

WINDWARD 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



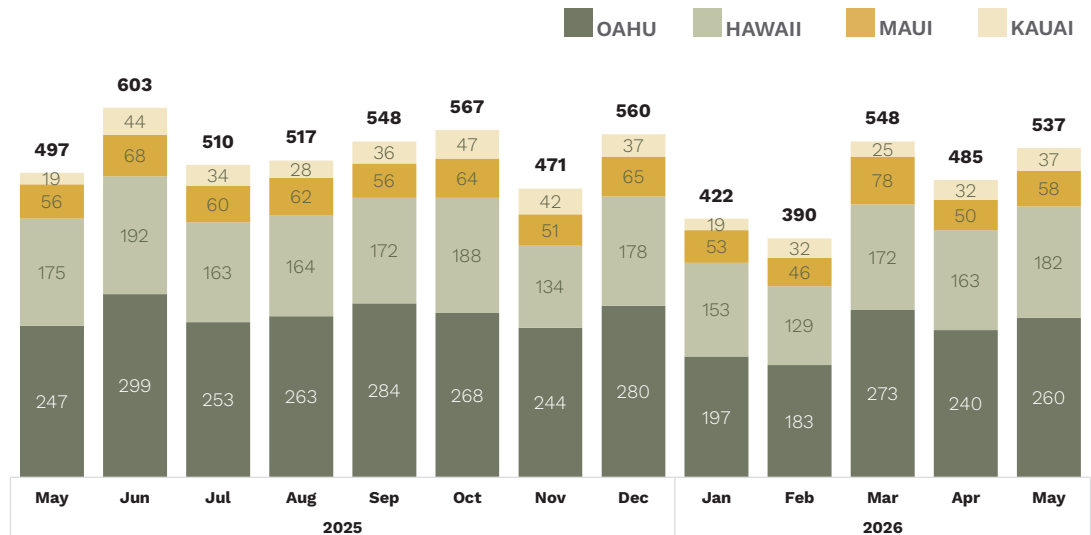
\$691.33 \$675.03

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

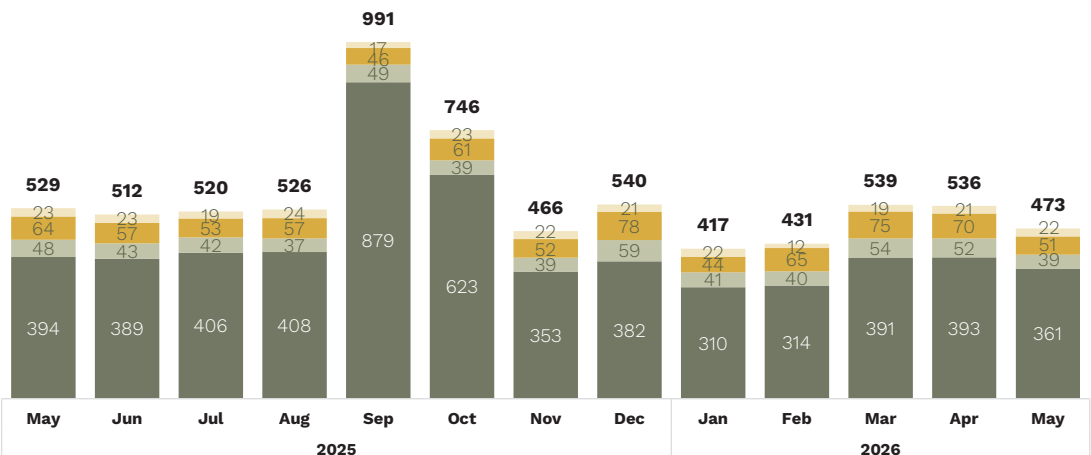
↓ 0.1% VS. LAST MONTH
↓ 1.3% VS. LAST YEAR

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 WINDWARD OAHU

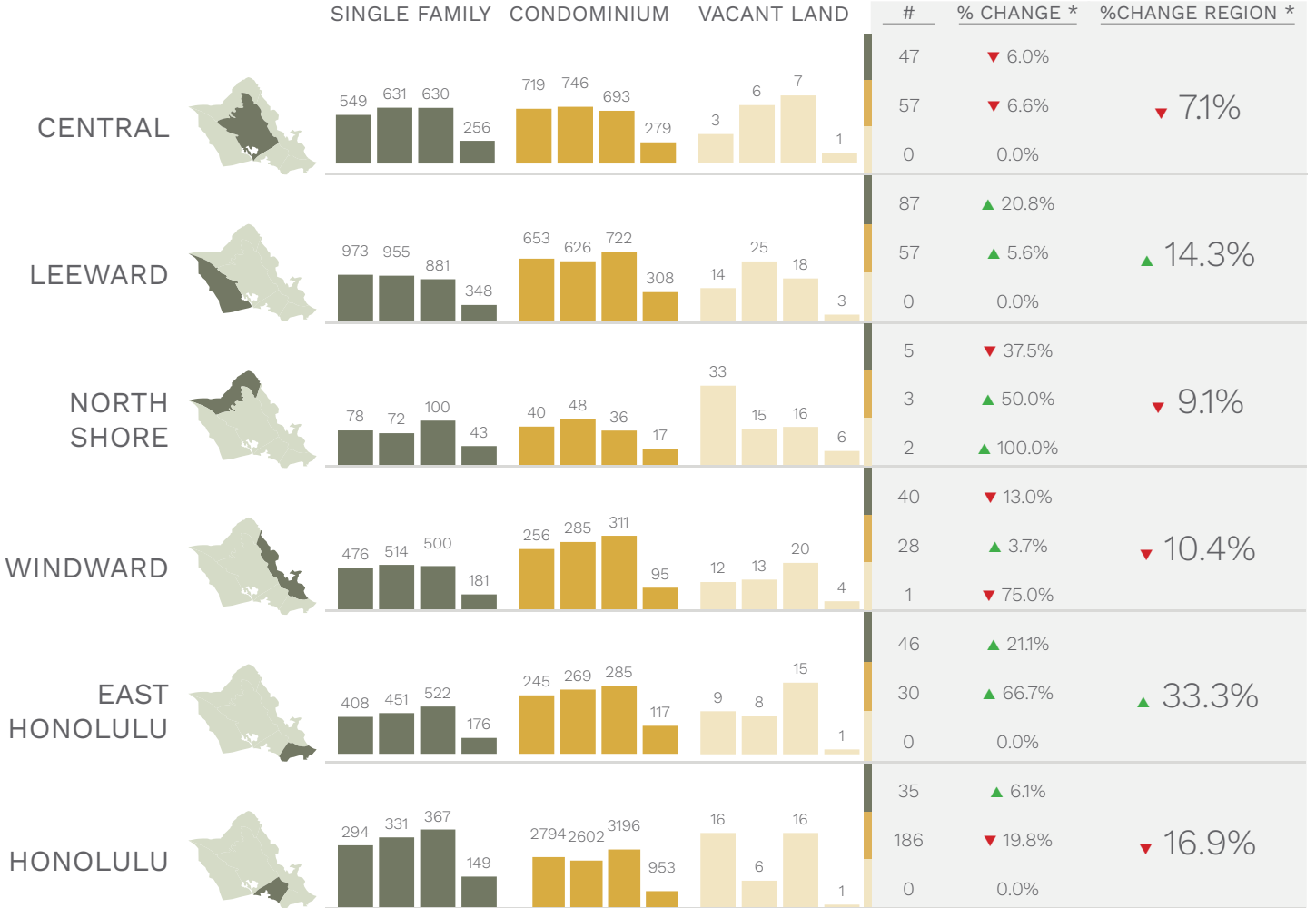
SALES COMPARISON

Single Family Condominium Vacant Land

YTD TREND**

SINGLE FAMILY CONDOMINIUM VACANT LAND

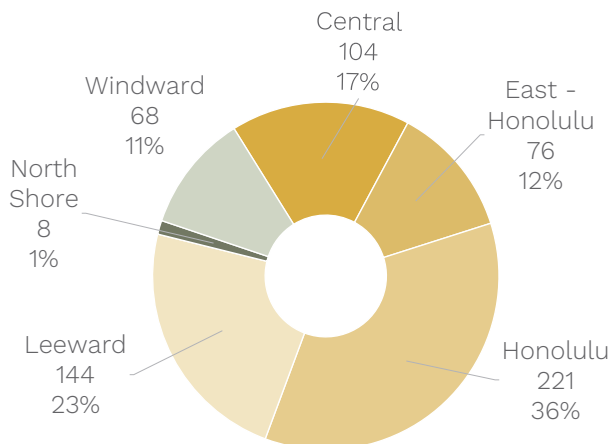
MONTH



**Year-over-year and current YTD shown

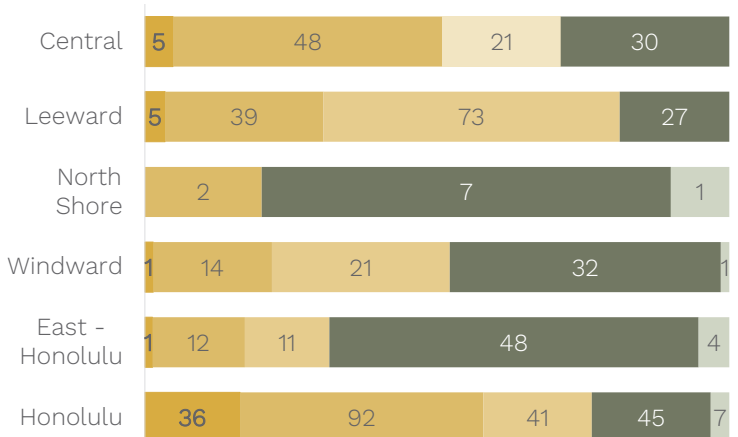
*vs. same month last year

SALES BY REGION



*EXCLUDING VACANT LAND SALES

SALES BY PRICE



< \$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	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 --
PUNALUU	1 --	\$1.9 M ▼	\$1.9 M ▼	2 --	\$877.0 K ▲	\$438.5 K ▲
KOKOKAHI	3 --	\$4.7 M --	\$1.2 M --	--	--	--
KAAAWA	1 --	\$1.4 M ▲	\$1.4 M ▲	2 --	\$865.0 K ▼	\$432.5 K ▼
KAPUNA HALA	3 --	\$2.9 M --	\$905.0 K --	--	--	--
COCONUT GROVE	3 --	\$3.8 M ▼	\$1.3 M --	--	--	--
KAILUA TOWN	--	--	--	3 ▼	\$2.8 M ▼	\$925.0 K ▼
HALEKAUWILA	2 ▲	\$2.8 M ▲	\$1.4 M ▼	--	--	--

MONTHLY SALES HEAT MAP



TOP STREETS	#
KAHUHIPA STREET	6
KAMEHAMEHA HIGHWAY	5
HUI IWA STREET	4
AKUILA PLACE	2
MOKULELE DRIVE	2
PAPALANI STREET	2
AOLOA PLACE	2
A KAMEHAMEHA HIGHWAY	1
ALIIKANE PLACE	1
AHUI NANI PLACE	1

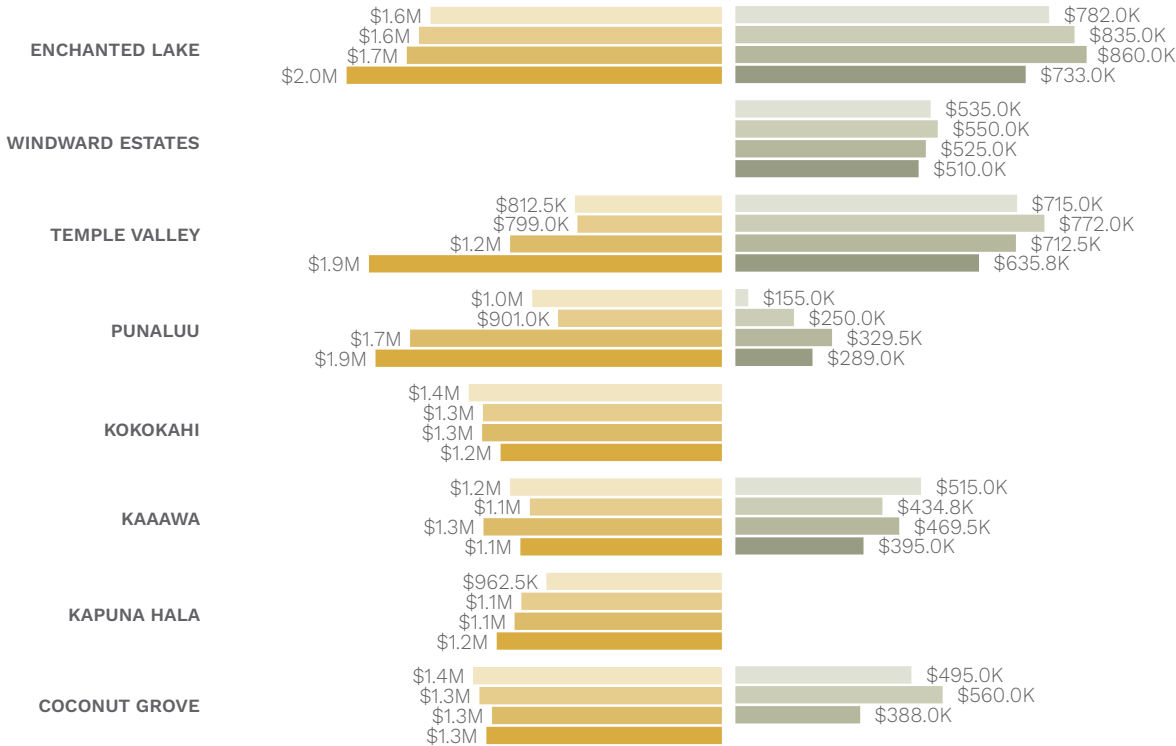
TOP CONDO	#
MOUNTAIN VIEW TERRACE	2
MAKAUA VILLAGE	2
PATS AT PUNALUU	2
AHUIMANU GARDENS 1	2
BLUESTONE	1
AIKAHI GARDENS	1
CLUB VIEW GARDENS 2	1
HAIKU POINT 2	1
HAIKU VILLA	1
HAIKU HALE	1

YEAR TO DATE WINDWARD OAHU

SINGLE FAMILY MEDIAN

CONDOMINIUM MEDIAN

2023 2024 2025 2026



YEAR TO DATE STATISTICS



SINGLE FAMILY HOMES

OF SALES

181

↓ 5.7% VS. LAST YEAR

MEDIAN SALES PRICE

\$1,380,000

↑ 0.2% VS. LAST YEAR

TOTAL \$ OF SALES

\$328,820,772

↓ 0.6% VS. LAST YEAR



CONDOMINIUM

OF SALES

95

↓ 24.6% VS. LAST YEAR

MEDIAN SALES PRICE

\$675,000

↑ 1.9% VS. LAST YEAR

TOTAL \$ OF SALES

\$66,268,500

↓ 23.1% VS. LAST YEAR



VACANT LAND

OF SALES

4

↓ 63.6% VS. LAST YEAR

MEDIAN SALES PRICE

\$880,000

↓ 12.0% VS. LAST YEAR

TOTAL \$ OF SALES

\$3,927,000

↓ 65.3% VS. LAST YEAR



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