

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



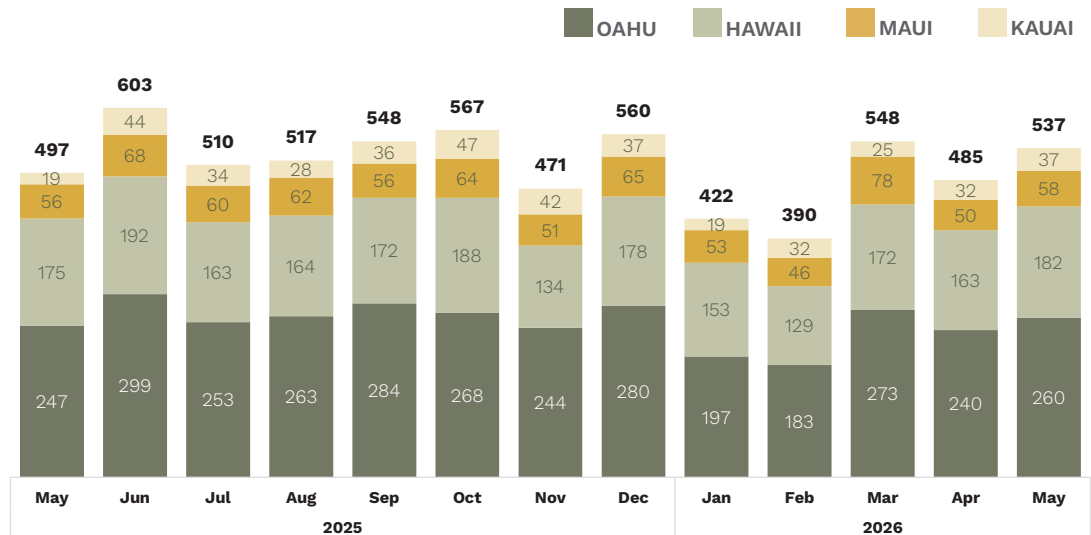
\$691.33 \$675.03

MEDIAN DOM



13 39

SINGLE FAMILY



OF SALES

260

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

MEDIAN SALES PRICE

\$1,155,000

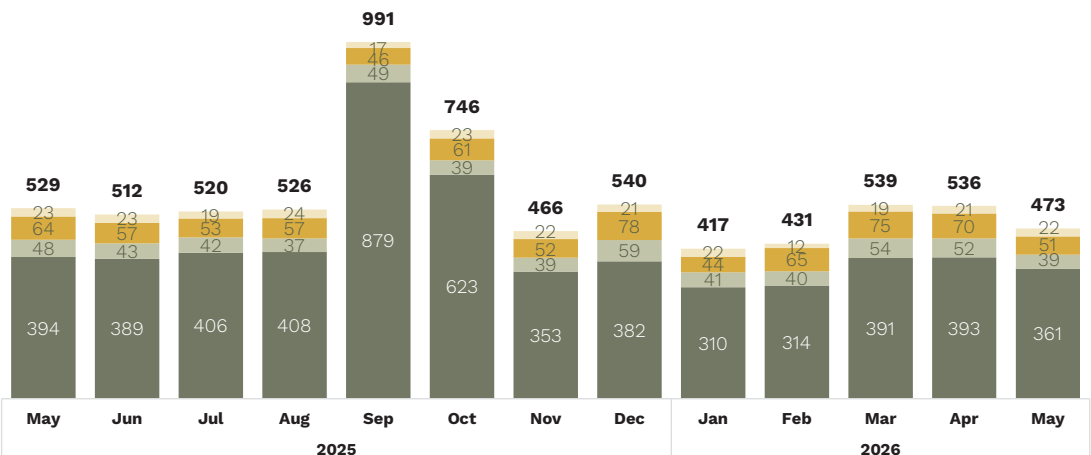
⬇️ 0.1% VS. LAST MONTH
⬇️ 1.3% VS. LAST YEAR

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

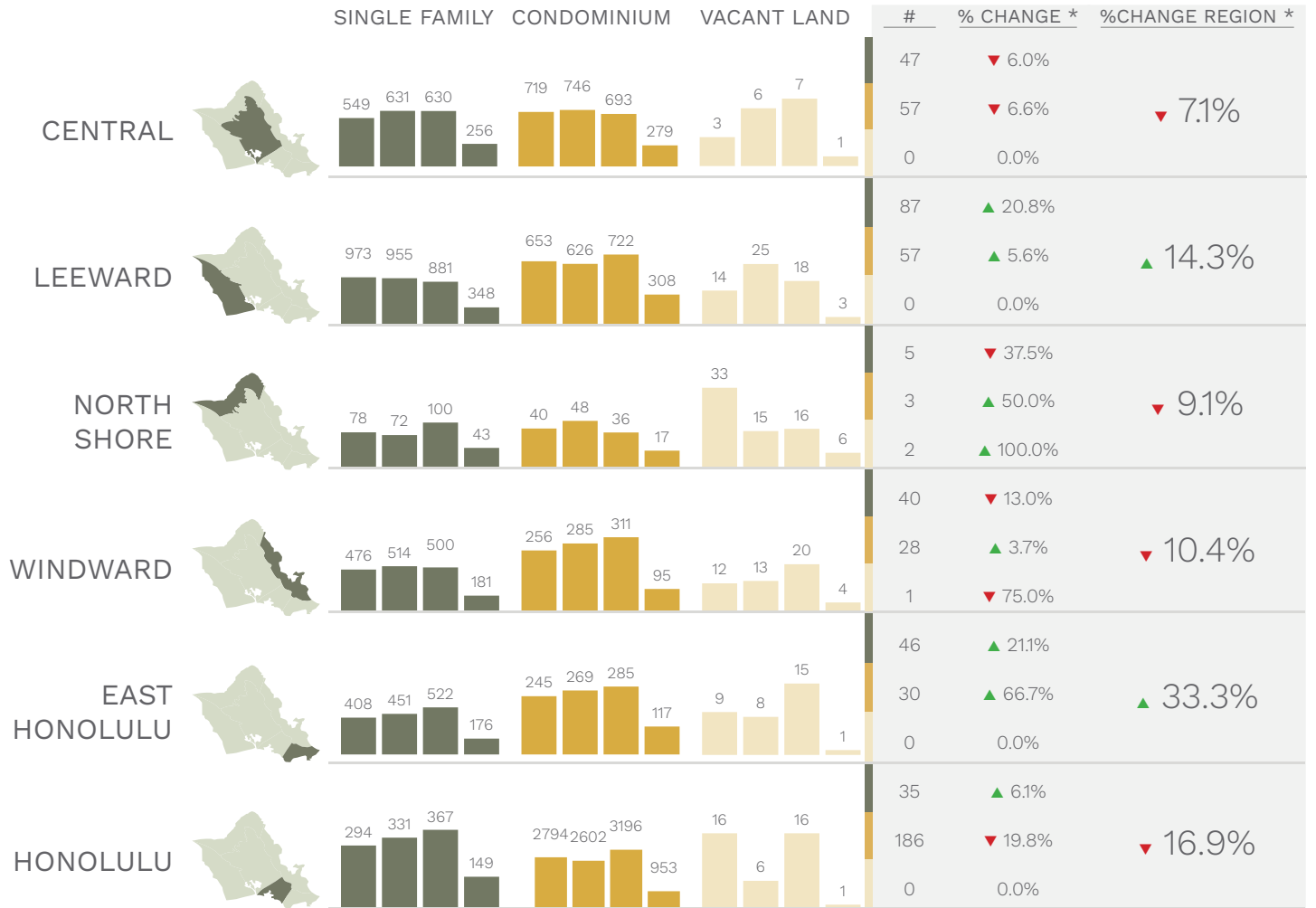
REGIONAL SALES OAHU

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

MONTH

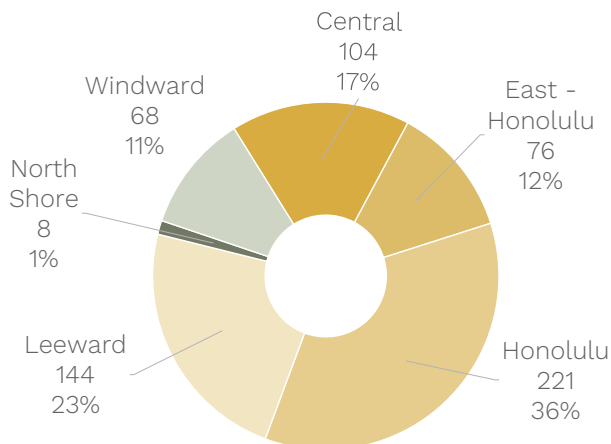


**Year-over-year and current YTD shown

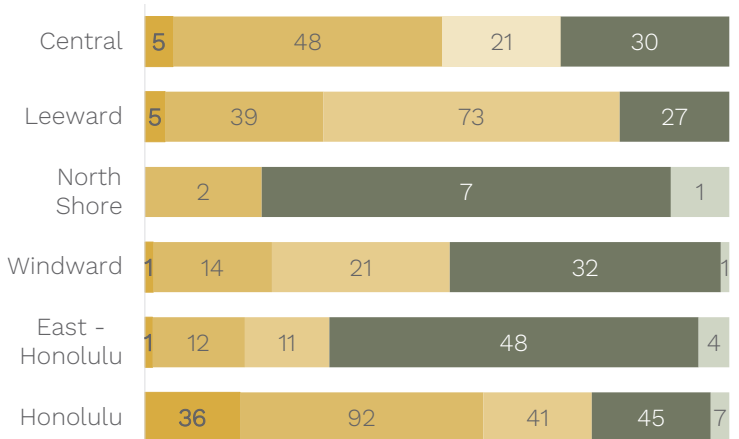
*vs. same month last year

SALES BY REGION

SALES BY PRICE



*EXCLUDING VACANT LAND SALES



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

NEIGHBORHOOD SALES OAHU

NEIGHBORHOOD COMPARISON



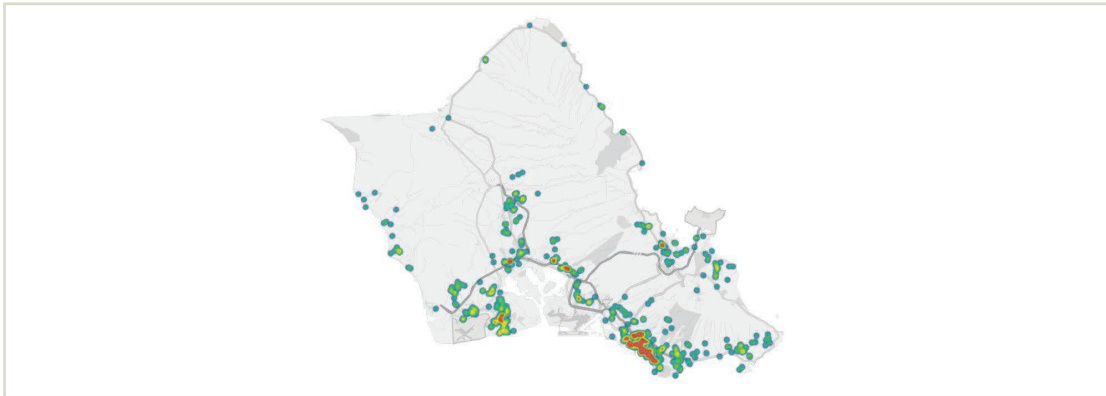
Increase/Decrease vs. Last Year



No Change or No Value vs. Last Year

			SINGLE FAMILY HOMES			CONDOMINIUM		
		#	\$ AMT	MEDIAN		#	\$ AMT	MEDIAN
CENTRAL	Pearlridge	--	--	--		15 ▲	\$6.1 M ▲	\$376.0 K ▼
	Mililani Area	7 ▼	\$7.2 M ▼	\$1.0 M ▼		5 ▼	\$2.6 M ▼	\$490.0 K ▼
	Waiau	1 --	\$1.1 M ▼	\$1.1 M ▼		8 --	\$3.8 M --	\$522.5 K --
LEEWARD	Hoopili-Kapili	--	--	--		15 ▲	\$10.3 M ▲	\$682.5 K ▲
	Makakilo-Upper	3 --	\$2.7 M --	\$900.0 K --		7 ▼	\$3.6 M ▼	\$515.0 K ▼
	Makaha	2 ▼	\$1.1 M ▼	\$562.5 K ▲		8 ▲	\$2.5 M ▲	\$310.5 K ▲
NORTH SHORE	Pupukea	3 ▲	\$7.3 M ▲	\$2.5 M ▼		--	--	--
	Waialua	1 ▼	\$1.2 M ▼	\$1.2 M ▲		2 --	\$898.0 K --	\$449.0 K --
	Govt/Ag	--	--	--		--	--	--
WINDWARD	Enchanted Lake	7 ▲	\$13.1 M ▲	\$1.7 M ▲		--	--	--
	Windward Estates	--	--	--		7 ▲	\$3.3 M ▲	\$445.0 K ▼
	Temple Valley	--	--	--		5 ▲	\$3.2 M ▲	\$619.0 K --
EAST HONOLULU	West Marina	1 --	\$2.7 M ▲	\$2.7 M ▲		10 ▲	\$10.8 M ▲	\$924.5 K ▲
	Diamond Head	3 --	\$11.3 M --	\$3.1 M --		6 ▲	\$6.1 M ▲	\$607.5 K ▼
	Wilhelmina	7 ▲	\$9.8 M ▲	\$1.2 M ▲		--	--	--
HONOLULU	Waikiki	--	--	--		63 ▼	\$47.7 M ▼	\$520.0 K ▲
	Kakaako	--	--	--		34 ▼	\$39.9 M ▼	\$880.0 K ▲
	Makiki Area	--	--	--		19 ▲	\$7.0 M ▲	\$360.0 K --

MONTHLY SALES HEAT MAP



TOP NEIGHBORHOODS

	#
WAIKIKI	63
KAKAAKO	34
MAKIKI AREA	19
ALA MOANA	16
HOOPILI-KAPILI	15
PEARLRIDGE	15
MILILANI AREA	12
WEST MARINA	11
MAKAHA	10
MAKAKILO-UPPER	10

TOP CONDOMINIUMS

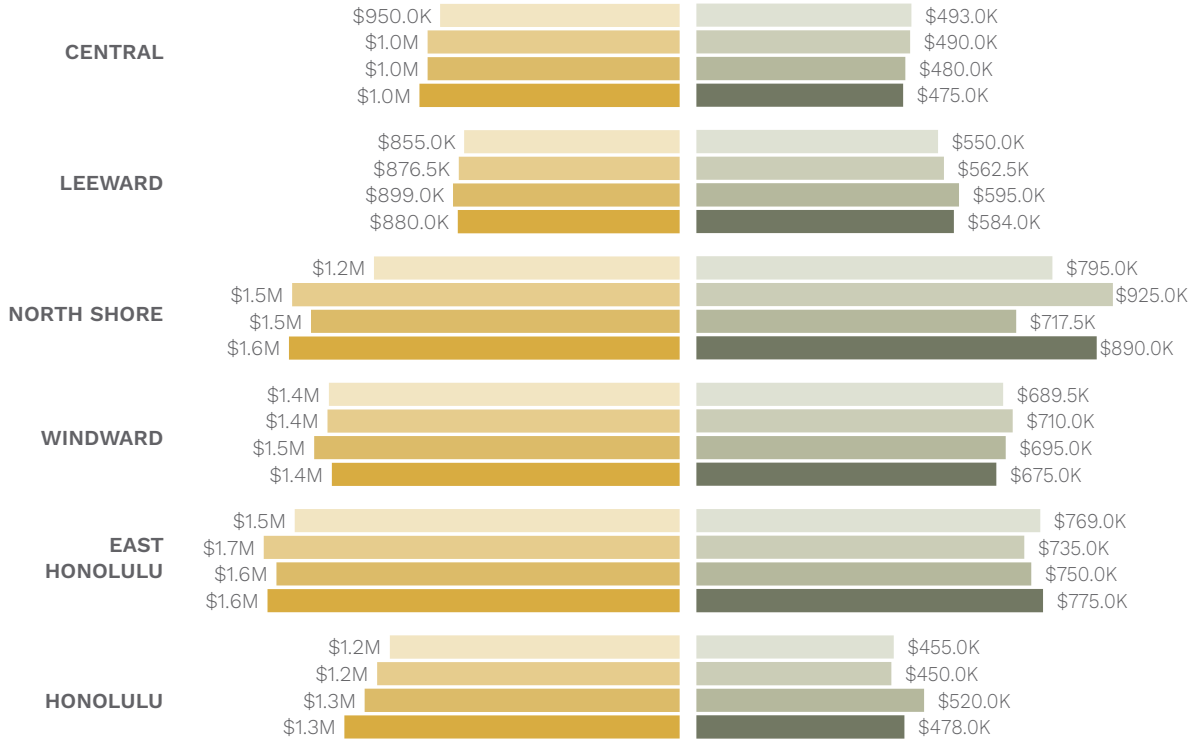
	#
KAPILI AT HOOPILI	15
AE'O	7
ALANA AT HOOPILI	6
MOANA PACIFIC	4
MAKAHA VALLEY TOWERS	4
ISLAND COLONY	4
THE PARK ON KEEAUMOKU	4
WAIU GARDEN VILLA	4
WINDSOR THE	4
LILIUOKALANI GARDENS	4

YEAR TO DATE OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2023 2024 2025 2026



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

1153

↑ 4.0% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,165,000

↑ 1.3% VS. LAST YEAR

TOTAL \$ OF SALES

\$1,590,687,316

↓ 1.4% VS. LAST YEAR



CONDOMINIUM

OF SALES

1769

↓ 1.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$520,000

↑ 2.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$1,147,698,230

↑ 2.6% VS. LAST YEAR



VACANT LAND

OF SALES

16

↓ 63.6% VS. LAST YEAR

MEDIAN SALES PRICE

\$925,000

↓ 2.1% VS. LAST YEAR

TOTAL \$ OF SALES

\$18,104,000

↓ 63.6% VS. LAST YEAR



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