

EAST OAHU

RESIDENTIAL SALES REPORT DECEMBER 2025

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.4 M \$739.0 K

AVERAGE SOLD PRICE



\$1.4 M \$714.5 K

MAX SOLD PRICE



\$11.3 M \$14.5 M

% OF LIST PRICE RECEIVED



99.26% 96.68%

AVERAGE PRICE PER SQFT



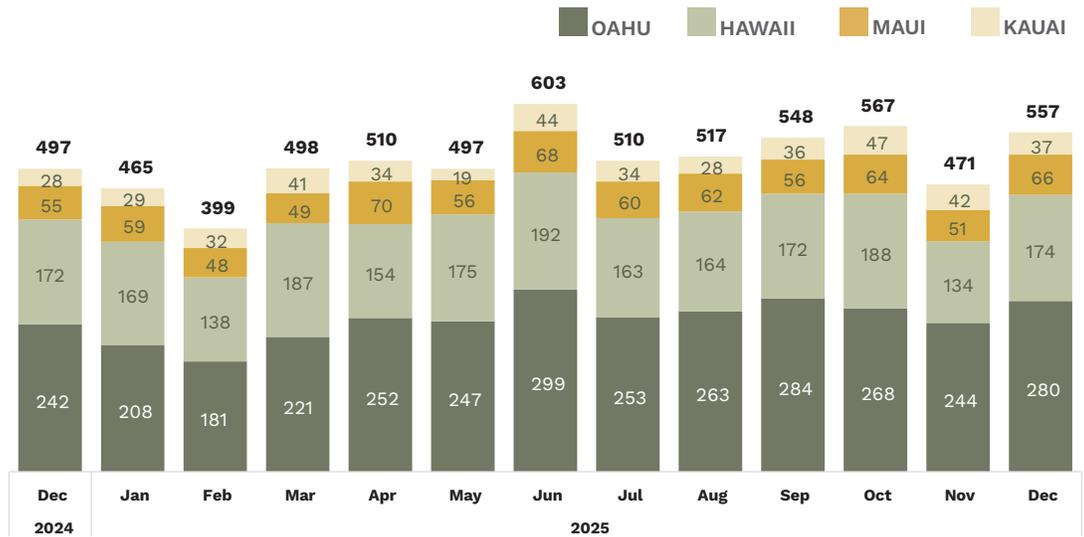
\$677.37 \$693.43

MEDIAN DOM



20 43

SINGLE FAMILY



OF SALES

280

↑ 14.8% VS. LAST MONTH
↑ 15.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,115,000

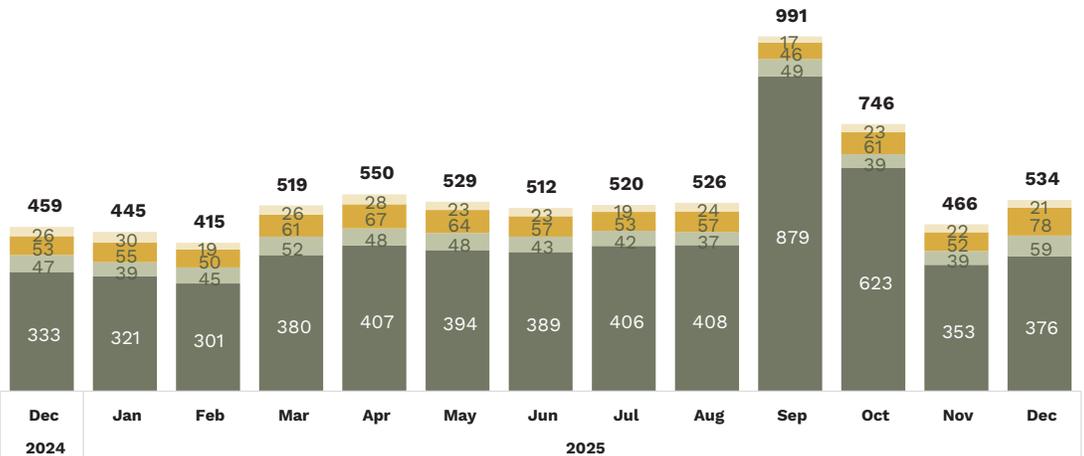
↑ 1.4% VS. LAST MONTH
↑ 5.3% VS. LAST YEAR

TOTAL \$ OF SALES

\$387,183,213

↑ 7.5% VS. LAST MONTH
↑ 29.7% VS. LAST YEAR

CONDOMINIUM



OF SALES

376

↑ 6.5% VS. LAST MONTH
↑ 12.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$525,000

↑ 5.0% VS. LAST MONTH
↓ 1.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$268,652,562

↑ 23.0% VS. LAST MONTH
↑ 28.2% VS. LAST YEAR

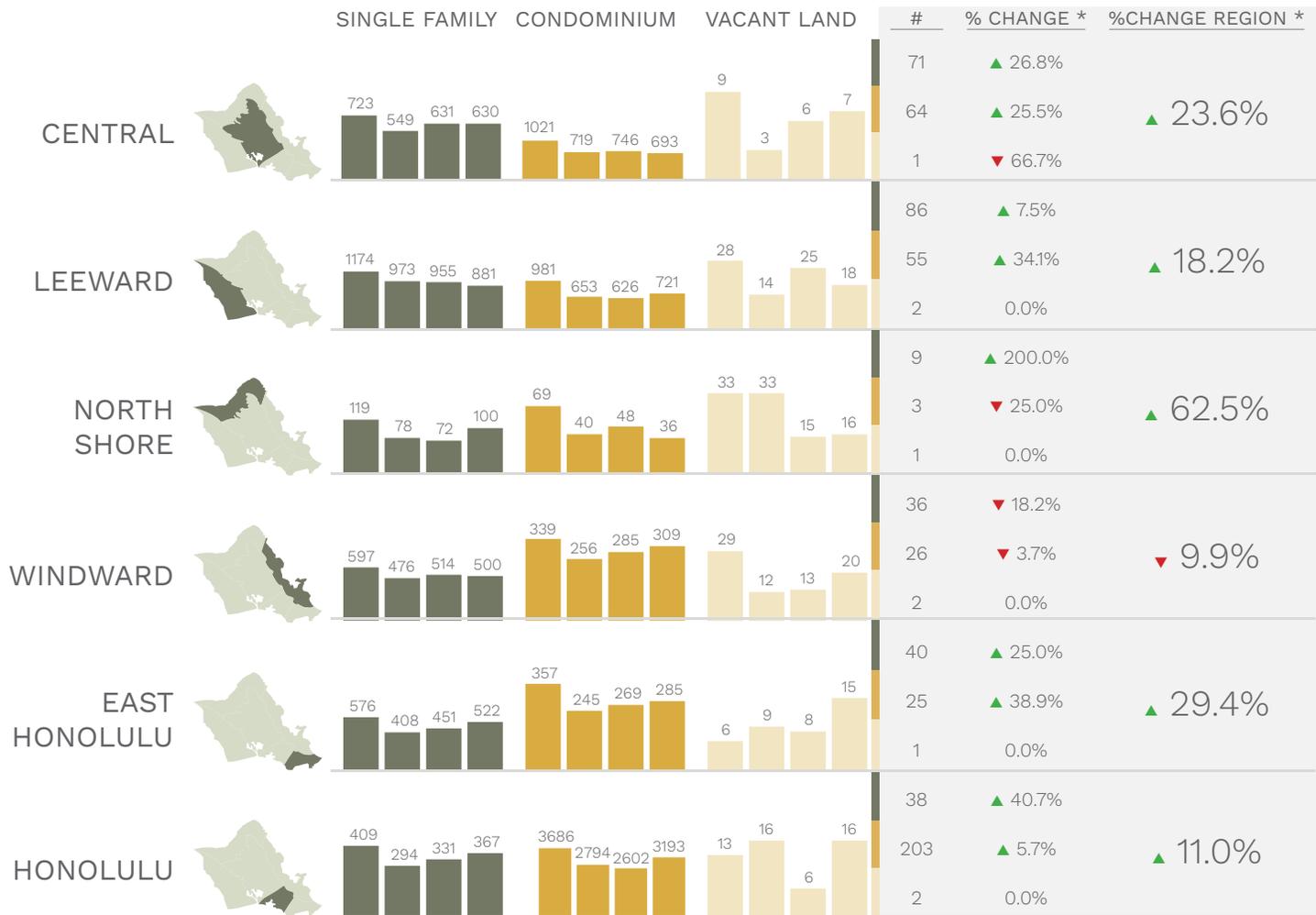
REGIONAL SALES OAHU EAST

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

MONTH

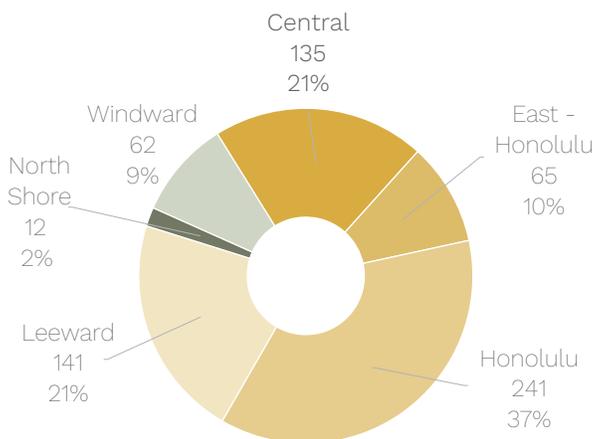


**Year-over-year and current YTD shown

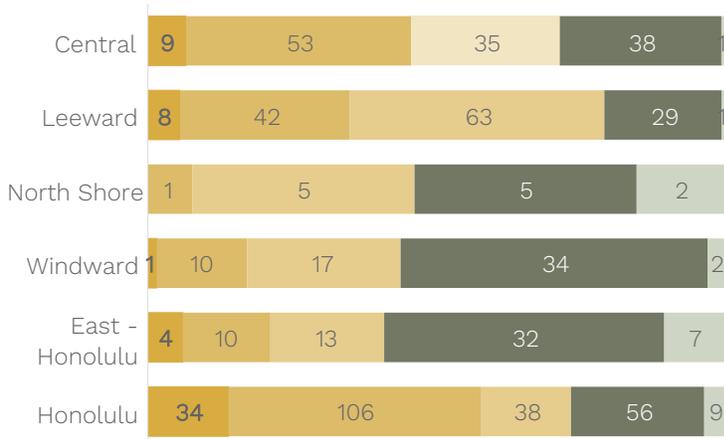
*vs. same month last year

SALES BY REGION

SALES BY PRICE



*EXCLUDING VACANT LAND SALES



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

NEIGHBORHOOD SALES

OAHU EAST

NEIGHBORHOOD COMPARISON



Increase/Decrease vs. Last Year



No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
PALOLO	11 ▲	\$13.5 M ▲	\$1.3 M ▲	--	--	--
WEST MARINA	1 -	\$1.8 M -	\$1.8 M -	9 ▲	\$6.1 M ▲	\$650.0 K ▼
WAIALAE NUI VLY	--	--	--	7 -	\$4.6 M -	\$670.0 K -
DIAMOND HEAD	2 -	\$9.8 M -	\$4.9 M -	4 ▼	\$3.3 M ▼	\$790.0 K ▲
ST. LOUIS	2 ▲	\$2.1 M ▲	\$1.1 M ▼	2 -	\$1.1 M -	\$525.0 K -
KAIMUKI	4 ▲	\$5.7 M ▲	\$1.5 M ▲	--	--	--
HAHAIONE-LOWER	1 -	\$1.6 M -	\$1.6 M -	2 ▼	\$1.2 M ▼	\$581.0 K ▼
AINA HAINA AREA	3 ▲	\$6.2 M ▲	\$2.0 M ▲	--	--	--
HAWAII LOA RIDGE	1 -	\$4.5 M ▲	\$4.5 M ▲	--	--	--
KAHALA AREA	2 ▲	\$6.6 M ▲	\$3.3 M ▲	--	--	--

MONTHLY SALES HEAT MAP



TOP STREETS	#
WAIALAE AVENUE	4
LUNALILO HOME ROAD	3
10TH AVENUE	3
HAHAIONE STREET	3
PUALEI CIRCLE	3
HAWAII KAI DRIVE	3
KEANU STREET	3
MAKALEI PLACE	2
9TH AVENUE	2
KOKO ISLE CIRCLE	2

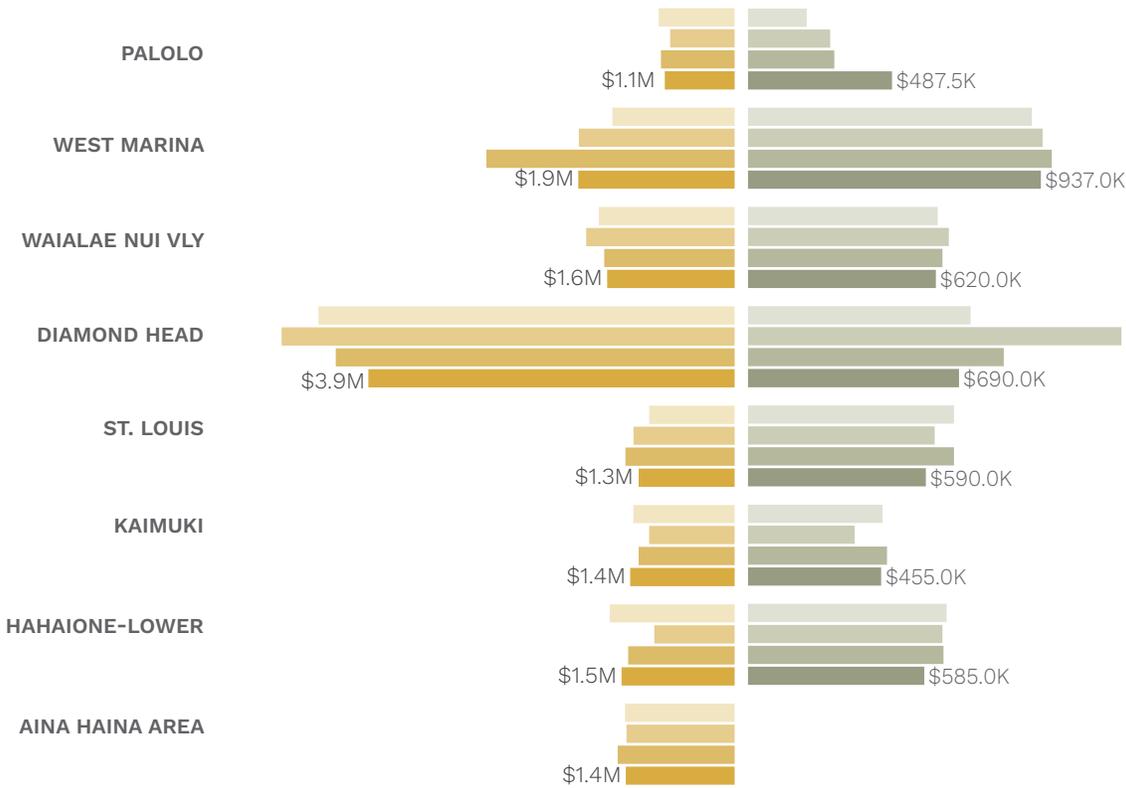
TOP CONDO	#
TROPIC GARDENS 1	3
MAWAENA KAI 1/2/3	2
REGENCY PARK	2
KOKO ISLE	2
MAUNA LUAN	2
KAHALA TOWERS	2
DIAMOND HEAD @ PUALEI CIR	1
COLONY AT THE PENINSULA	1
ESPLANADE	1
GREGG APTS THE	1

YEAR TO DATE EAST OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

522

↑ **15.7%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,600,000

↓ **3.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$1,136,867,133

↑ **21.5%** VS. LAST YEAR



CONDOMINIUM

OF SALES

285

↑ **5.9%** VS. LAST YEAR

MEDIAN SALES PRICE

\$750,000

↑ **2.0%** VS. LAST YEAR

TOTAL \$ OF SALES

\$249,475,848

↑ **1.7%** VS. LAST YEAR



VACANT LAND

OF SALES

15

↑ **87.5%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,438,000

↓ **19.6%** VS. LAST YEAR

TOTAL \$ OF SALES

\$26,571,000

↑ **7.4%** VS. LAST YEAR



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