

EAST OAHU

RESIDENTIAL SALES REPORT JANUARY 2026

ISLAND SALES

Single Family Condominium

AVERAGE LIST PRICE



\$1.5 M \$714.8 K

AVERAGE SOLD PRICE



\$1.4 M \$688.9 K

MAX SOLD PRICE



\$11.8 M \$14.5 M

% OF LIST PRICE RECEIVED



95.87% 96.38%

AVERAGE PRICE PER SQFT



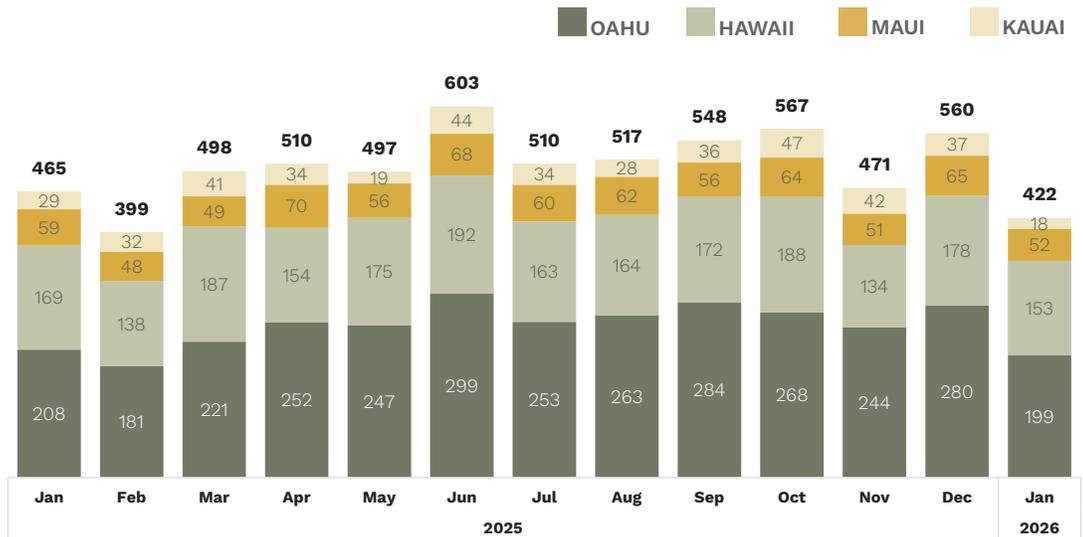
\$713.90 \$691.38

MEDIAN DOM



28 49

SINGLE FAMILY



OF SALES

199

⬇️ 28.9% VS. LAST MONTH
⬇️ 4.3% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,125,000

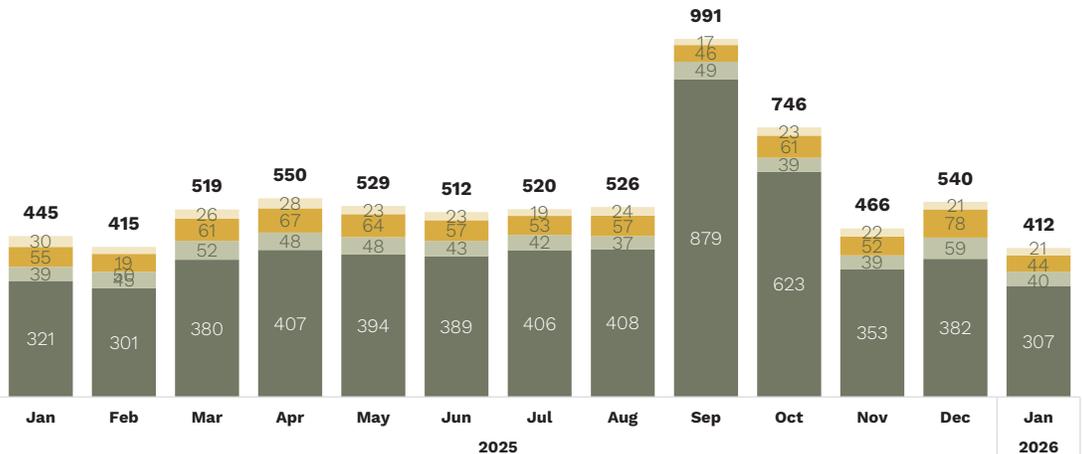
⬆️ 1.6% VS. LAST MONTH
⬆️ 1.1% VS. LAST YEAR

TOTAL \$ OF SALES

\$280,088,443

⬇️ 26.3% VS. LAST MONTH
⬆️ 1.5% VS. LAST YEAR

CONDOMINIUM



OF SALES

307

⬇️ 19.6% VS. LAST MONTH
⬇️ 4.4% VS. LAST YEAR

MEDIAN SALES PRICE

\$530,000

⬆️ 1.0% VS. LAST MONTH
⬇️ 1.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$211,484,766

⬇️ 22.2% VS. LAST MONTH
⬆️ 1.5% VS. LAST YEAR

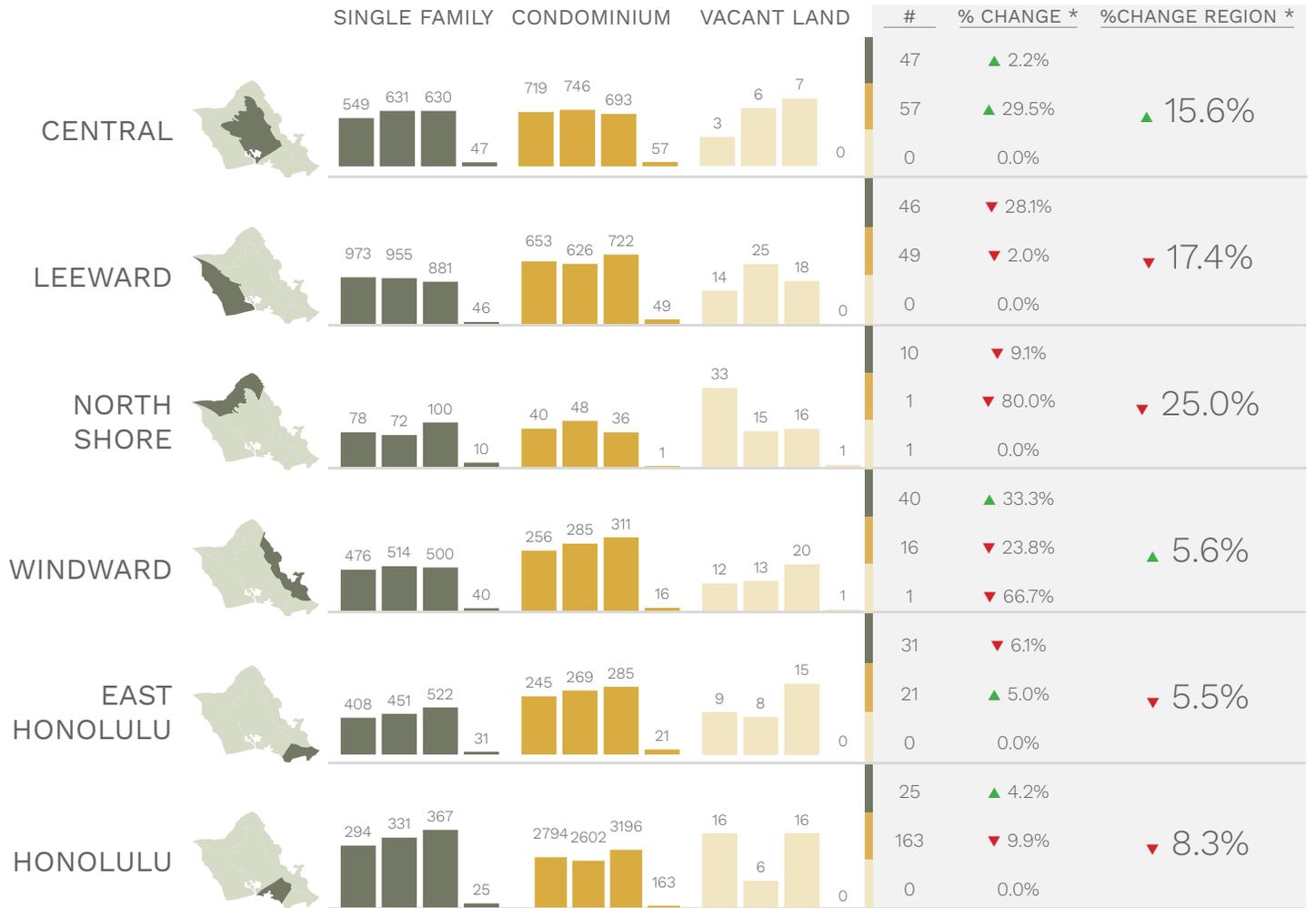
REGIONAL SALES OAHU EAST

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

MONTH

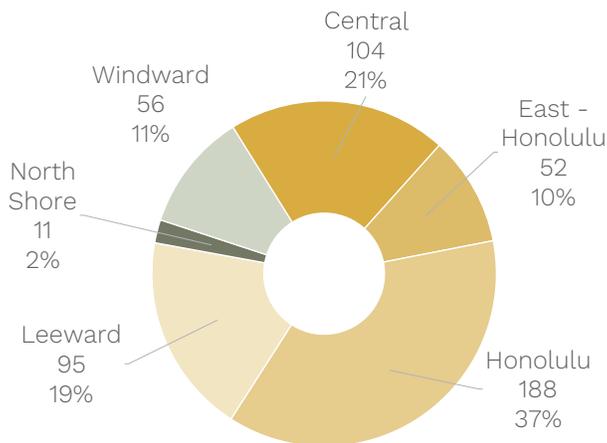


**Year-over-year and current YTD shown

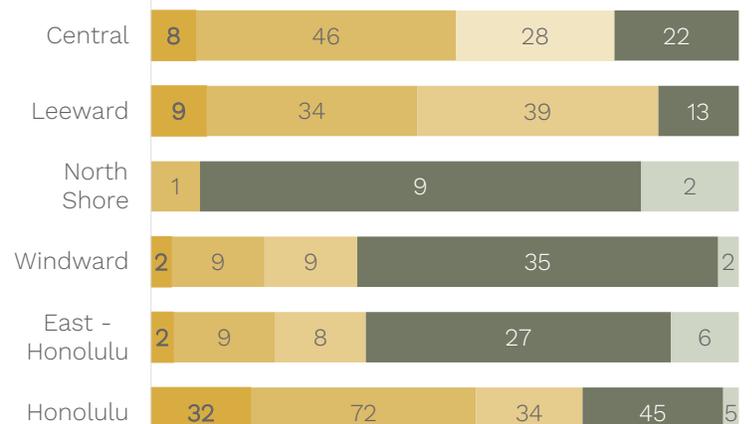
*vs. same month last year

SALES BY REGION

SALES BY PRICE



*EXCLUDING VACANT LAND SALES



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

NEIGHBORHOOD SALES

OAHU EAST

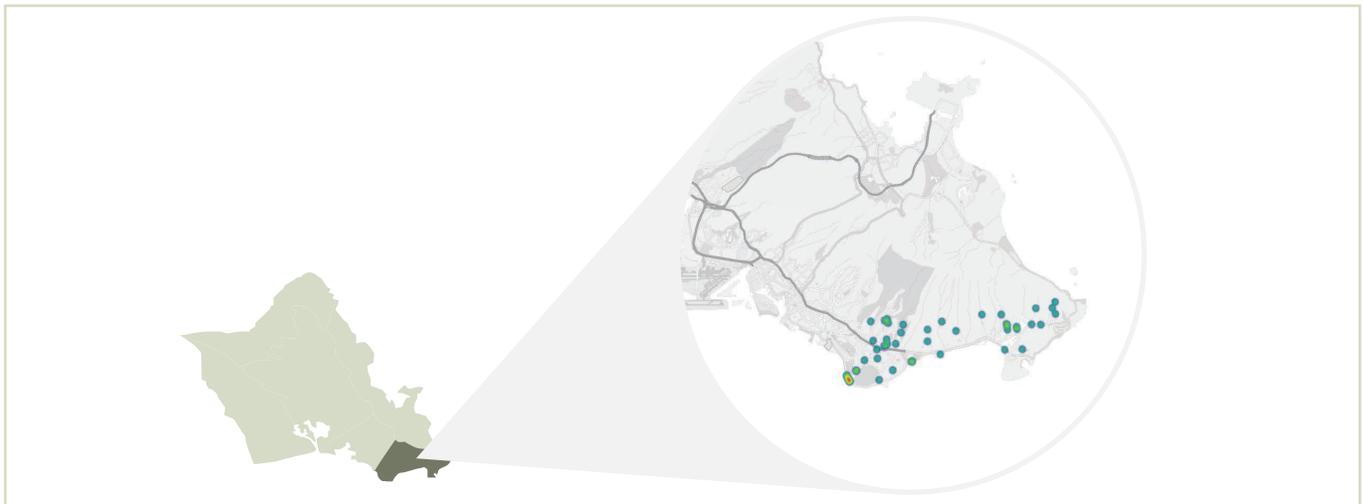
NEIGHBORHOOD COMPARISON

▲ Increase/Decrease vs. Last Year

● No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
DIAMOND HEAD	2 ▲	\$7.1 M ▲	\$3.5 M ▼	8 ▲	\$9.8 M ▲	\$1.2 M ▲
WEST MARINA	--	--	--	6 ▼	\$4.5 M ▼	\$787.5 K ▼
HAHAIONE-LOWER	1 -	\$1.5 M ▲	\$1.5 M ▲	3 ▼	\$1.5 M ▼	\$485.0 K ▼
WAIALAE NUI VLY	2 -	\$3.4 M -	\$1.7 M -	1 ▼	\$605.0 K ▼	\$605.0 K ▼
KALAMA VALLEY	3 -	\$4.0 M ▼	\$1.4 M ▲	--	--	--
KAIMUKI	3 ▼	\$6.7 M ▲	\$1.3 M ▼	--	--	--
WAIALAE G/C	--	--	--	2 -	\$144.0 K -	\$72.0 K -
PALOLO	2 ▼	\$2.0 M ▲	\$982.5 K ▲	--	--	--
KOKO HEAD TERRACE	2 ▲	\$2.5 M ▲	\$1.3 M ▲	--	--	--
KAPAHULU	2 ▲	\$2.0 M ▲	\$1.0 M ▲	--	--	--

MONTHLY SALES HEAT MAP



TOP STREETS	#
KALAKAUA AVENUE	7
LUNALILO HOME ROAD	4
HAWAII KAI DRIVE	3
LAUKAHI STREET	2
HAHAIONE STREET	2
PUALEI CIRCLE	2
KAHALA AVENUE	2
9TH AVENUE	1
10TH AVENUE	1
16TH AVENUE	1

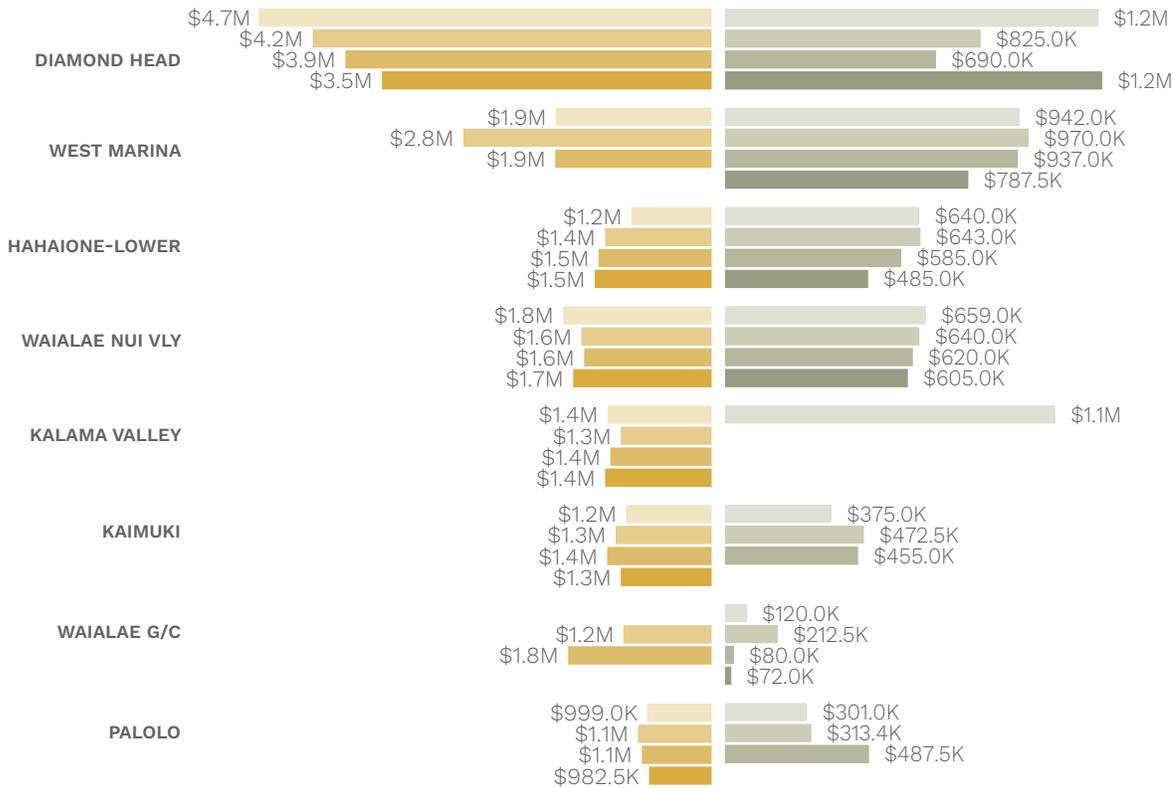
TOP CONDO	#
COLONY AT THE PENINSULA	3
KAHALA BEACH	2
MAUNA LUAN	2
OCEANSIDE MANOR	2
LALEA AT HAWAII KAI III	1
COLONY SURF LTD	1
DIAMOND HEAD GARDENS	1
DIAMOND HEAD APTS LTD	1
LALEA AT HAWAII KAI 2	1
DIAMOND HEAD PLAZA	1

YEAR TO DATE EAST OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2023 2024 2025 2026



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

31

↓ **6.1%** VS. LAST YEAR

MEDIAN SALES PRICE

\$1,500,000

↓ **6.3%** VS. LAST YEAR

TOTAL \$ OF SALES

\$71,316,500

↑ **16.6%** VS. LAST YEAR



CONDOMINIUM

OF SALES

21

↑ **5.0%** VS. LAST YEAR

MEDIAN SALES PRICE

\$650,000

↓ **5.7%** VS. LAST YEAR

TOTAL \$ OF SALES

\$17,413,000

↓ **1.0%** VS. LAST YEAR



VACANT LAND

OF SALES

0

0.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$0

0.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$0

0.0% VS. LAST YEAR



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