



TITLE GUARANTY HAWAII

WINDWARD OAHU RESIDENTIAL SALES REPORT SEPTEMBER 2024

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.3 M \$632.7 K

AVERAGE SOLD PRICE



\$1.3 M \$619.3 K

MAX SOLD PRICE



\$11.0 M \$7.1 M

% OF LIST PRICE RECEIVED



97.60% 97.88%

AVERAGE PRICE PER SQFT



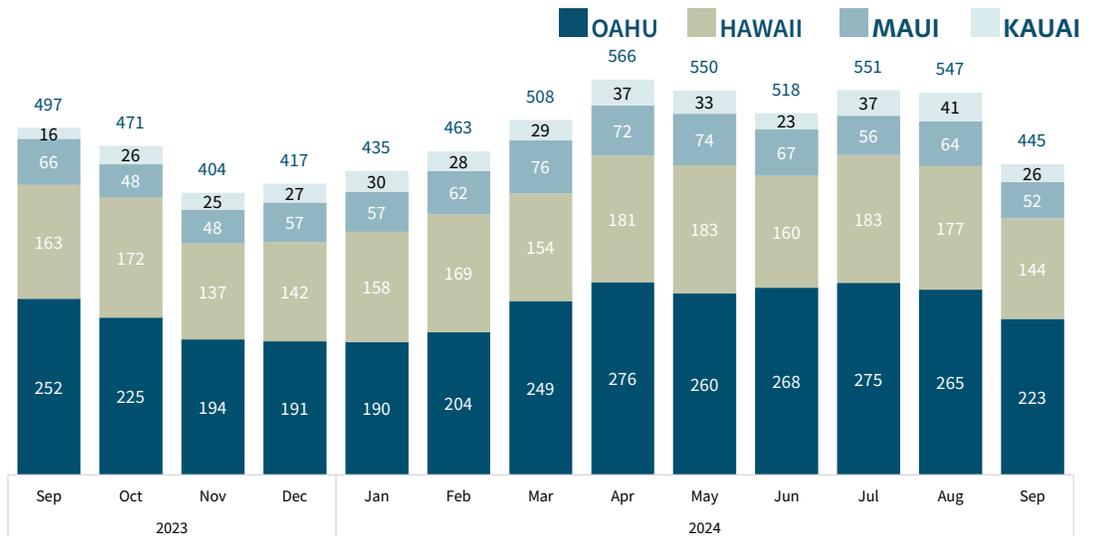
\$688.66 \$688.03

MEDIAN DOM



19 32

SINGLE FAMILY HOMES



OF SALES

223

15.8% VS. LAST MONTH 11.5% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,110,000

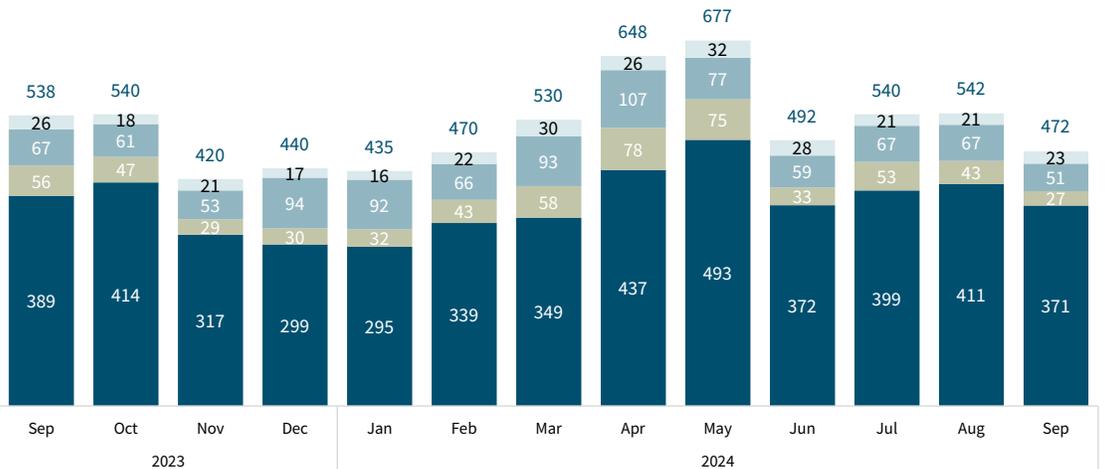
0.9% VS. LAST MONTH 9.1% VS. LAST YEAR

TOTAL \$ OF SALES

\$290,306,130

19.9% VS. LAST MONTH 13.1% VS. LAST YEAR

CONDOMINIUM



OF SALES

371

9.7% VS. LAST MONTH 4.6% VS. LAST YEAR

MEDIAN SALES PRICE

\$515,000

3.0% VS. LAST MONTH 3.7% VS. LAST YEAR

TOTAL \$ OF SALES

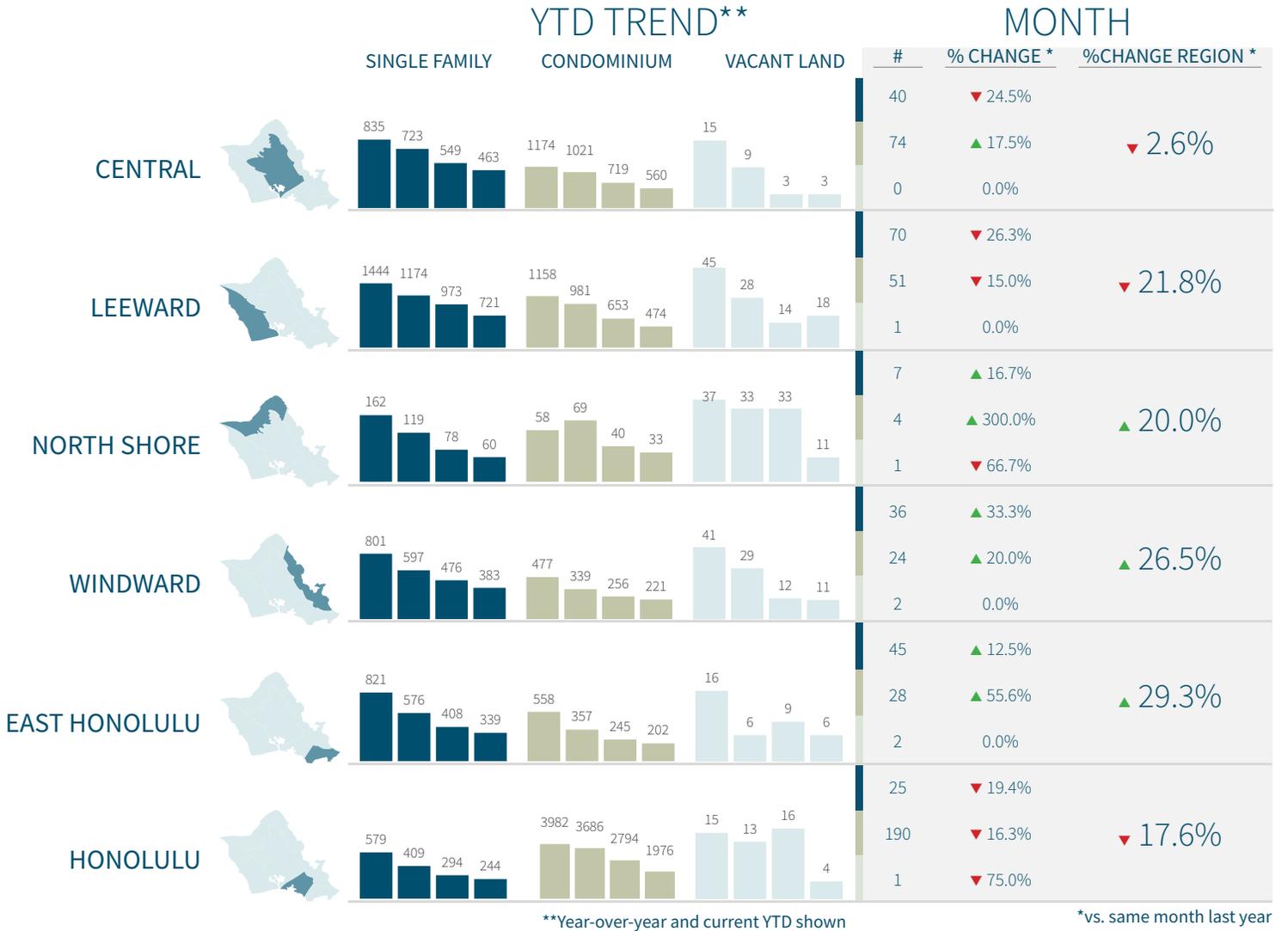
\$229,745,002

5.1% VS. LAST MONTH 3.2% VS. LAST YEAR

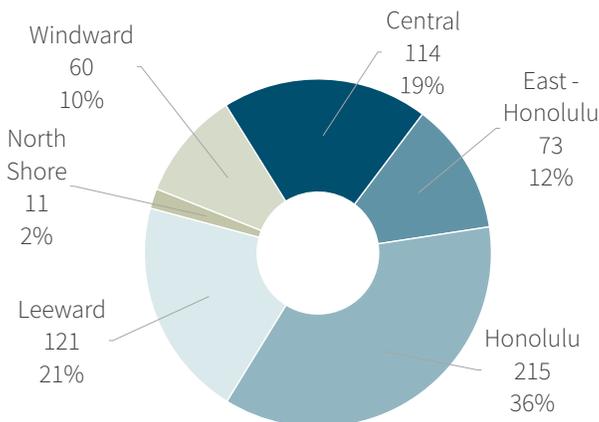
REGIONAL SALES WINDWARD OAHU

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 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
ENCHANTED LAKE	5 ▲	\$9.2 M ▲	\$1.7 M ▲	1 -	\$835.0 K -	\$835.0 K -
KAILUA TOWN	--	--	--	6 ▲	\$4.8 M ▲	\$770.0 K ▲
WINDWARD ESTATES	--	--	--	4 ▲	\$2.2 M ▲	\$577.5 K ▲
KEOLU HILLS	4 ▲	\$4.9 M ▲	\$1.2 M ▲	--	--	--
PUUALII	--	--	--	4 ▲	\$3.8 M ▲	\$957.5 K ▲
PUNALUU	1 -	\$850.0 K -	\$850.0 K -	2 -	\$598.0 K -	\$299.0 K -
TEMPLE VALLEY	--	--	--	3 ▲	\$2.2 M ▲	\$785.0 K ▼
KALAHEO HILLSIDE	3 ▲	\$4.9 M ▲	\$1.6 M ▲	--	--	--
COCONUT GROVE	3 -	\$5.0 M ▲	\$1.4 M ▼	--	--	--
KALAMA TRACT	3 ▲	\$5.8 M ▲	\$1.9 M ▼	--	--	--

MONTHLY SALES HEAT MAP



TOP STREETS	#
KAMEHAMEHA HIGHWAY	7
WAILELE ROAD	4
EMEPELA WAY	3
KAILUA ROAD	2
N KAINALU DRIVE	2
AOLOA PLACE	2
AOLOA STREET	2
2 HUI IWA STREET	1
AIAI PLACE	1
AINONI STREET	1

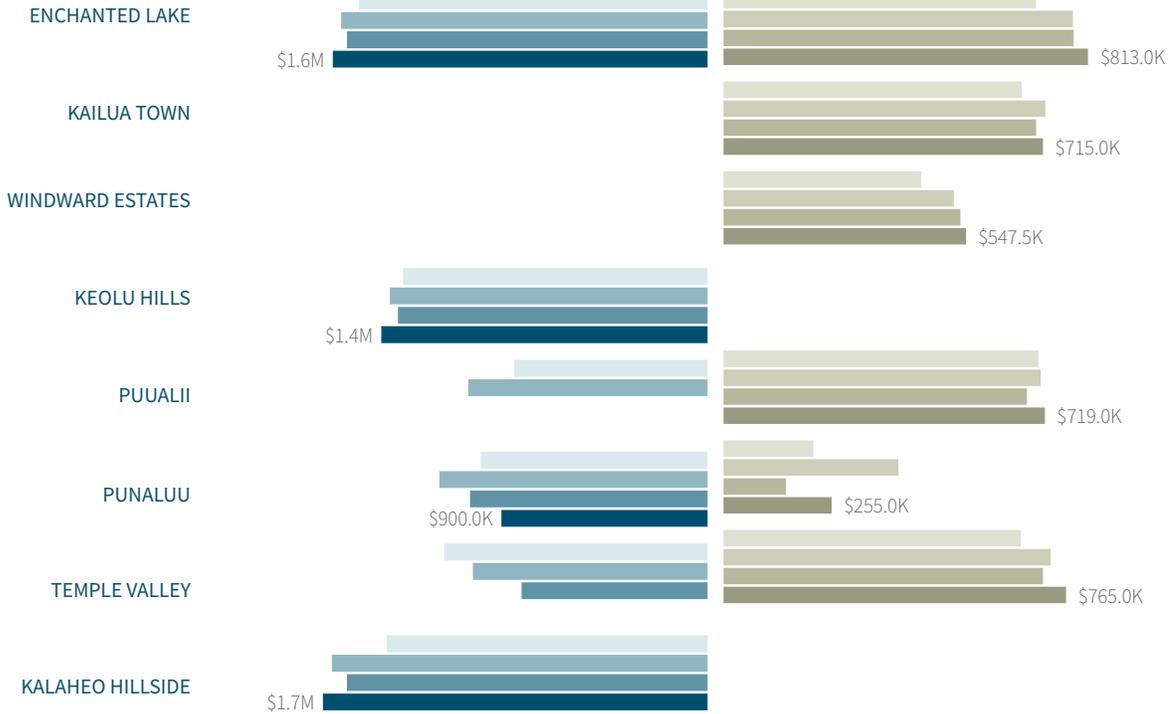
TOP CONDO	#
HAIKU POINT 2	3
MAKANI KAI MARINA	3
KAHALEMANU	1
HAIKU GARDENS	1
KOOLAU VISTA	1
LAKEVIEW	1
MANAI HALE	1
HANO HANO HALE	1
GARDENIA MANOR	1
HOKULOA C	1

YEAR TO DATE WINDWARD OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2021 2022 2023 2024



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

383

↑ **7.9%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,399,000

0.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$663,107,165

↑ **11.7%** VS. LAST YEAR



CONDOMINIUM

OF SALES

221

↑ **2.3%** VS. LAST YEAR

MEDIAN SALES PRICE

\$710,000

↑ **3.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$160,862,854

↑ **5.0%** VS. LAST YEAR



VACANT LAND

OF SALES

11

0.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$500,000

↓ **42.2%** VS. LAST YEAR

TOTAL \$ OF SALES

\$11,743,999

↓ **17.0%** VS. LAST YEAR



PETER PAFFRATH

Account Manager

Metro Oahu

(808) 285-3257

peter.paffrath@tghawaii.com

TG

TITLE GUARANTY
HAWAII

www.tghawaii.com