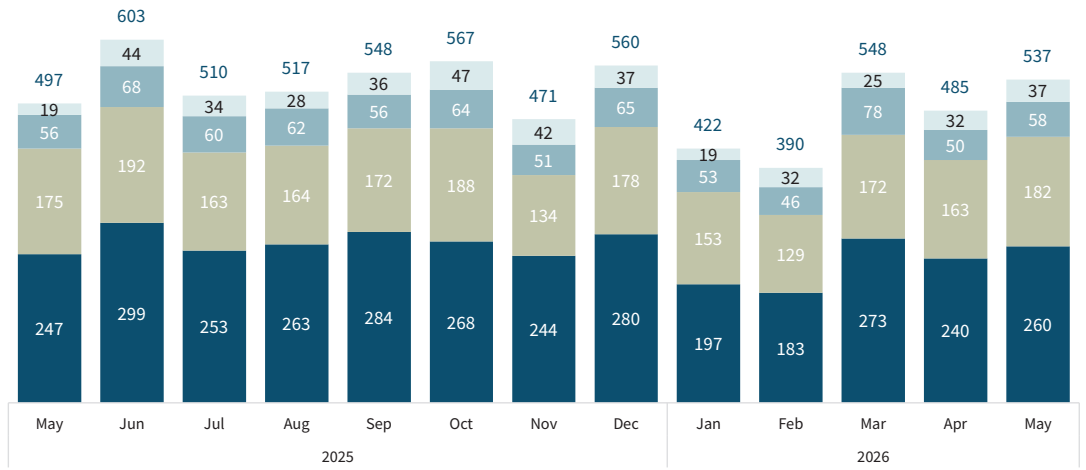
MEDIAN DOM



13 39

OAHU HAWAII MAUI KAUAI

SINGLE FAMILY HOMES



# OF SALES

260

8.3% VS. LAST MONTH 5.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,155,000

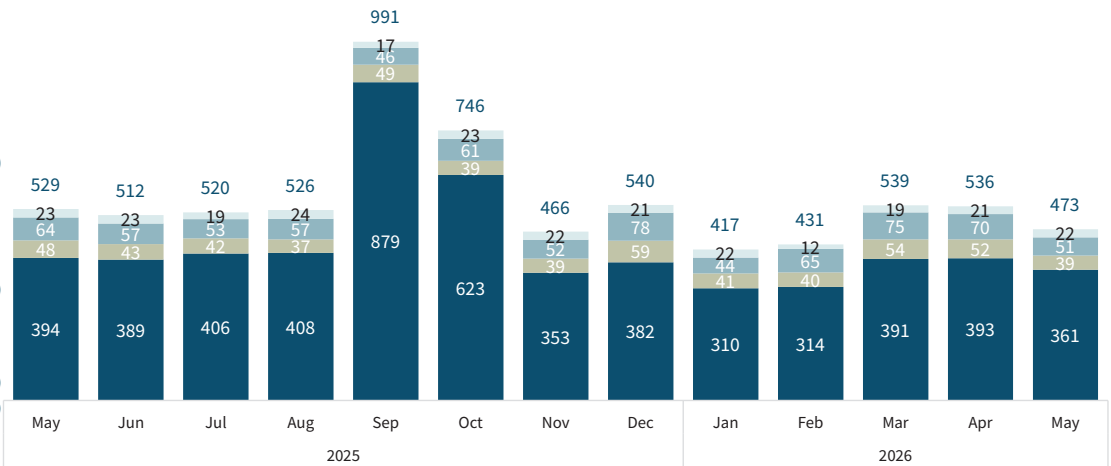
0.1% VS. LAST MONTH 1.3% VS. LAST YEAR

TOTAL \$ OF SALES

\$346,235,001

8.8% VS. LAST MONTH 1.0% VS. LAST YEAR

CONDOMINIUM



# OF SALES

361

8.1% VS. LAST MONTH 8.4% VS. LAST YEAR

MEDIAN SALES PRICE

\$530,000

5.6% VS. LAST MONTH 4.5% VS. LAST YEAR

TOTAL \$ OF SALES

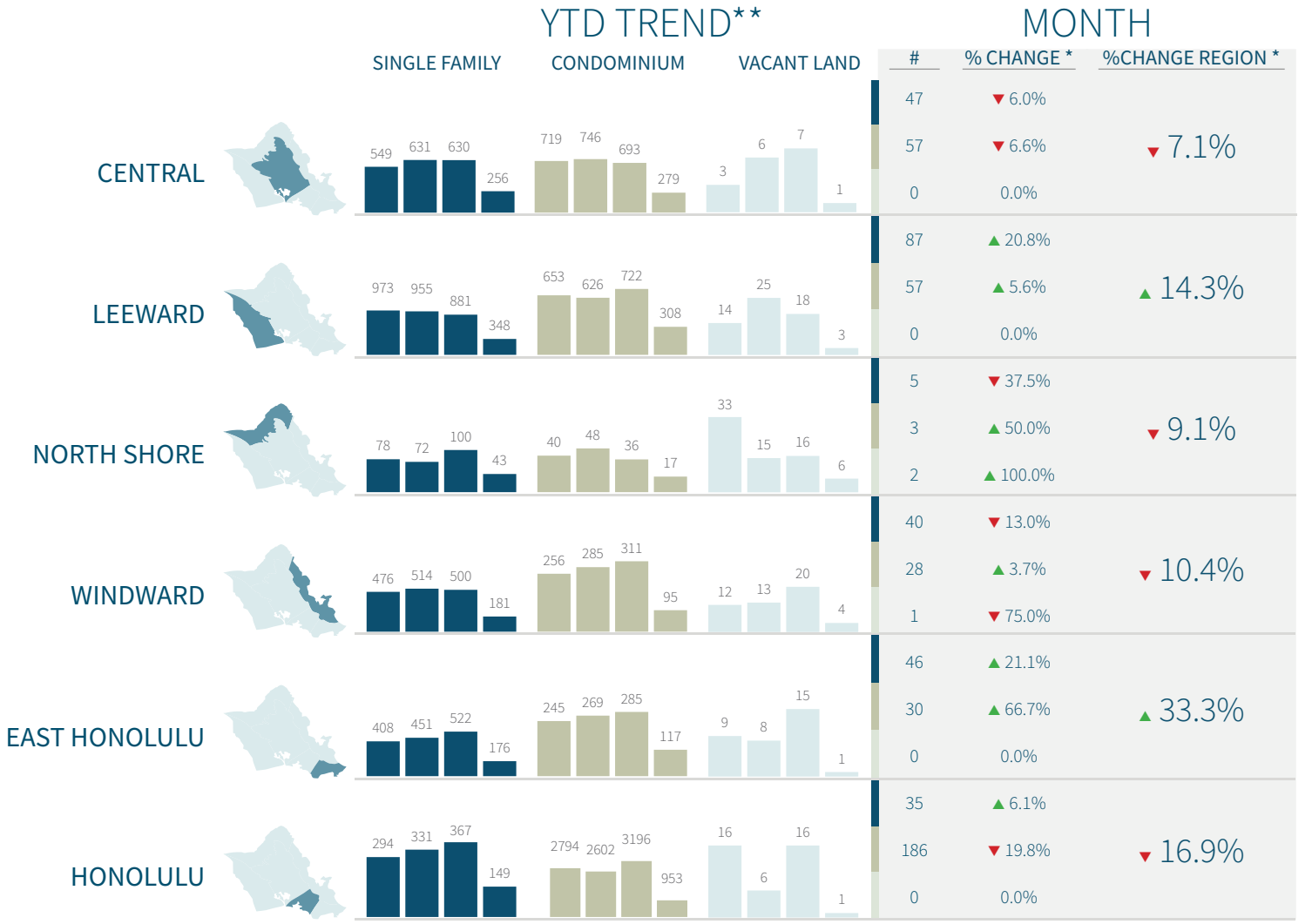
\$242,994,395

4.2% VS. LAST MONTH 2.3% VS. LAST YEAR

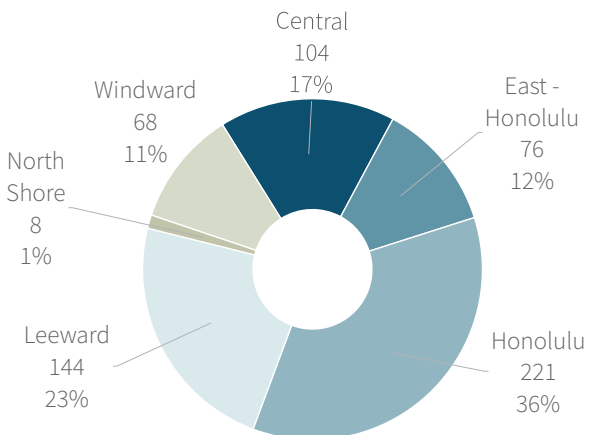
# REGIONAL SALES NORTH OAHU

## SALES COMPARISON

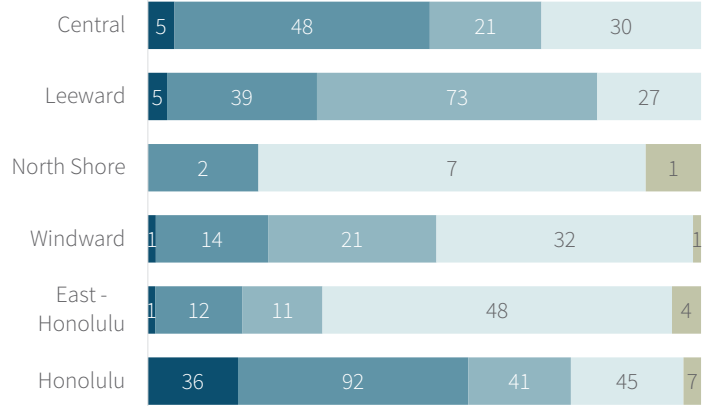
■ Single Family ■ Condominium ■ Vacant Land



## SALES BY REGION



## SALES BY PRICE RANGE



\*excluding vacant land sales

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

# NEIGHBORHOOD SALES NORTH OAHU

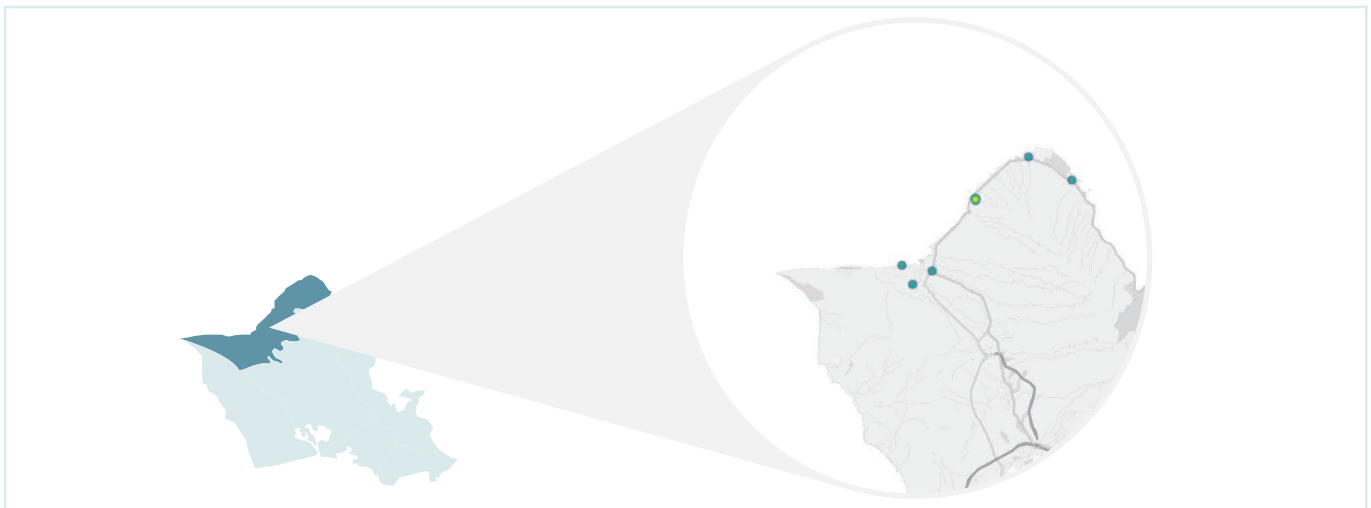
## NEIGHBORHOOD COMPARISON

▲▼ Increase/Decrease vs. Last Year

● - No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
WAIALUA	1 ▼	\$1.2 M ▼	\$1.2 M ▲	2 -	\$898.0 K -	\$449.0 K -
PUPUKEA	3 ▲	\$7.3 M ▲	\$2.5 M ▼	--	--	--
KAHUKU	1 -	\$1.2 M ▲	\$1.2 M ▲	--	--	--
KUILIMA	--	--	--	1 ▼	\$1.5 M ▼	\$1.5 M ▲

## MONTHLY SALES HEAT MAP



TOP STREETS	#
MAKANA ROAD	2
AKULE STREET	2
WILINAU ROAD	1
KAMEHAMEHA HIGHWAY	1
KUILIMA DRIVE	1
KANOULU STREET	1

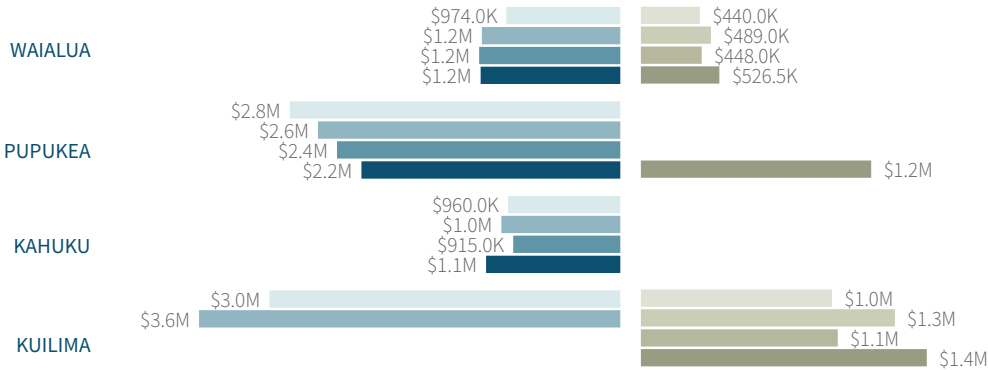
TOP CONDO	#
MOKULEIA SANDS	2
KUILIMA ESTS WEST	1

# YEAR TO DATE NORTH OAHU

## SINGLE FAMILY MEDIAN

## CONDOMINIUM MEDIAN

2023 2024 2025 2026



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**43**

↓ **6.5%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,550,000**

↑ **4.2%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$83,433,500**

↓ **10.0%** VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**17**

↑ **6.3%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$890,000**

↑ **39.6%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$19,158,000**

↑ **54.3%** VS. LAST YEAR



### VACANT LAND

# OF SALES

**6**

↓ **40.0%** VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,525,000**

↑ **93.7%** VS. LAST YEAR

TOTAL \$ OF SALES

**\$8,350,000**

↓ **40.5%** VS. LAST YEAR



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