



TITLE GUARANTY HAWAII

# WINDWARD OAHU RESIDENTIAL SALES REPORT JULY 2024

## ISLAND SALES

Single Family Condominium

### AVERAGE LIST PRICE



\$1.4 M \$623.5 K

### AVERAGE SOLD PRICE



\$1.4 M \$608.2 K

### MAX SOLD PRICE



\$7.4 M \$8.0 M

### % OF LIST PRICE RECEIVED



98.04% 97.55%

### AVERAGE PRICE PER SQFT



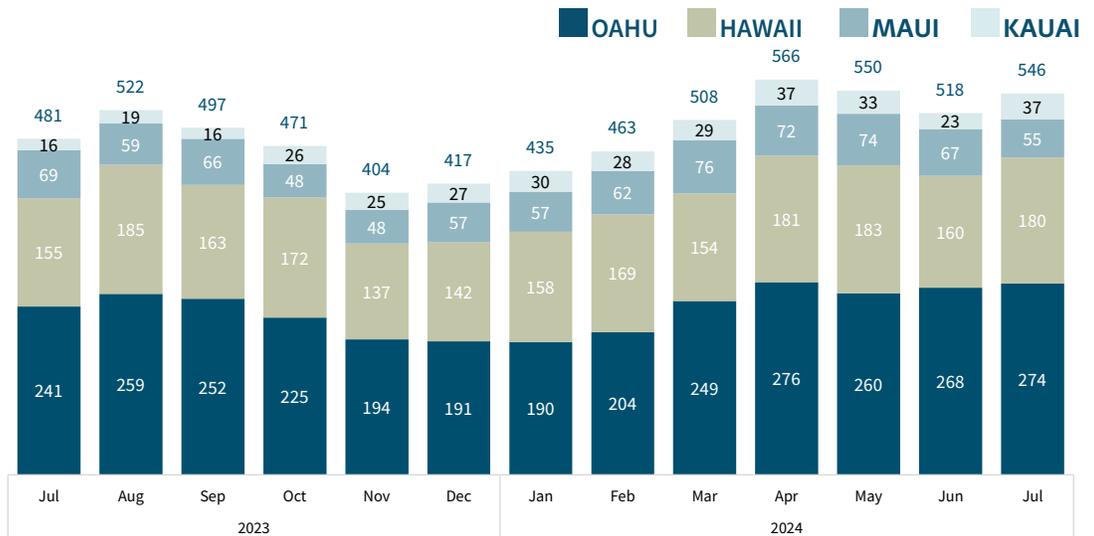
\$672.98 \$682.21

### MEDIAN DOM



16 29

### SINGLE FAMILY HOMES



# OF SALES

274

↑ 2.2% VS. LAST MONTH  
↑ 13.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,150,000

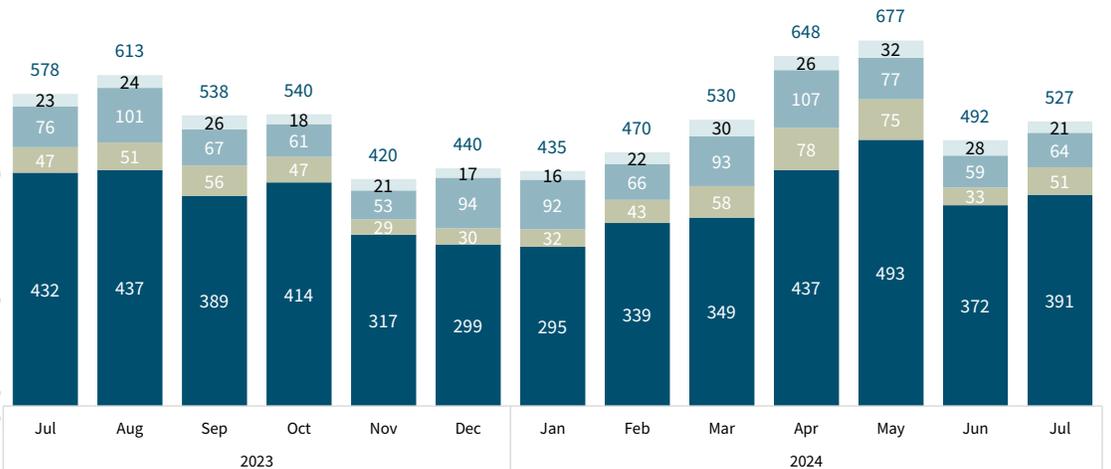
↑ 3.1% VS. LAST MONTH  
↑ 7.5% VS. LAST YEAR

TOTAL \$ OF SALES

\$373,430,573

↑ 7.5% VS. LAST MONTH  
↑ 23.3% VS. LAST YEAR

### CONDOMINIUM



# OF SALES

391

↑ 5.1% VS. LAST MONTH  
↓ 9.5% VS. LAST YEAR

MEDIAN SALES PRICE

\$500,000

↓ 5.9% VS. LAST MONTH  
0.0% VS. LAST YEAR

TOTAL \$ OF SALES

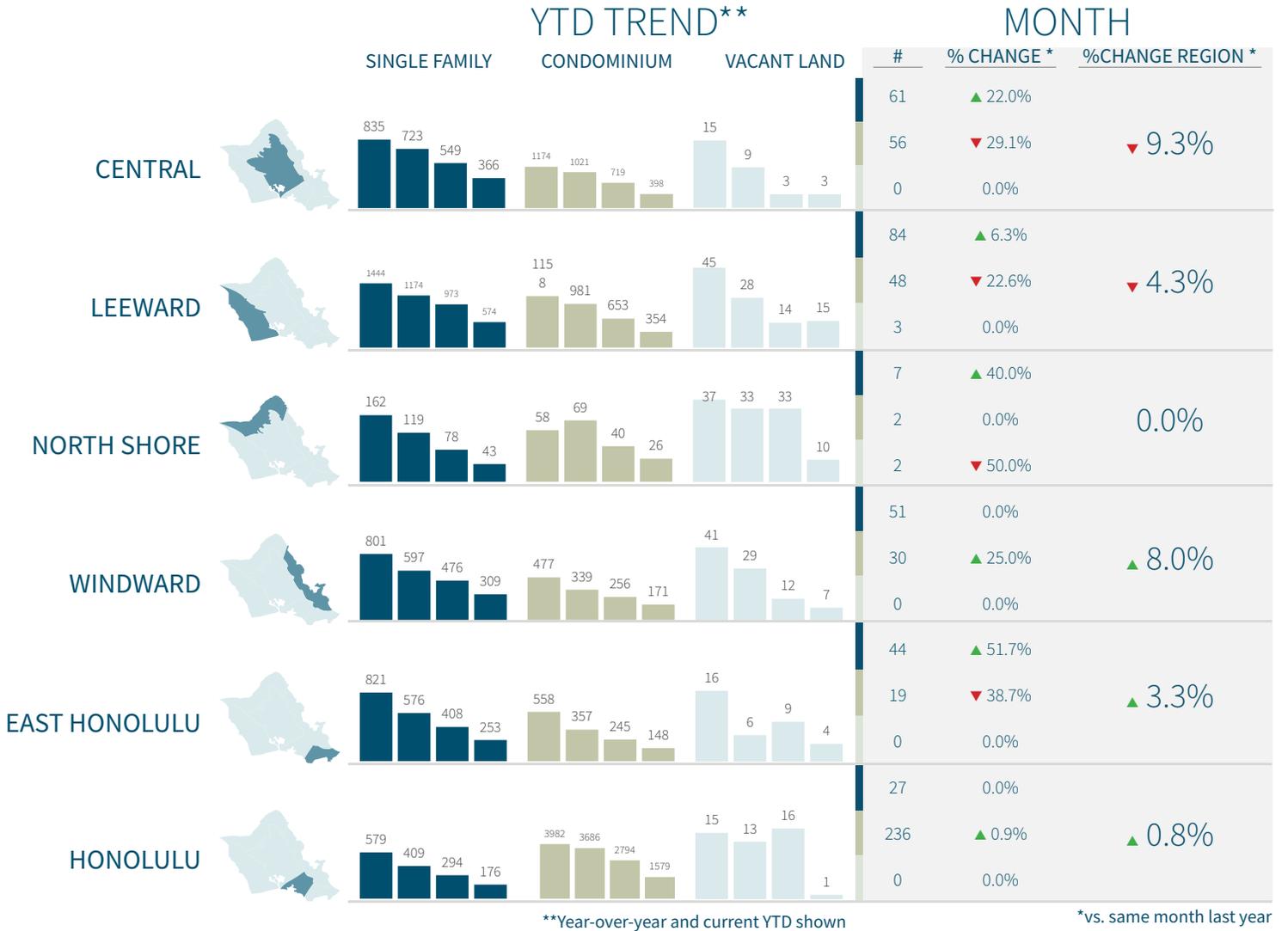
\$237,805,743

↓ 6.3% VS. LAST MONTH  
↓ 10.2% VS. LAST YEAR

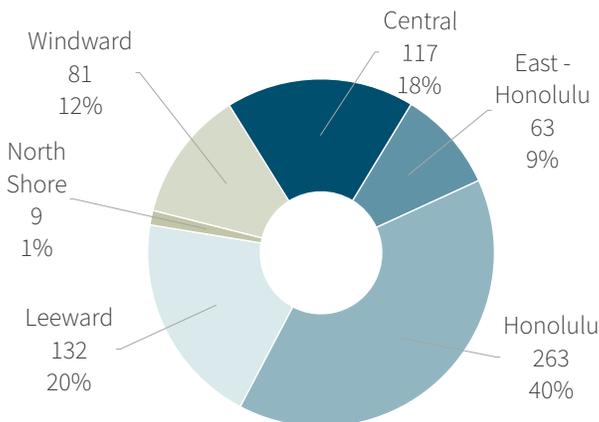
# REGIONAL SALES WINDWARD OAHU

## 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 WINDWARD OAHU

## NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
KAILUA TOWN	--	--	--	8 ▲	\$7.0 M ▲	\$937.5 K ▲
PUUALII	--	--	--	5 -	\$4.2 M ▲	\$805.0 K ▲
WINDWARD ESTATES	--	--	--	5 ▲	\$2.7 M ▲	\$520.0 K ▼
HAUULA	5 -	\$4.6 M -	\$885.0 K -	--	--	--
KAAAWA	2 ▼	\$2.7 M ▼	\$1.4 M ▲	2 -	\$770.0 K -	\$385.0 K -
WAIMANALO	3 ▲	\$5.3 M ▲	\$1.5 M ▲	--	--	--
HALE KOU	2 -	\$2.7 M ▲	\$1.3 M ▲	1 -	\$525.0 K -	\$525.0 K -
COCONUT GROVE	3 -	\$3.6 M ▼	\$1.3 M ▼	--	--	--
LANIKAI	3 ▲	\$10.5 M ▼	\$2.8 M ▼	--	--	--
ENCHANTED LAKE	3 ▼	\$3.7 M ▼	\$1.1 M ▼	--	--	--

## MONTHLY SALES HEAT MAP



TOP STREETS	#
KAMEHAMEHA HIGHWAY	5
KAHUHIPA STREET	4
AOLOA STREET	4
KAILUA ROAD	2
WAILELE ROAD	2
AOLOA PLACE	2
KAELEPULU DRIVE	2
ANOI ROAD	2
HAIKU ROAD	2
AALAPAPA DRIVE	1

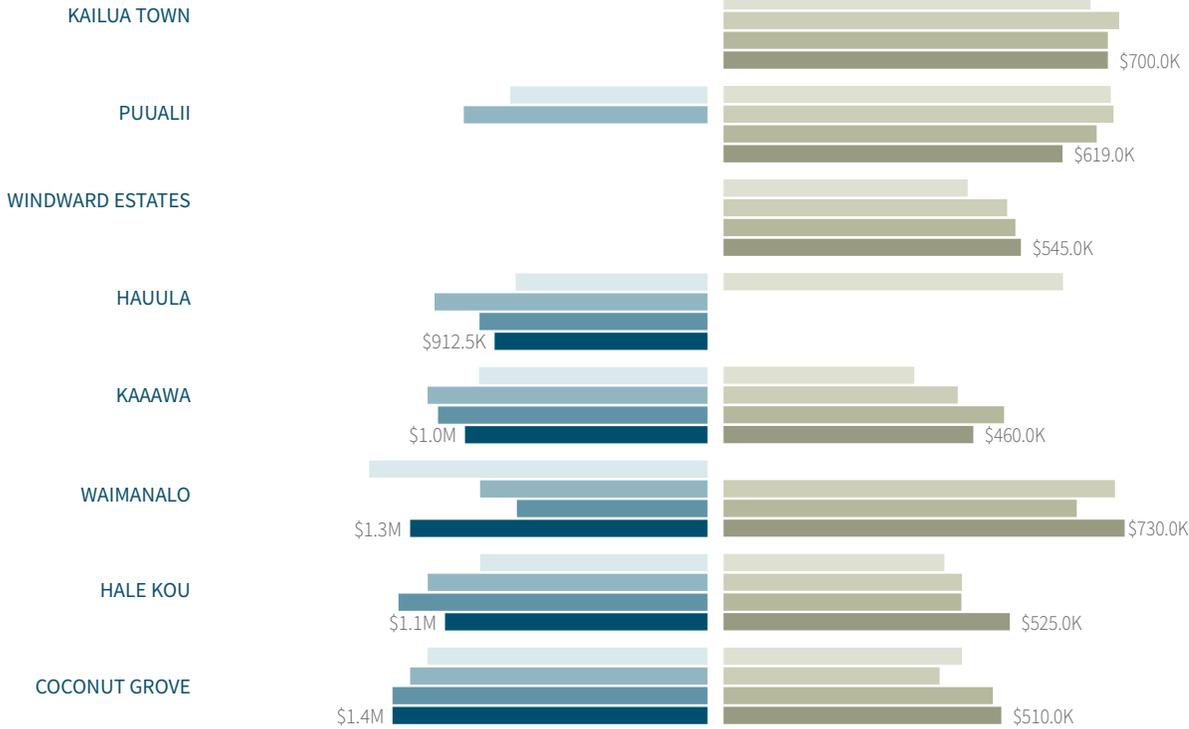
TOP CONDO	#
WINDWARD ACRES	3
MAKANI KAI MARINA	2
MAKAUA VILLAGE	2
KUKILAKILA	1
KOOLAU VISTA	1
BLUESTONE	1
HAIKU GARDENS	1
HANOHANO HALE	1
AIKAHI GARDENS	1
KAHALEMANU	1

# YEAR TO DATE WINDWARD OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2021 2022 2023 2024



## YEAR TO DATE STATISTICS



### SINGLE FAMILY HOMES

# OF SALES

**309**

↑ 7.7% VS. LAST YEAR

MEDIAN SALES PRICE

**\$1,395,000**

↑ 2.6% VS. LAST YEAR

TOTAL \$ OF SALES

**\$541,527,509**

↑ 18.0% VS. LAST YEAR



### CONDOMINIUM

# OF SALES

**171**

↑ 0.6% VS. LAST YEAR

MEDIAN SALES PRICE

**\$725,000**

↑ 5.8% VS. LAST YEAR

TOTAL \$ OF SALES

**\$126,641,440**

↑ 7.4% VS. LAST YEAR



### VACANT LAND

# OF SALES

**7**

0.0% VS. LAST YEAR

MEDIAN SALES PRICE

**\$890,000**

↑ 54.8% VS. LAST YEAR

TOTAL \$ OF SALES

**\$9,939,999**

↑ 95.8% VS. LAST YEAR



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**TG**

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