

METRO 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



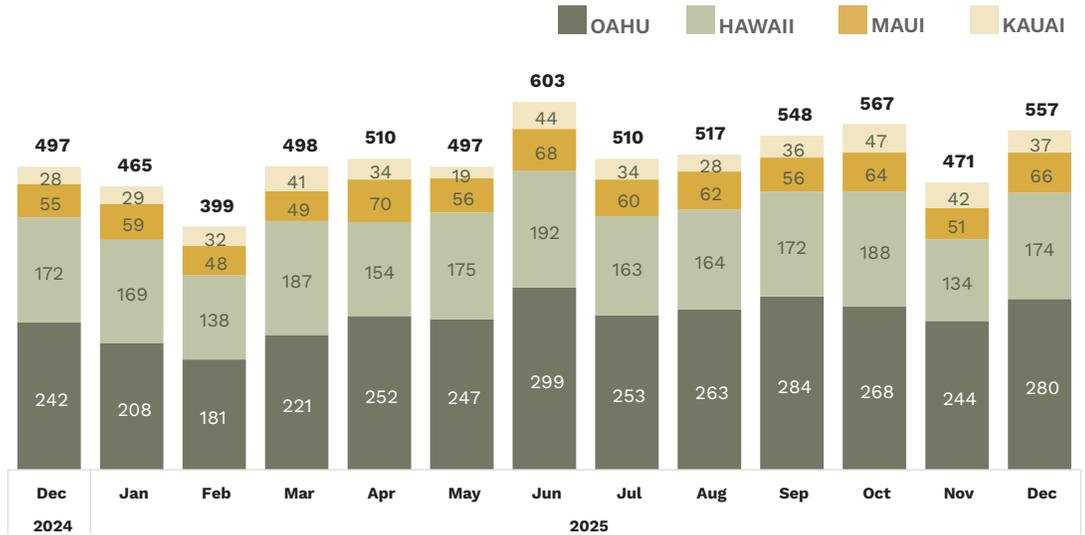
\$677.37 \$693.43

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

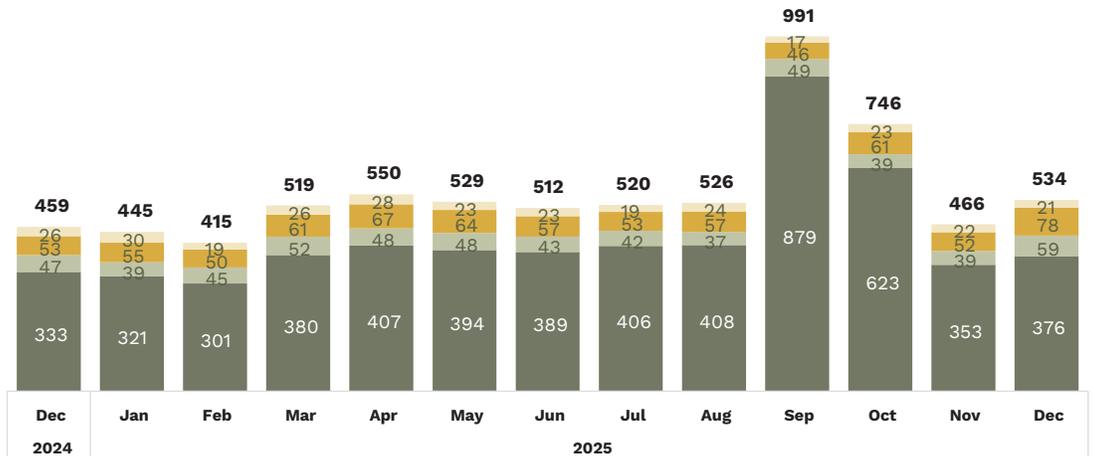
↑ 1.4% VS. LAST MONTH
↑ 5.3% VS. LAST YEAR

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

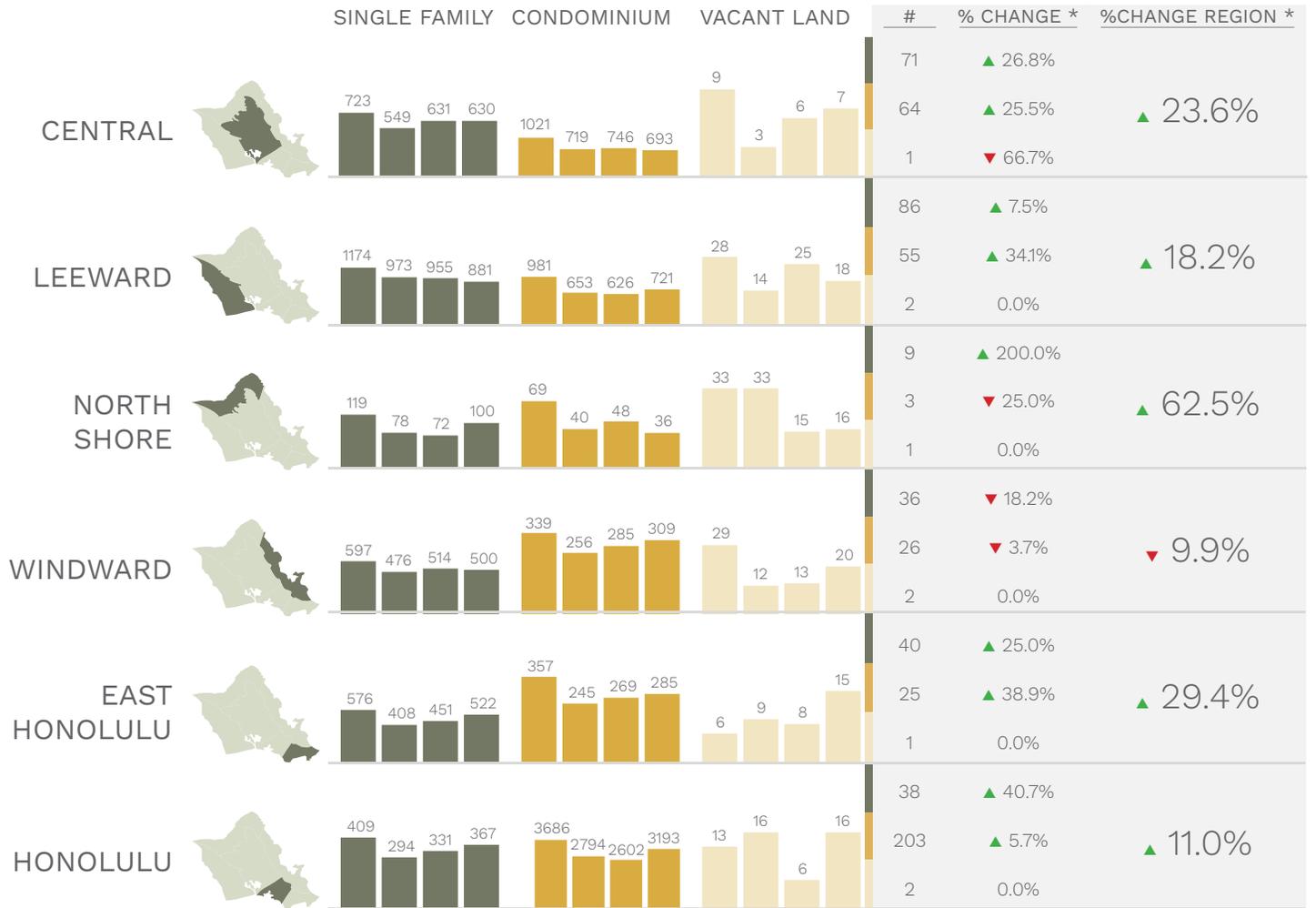
REGIONAL SALES METRO OAHU

SALES COMPARISON

■ Single Family ■ Condominium ■ Vacant Land

YTD TREND**

MONTH

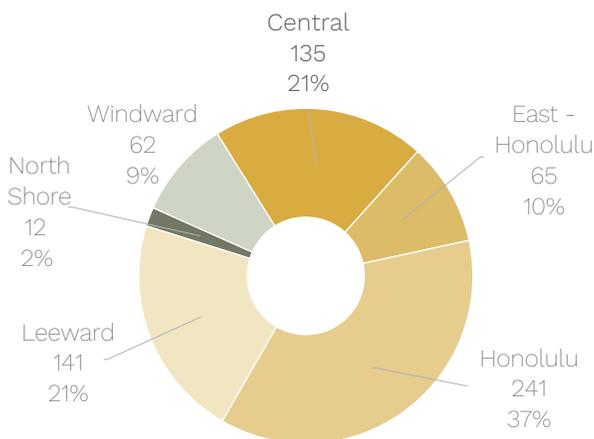


**Year-over-year and current YTD shown

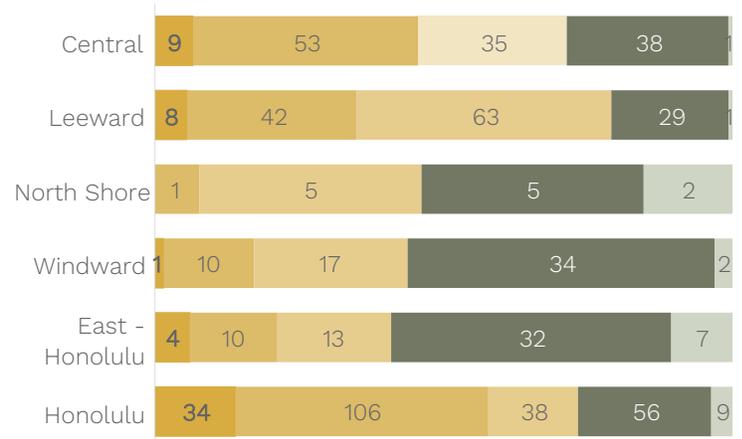
*vs. same month last year

SALES BY REGION

SALES BY PRICE



*EXCLUDING VACANT LAND SALES



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

NEIGHBORHOOD SALES METRO OAHU

NEIGHBORHOOD COMPARISON



Increase/Decrease vs. Last Year



No Change or No Value vs. Last Year

	SINGLE FAMILY HOMES			CONDOMINIUM		
	#	\$ AMT	MEDIAN	#	\$ AMT	MEDIAN
WAIKIKI	--	--	--	78 ▲	\$69.5 M ▲	\$502.5 K ▼
KAKAAKO	--	--	--	35 ▲	\$46.6 M ▲	\$855.0 K ▼
SALT LAKE	2 ▲	\$3.3 M ▲	\$1.7 M ▲	16 ▲	\$6.4 M ▲	\$385.0 K ▼
PAWAA	--	--	--	11 ▲	\$8.6 M ▲	\$585.5 K ▲
MAKIKI AREA	1 ▼	\$1.3 M ▼	\$1.3 M ▼	9 ▼	\$3.6 M ▼	\$375.0 K ▼
DOWNTOWN	--	--	--	10 ▲	\$5.8 M ▲	\$405.0 K ▼
ALA MOANA	--	--	--	9 ▼	\$9.5 M ▲	\$375.0 K ▼
KAMEHAMEHA HEIGHTS	6 -	\$6.4 M -	\$11 M -	1 -	\$420.0 K -	\$420.0 K -
PUNCHBOWL AREA	1 ▼	\$1.2 M ▼	\$1.2 M ▲	6 ▲	\$3.0 M ▲	\$359.5 K ▼
KAPIOLANI	--	--	--	6 ▲	\$2.6 M ▲	\$420.0 K ▼

MONTHLY SALES HEAT MAP



TOP STREETS	#
HILLCREST STREET	2
BACHELOT STREET	1
DOMINIS STREET	1
AKONE PLACE	1
BEAUMONT WOODS PLACE	1
ALA HINALO PLACE	1
E MANOA ROAD	1
ALA PUUMALU STREET	1
& 1412 IAO LANE	1
AUPUNI STREET	1

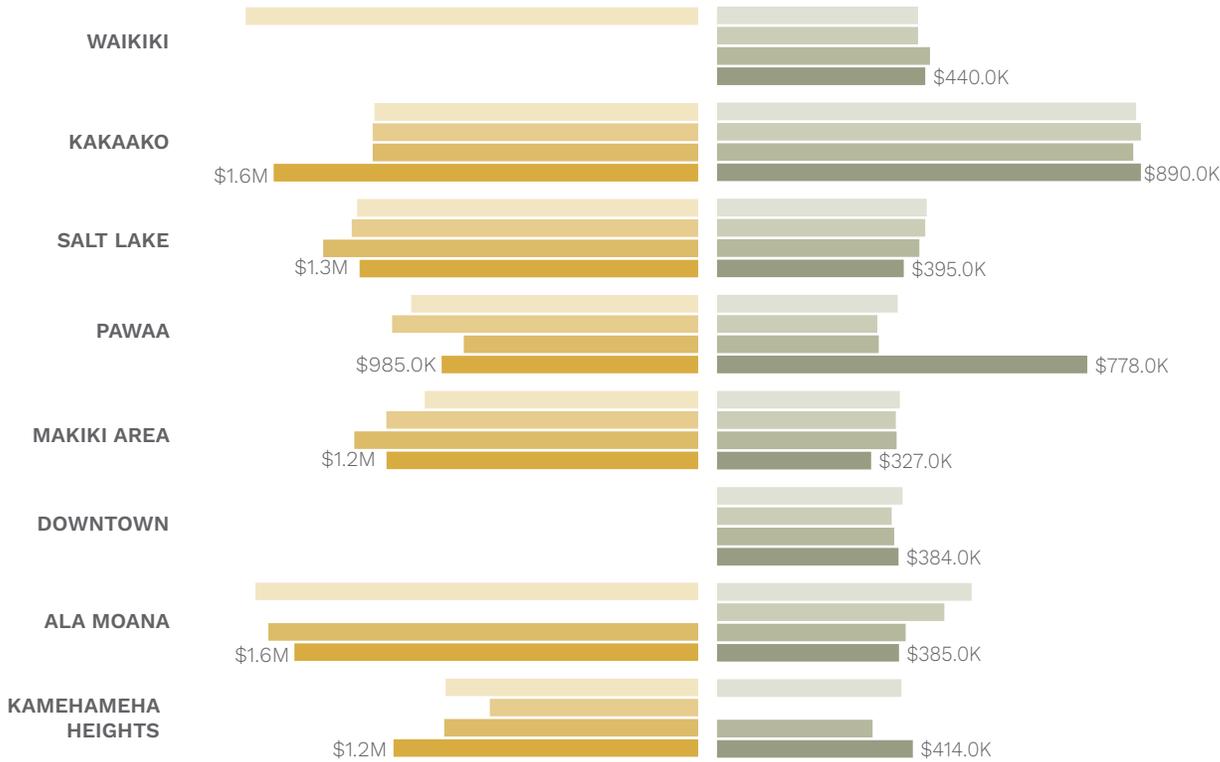
TOP CONDO	#
THE PARK ON KEEAUMOKU	7
WAIKIKI BANYAN	5
THE RITZ-CARLTON RESIDENCES TWR 2 - 383 KALAIMOKU	5
ILIKAI APT BLDG	5
WAIKIKI SUNSET	5
KOULA	5
KUKUI PLAZA	3
2465 KUHIO AT WAIKIKI	3
ALA MOANA HOTEL CONDO	3
909 KAPIOLANI	3

YEAR TO DATE METRO OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2022 2023 2024 2025



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

367

↑ 10.9% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,250,000

↑ 4.2% VS. LAST YEAR

TOTAL \$ OF SALES

\$492,751,455

↑ 10.6% VS. LAST YEAR



CONDOMINIUM

OF SALES

3193

↑ 22.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$520,000

↑ 15.6% VS. LAST YEAR

TOTAL \$ OF SALES

\$2,218,352,932

↑ 41.7% VS. LAST YEAR



VACANT LAND

OF SALES

16

↑ 166.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$994,000

↑ 25.8% VS. LAST YEAR

TOTAL \$ OF SALES

\$18,500,500

↑ 229.4% VS. LAST YEAR



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