

Local Market Updates

A research tool from the Honolulu Board of REALTORS®



Ewa Plain (1-9-1)

Single Family

August

Year to Date

	2009	2010	Change	2009	2010	Change
New Listings	50	69	+ 38.0%	524	555	+ 5.9%
Closed Sales	42	23	- 45.2%	279	337	+ 20.8%
Median Sales Price*	\$473,000	\$435,000	- 8.0%	\$439,500	\$435,000	- 1.0%
Average Sales Price*	\$480,902	\$424,587	- 11.7%	\$464,486	\$458,029	- 1.4%
Percent of Original List Price Received at Sale*	96.2%	95.4%	- 0.8%	94.8%	97.9%	+ 3.2%
Median Days on Market Until Sale	36	26	- 26.8%	51	33	- 35.3%
Inventory of Homes for Sale at Month End	248	178	- 28.2%	--	--	--

*Does not account for list prices from any previous listing contracts or seller concessions

Condo

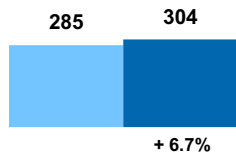
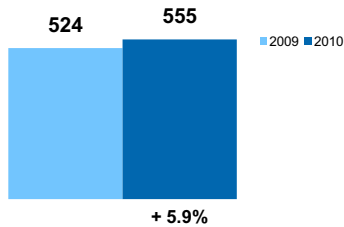
August

Year to Date

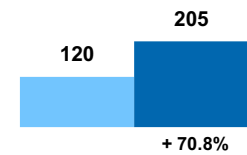
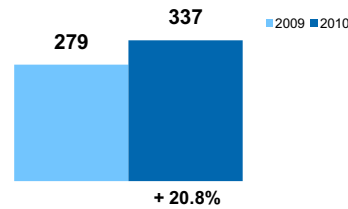
	2009	2010	Change	2009	2010	Change
New Listings	32	43	+ 34.4%	285	304	+ 6.7%
Closed Sales	25	25	- 0.0%	120	205	+ 70.8%
Median Sales Price*	\$235,000	\$320,000	+ 36.2%	\$269,000	\$299,000	+ 11.2%
Average Sales Price*	\$238,886	\$337,822	+ 41.4%	\$303,507	\$308,767	+ 1.7%
Percent of Original List Price Received at Sale*	93.8%	100.3%	+ 6.9%	93.4%	98.3%	+ 5.2%
Median Days on Market Until Sale	73	10	- 86.3%	69	30	- 57.2%
Inventory of Homes for Sale at Month End	154	94	- 39.0%	--	--	--

*Does not account for list prices from any previous listing contracts or seller concessions

YTD New Listings



YTD Closed Sales



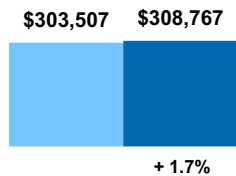
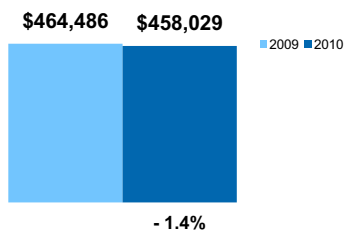
Single-Family

Condo

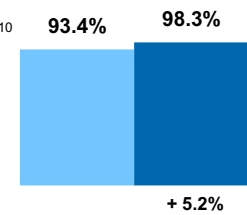
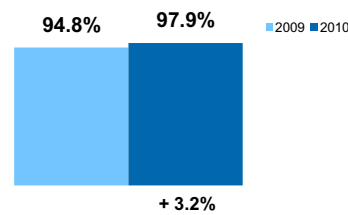
Single-Family

Condo

YTD Median Sales Price



YTD Percent of Orig. List Price Received



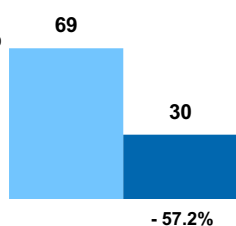
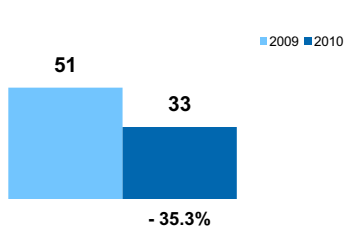
Single-Family

Condo

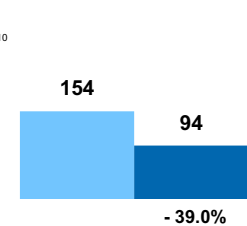
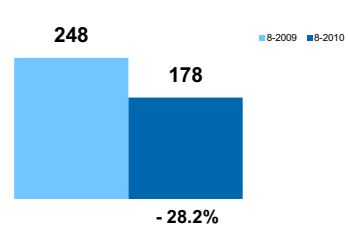
Single-Family

Condo

YTD Days on Market Until Sale



Inventory of Homes for Sale at Month End



Single-Family

Condo

Single-Family

Condo

Area	New Listings			Closed Sales			Median Sales Price			Pct. of Original List Price Received			Days on Market Until Sale			Current Inventory	
	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010
Aina Haina - Kuliouou (1-3-6 to 1-3-8)	5	10	100.0%	4	5	25.0%	\$1,230,000	\$1,150,000	-6.5%	80.1%	91.9%	14.7%	114	17	-85.0%	46	44
Ala Moana - Kakaako (1-2-3)	0	0	NA	1	0	-100.0%	\$622,500	\$0	-100.0%	76.9%	0.0%	-100.0%	145	0	-100.0%	4	3
Downtown - Nuuanu (1-1-8 to 1-2-2)	13	12	-7.7%	7	7	0.0%	\$690,000	\$680,000	-1.4%	95.5%	93.0%	-2.6%	23	23	0.0%	51	40
Ewa Plain (1-9-1)	50	69	38.0%	42	23	-45.2%	\$473,000	\$435,000	-8.0%	96.2%	95.4%	-0.8%	36	26	-26.8%	248	178
Hawaii Kai (1-3-9)	22	32	45.5%	15	21	40.0%	\$795,000	\$895,000	12.6%	89.1%	95.2%	6.8%	70	19	-72.9%	97	91
Kailua - Waimanalo (1-4-1 to 1-4-3)	31	31	0.0%	23	19	-17.4%	\$789,500	\$817,000	3.5%	93.3%	94.7%	1.5%	47	20	-57.4%	153	123
Kalihi - Palama (1-1-2 to 1-1-7)	19	18	-5.3%	6	4	-33.3%	\$465,000	\$610,000	31.2%	95.3%	92.7%	-2.7%	66	91	37.9%	77	60
Kaneohe (1-4-4 to 1-4-7)	45	45	0.0%	17	15	-11.8%	\$649,000	\$650,000	0.2%	94.1%	95.2%	1.1%	24	39	62.5%	168	97
Kapahulu - Diamond Head (1-3-1 to 1-3-4)	32	27	-15.6%	10	16	60.0%	\$786,838	\$760,000	-3.4%	94.7%	98.3%	3.8%	49	15	-69.4%	121	95
Makaha - Nanakuli (1-8-1 to 1-8-9)	25	34	36.0%	12	21	75.0%	\$267,500	\$290,000	8.4%	91.4%	91.9%	0.6%	94	60	-36.2%	148	150
Makakilo (1-9-2 to 1-9-3)	12	16	33.3%	14	4	-71.4%	\$447,500	\$643,544	43.8%	94.3%	99.9%	5.9%	43	22	-50.0%	49	40
Makiki - Moiliili (1-2-4 to 1-2-9 (except 1-2-6))	17	14	-17.6%	12	11	-8.3%	\$802,000	\$880,000	9.7%	94.0%	92.2%	-1.9%	25	61	144.0%	58	51
Mililani (1-9-5)	20	15	-25.0%	16	17	6.3%	\$585,000	\$525,000	-10.3%	95.6%	97.7%	2.2%	41	33	-19.5%	49	47
Moanalua - Salt Lake (1-1-1)	3	9	200.0%	2	4	100.0%	\$640,000	\$680,250	6.3%	96.5%	97.8%	1.4%	48	19	-61.1%	30	13
North Shore (1-5-6 to 1-6-9)	9	12	33.3%	5	5	0.0%	\$470,000	\$757,500	61.2%	85.7%	86.7%	1.1%	149	93	-37.6%	111	94
Pearl City - Aiea (1-9-6 to 1-9-9)	16	31	93.8%	18	17	-5.6%	\$561,500	\$625,000	11.3%	91.9%	96.9%	5.4%	75	49	-34.7%	83	76
Wahiawa (1-7-1 to 1-7-7)	9	11	22.2%	4	5	25.0%	\$367,500	\$420,000	14.3%	91.9%	93.6%	1.9%	130	145	11.5%	40	37
Waialae-Kahala (1-3-5)	13	16	23.1%	6	11	83.3%	\$1,550,000	\$2,250,000	45.2%	93.4%	88.6%	-5.1%	39	104	166.7%	79	62
Waikiki (1-2-6)	1	0	-100.0%	0	0	NA	\$0	\$0	NA	0.0%	0.0%	NA	0	0	NA	0	0
Waipahu (1-9-4)	25	33	32.0%	21	12	-42.9%	\$470,000	\$508,000	8.1%	96.2%	99.1%	3.0%	31	24	-22.6%	99	92
Windward Coast (1-4-8 to 1-5-5)	6	8	33.3%	2	4	100.0%	\$409,500	\$589,000	43.8%	84.3%	95.7%	13.5%	114	14	-87.7%	60	62

Area	New Listings			Closed Sales			Median Sales Price			Pct. of Original List Price Received			Days on Market Until Sale		
	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change
Aina Haina - Kuliouou (1-3-6 to 1-3-8)	69	85	23.2%	32	42	31.3%	\$880,000	\$975,000	10.8%	86.1%	96.1%	11.6%	82	16	-80.5%
Ala Moana - Kakaako (1-2-3)	6	3	-50.0%	2	2	0.0%	\$673,750	\$515,000	-23.6%	84.7%	96.4%	13.7%	107	47	-56.1%
Downtown - Nuuanu (1-1-8 to 1-2-2)	94	84	-10.6%	35	46	31.4%	\$705,000	\$743,000	5.4%	91.4%	92.2%	0.8%	31	52	66.1%
Ewa Plain (1-9-1)	524	555	5.9%	279	337	20.8%	\$439,500	\$435,000	-1.0%	94.8%	97.9%	3.2%	51	33	-35.3%
Hawaii Kai (1-3-9)	221	250	13.1%	106	124	17.0%	\$765,000	\$825,500	7.9%	91.7%	96.4%	5.2%	55	25	-55.0%
Kailua - Waimanalo (1-4-1 to 1-4-3)	282	297	5.3%	127	155	22.0%	\$715,000	\$770,188	7.7%	91.1%	95.6%	5.0%	57	35	-38.6%
Kalihi - Palama (1-1-2 to 1-1-7)	133	159	19.5%	50	68	36.0%	\$556,500	\$525,000	-5.7%	93.5%	94.6%	1.2%	43	32	-24.7%
Kaneohe (1-4-4 to 1-4-7)	329	308	-6.4%	130	200	53.8%	\$639,000	\$642,500	0.5%	93.1%	95.1%	2.2%	43	24	-44.2%
Kapahulu - Diamond Head (1-3-1 to 1-3-4)	233	211	-9.4%	95	123	29.5%	\$750,000	\$775,000	3.3%	90.9%	97.1%	6.9%	56	15	-73.2%
Makaha - Nanakuli (1-8-1 to 1-8-9)	233	275	18.0%	95	123	29.5%	\$282,000	\$307,000	8.9%	91.9%	93.8%	2.0%	75	50	-33.3%
Makakilo (1-9-2 to 1-9-3)	134	117	-12.7%	70	58	-17.1%	\$492,450	\$525,000	6.6%	94.1%	95.6%	1.6%	37	47	27.4%
Makiki - Moiliili (1-2-4 to 1-2-9 (except 1-2-6))	136	133	-2.2%	50	53	6.0%	\$735,000	\$860,000	17.0%	92.5%	93.7%	1.3%	35	21	-39.1%
Mililani (1-9-5)	169	177	4.7%	110	112	1.8%	\$590,000	\$600,000	1.7%	94.9%	97.2%	2.4%	47	29	-38.7%
Moanalua - Salt Lake (1-1-1)	44	38	-13.6%	16	27	68.8%	\$702,500	\$664,750	-5.4%	93.0%	97.0%	4.3%	55	35	-35.8%
North Shore (1-5-6 to 1-6-9)	150	156	4.0%	32	53	65.6%	\$647,500	\$660,000	1.9%	87.3%	89.6%	2.6%	74	89	20.3%
Pearl City - Aiea (1-9-6 to 1-9-9)	193	203	5.2%	104	105	1.0%	\$550,000	\$595,000	8.2%	92.8%	96.6%	4.0%	45	33	-26.7%
Wahiawa (1-7-1 to 1-7-7)	65	93	43.1%	25	48	92.0%	\$391,000	\$383,000	-2.0%	92.0%	94.0%	2.1%	68	32	-52.9%
Waialae-Kahala (1-3-5)	141	152	7.8%	55	77	40.0%	\$1,300,000	\$1,316,500	1.3%	89.1%	93.8%	5.3%	39	30	-23.1%
Waikiki (1-2-6)	1	3	200.0%	0	0	NA	\$0	\$0	NA	0.0%	0.0%	NA	0	0	NA
Waipahu (1-9-4)	253	289	14.2%	162	169	4.3%	\$510,000	\$525,000	2.9%	94.4%	95.5%	1.2%	46	34	-26.1%
Windward Coast (1-4-8 to 1-5-5)	78	97	24.4%	21	29	38.1%	\$450,000	\$510,000	13.3%	85.8%	94.4%	10.0%	99	60	-39.4%

Area	New Listings			Closed Sales			Median Sales Price			Pct. of Original List Price Received			Days on Market Until Sale			Current Inventory	
	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010	Change	August 2009	August 2010
Aina Haina - Kuliouou (1-3-6 to 1-3-8)	0	0	NA	0	0	NA	\$0	\$0	NA	0.0%	0.0%	NA	0	74	NA	2	0
Ala Moana - Kakaako (1-2-3)	55	45	-18.2%	33	25	-24.2%	\$498,447	\$285,000	-42.8%	91.4%	95.2%	4.2%	107	38	-64.5%	246	185
Downtown - Nuuanu (1-1-8 to 1-2-2)	39	58	48.7%	28	15	-46.4%	\$445,000	\$412,250	-7.4%	91.8%	94.9%	3.3%	82	27	-67.7%	173	173
Ewa Plain (1-9-1)	32	43	34.4%	25	25	0.0%	\$235,000	\$320,000	36.2%	93.8%	100.3%	6.9%	73	10	-86.3%	154	94
Hawaii Kai (1-3-9)	24	33	37.5%	20	14	-30.0%	\$555,000	\$547,500	-1.4%	96.1%	96.5%	0.3%	81	28	-65.4%	67	47
Kailua - Waimanalo (1-4-1 to 1-4-3)	6	7	16.7%	8	8	0.0%	\$380,500	\$320,000	-15.9%	89.3%	95.8%	7.3%	66	20	-69.5%	24	28
Kalihi - Palama (1-1-2 to 1-1-7)	7	20	185.7%	9	9	0.0%	\$260,000	\$320,000	23.1%	91.5%	96.7%	5.6%	20	52	160.0%	40	41
Kaneohe (1-4-4 to 1-4-7)	18	21	16.7%	10	17	70.0%	\$372,500	\$388,000	4.2%	93.3%	95.7%	2.5%	45	39	-12.4%	64	56
Kapahulu - Diamond Head (1-3-1 to 1-3-4)	12	16	33.3%	3	5	66.7%	\$430,000	\$489,000	13.7%	83.7%	95.9%	14.6%	63	64	2.4%	83	85
Makaha - Nanakuli (1-8-1 to 1-8-9)	20	17	-15.0%	8	3	-62.5%	\$110,500	\$69,900	-36.7%	82.9%	69.8%	-15.7%	37	113	205.4%	109	77
Makakilo (1-9-2 to 1-9-3)	10	12	20.0%	6	6	0.0%	\$242,450	\$237,450	-2.1%	94.6%	95.3%	0.7%	66	16	-75.8%	48	41
Makiki - Moiliili (1-2-4 to 1-2-9 (except 1-2-6))	75	73	-2.7%	52	36	-30.8%	\$295,000	\$330,000	11.9%	95.5%	94.0%	-1.7%	53	24	-54.7%	223	222
Mililani (1-9-5)	28	29	3.6%	15	13	-13.3%	\$299,000	\$265,000	-11.4%	93.5%	95.8%	2.5%	35	30	-14.5%	79	93
Moanalua - Salt Lake (1-1-1)	21	18	-14.3%	12	9	-25.0%	\$256,750	\$295,000	14.9%	93.1%	96.3%	3.4%	49	51	4.1%	40	46
North Shore (1-5-6 to 1-6-9)	4	12	200.0%	1	2	100.0%	\$285,000	\$315,000	10.5%	95.3%	88.0%	-7.7%	46	111	141.3%	47	37
Pearl City - Aiea (1-9-6 to 1-9-9)	31	42	35.5%	27	22	-18.5%	\$289,000	\$311,250	7.7%	92.6%	95.6%	3.2%	30	23	-23.3%	92	106
Wahiawa (1-7-1 to 1-7-7)	4	4	0.0%	2	4	100.0%	\$140,000	\$115,000	-17.9%	92.8%	93.2%	0.5%	160	118	-26.6%	18	17
Waialae-Kahala (1-3-5)	3	6	100.0%	3	5	66.7%	\$550,000	\$424,000	-22.9%	96.3%	98.9%	2.7%	8	73	873.3%	20	17
Waikiki (1-2-6)	141	133	-5.7%	59	52	-11.9%	\$265,000	\$239,500	-9.6%	88.5%	91.0%	2.8%	58	57	-1.7%	673	595
Waipahu (1-9-4)	30	30	0.0%	26	18	-30.8%	\$247,000	\$242,500	-1.8%	94.8%	95.4%	0.6%	12	70	504.3%	95	104
Windward Coast (1-4-8 to 1-5-5)	1	5	400.0%	1	1	0.0%	\$95,000	\$263,800	177.7%	82.6%	94.6%	14.5%	85	142	67.1%	16	23

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	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change	YTD 2009	YTD 2010	Change
Aina Haina - Kuliouou (1-3-6 to 1-3-8)	2	3	50.0%	0	3	NA	\$0	\$481,500	NA	0.0%	98.2%	NA	0	3	NA
Ala Moana - Kakaako (1-2-3)	469	406	-13.4%	192	227	18.2%	\$395,000	\$325,000	-17.7%	89.5%	94.8%	5.9%	74	43	-41.9%
Downtown - Nuuanu (1-1-8 to 1-2-2)	354	415	17.2%	140	182	30.0%	\$340,000	\$367,500	8.1%	92.1%	95.4%	3.5%	55	30	-45.0%
Ewa Plain (1-9-1)	285	304	6.7%	120	205	70.8%	\$269,000	\$299,000	11.2%	93.4%	98.3%	5.2%	69	30	-57.2%
Hawaii Kai (1-3-9)	190	202	6.3%	113	139	23.0%	\$486,500	\$525,000	7.9%	93.9%	97.0%	3.3%	78	18	-76.9%
Kailua - Waimanalo (1-4-1 to 1-4-3)	72	91	26.4%	40	55	37.5%	\$372,500	\$378,000	1.5%	91.5%	96.3%	5.3%	47	23	-50.5%
Kalihi - Palama (1-1-2 to 1-1-7)	91	111	22.0%	50	63	26.0%	\$301,500	\$327,500	8.6%	92.4%	95.1%	2.9%	37	32	-13.5%
Kaneohe (1-4-4 to 1-4-7)	173	170	-1.7%	82	100	22.0%	\$385,000	\$375,500	-2.5%	93.9%	96.5%	2.8%	48	33	-31.3%
Kapahulu - Diamond Head (1-3-1 to 1-3-4)	127	145	14.2%	31	66	112.9%	\$392,500	\$465,000	18.5%	85.4%	94.1%	10.2%	87	22	-74.6%
Makaha - Nanakuli (1-8-1 to 1-8-9)	163	134	-17.8%	48	67	39.6%	\$120,000	\$90,000	-25.0%	83.9%	86.4%	3.0%	75	57	-24.0%
Makakilo (1-9-2 to 1-9-3)	92	91	-1.1%	50	49	-2.0%	\$238,200	\$245,000	2.9%	93.9%	94.7%	0.8%	52	57	9.6%
Makiki - Moiliili (1-2-4 to 1-2-9 (except 1-2-6))	549	591	7.7%	252	345	36.9%	\$305,000	\$309,750	1.6%	93.0%	95.7%	3.0%	49	22	-55.1%
Mililani (1-9-5)	226	230	1.8%	135	123	-8.9%	\$295,000	\$285,000	-3.4%	94.0%	96.8%	3.0%	44	23	-47.7%
Moanalua - Salt Lake (1-1-1)	154	171	11.0%	94	126	34.0%	\$302,500	\$272,500	-9.9%	94.4%	95.5%	1.2%	47	27	-41.9%
North Shore (1-5-6 to 1-6-9)	67	64	-4.5%	14	19	35.7%	\$263,500	\$242,000	-8.2%	90.1%	92.3%	2.4%	33	91	175.8%
Pearl City - Aiea (1-9-6 to 1-9-9)	281	319	13.5%	157	188	19.7%	\$281,000	\$275,000	-2.1%	94.0%	96.0%	2.1%	49	23	-53.1%
Wahiawa (1-7-1 to 1-7-7)	29	31	6.9%	9	11	22.2%	\$140,000	\$120,000	-14.3%	91.4%	83.6%	-8.6%	48	44	-8.3%
Waialae-Kahala (1-3-5)	41	45	9.8%	26	32	23.1%	\$425,000	\$439,000	3.3%	92.0%	93.6%	1.8%	36	33	-8.3%
Waikiki (1-2-6)	1111	1089	-2.0%	355	461	29.9%	\$275,000	\$282,000	2.5%	88.4%	92.3%	4.4%	62	52	-16.1%
Waipahu (1-9-4)	250	266	6.4%	149	162	8.7%	\$282,000	\$269,500	-4.4%	95.2%	96.8%	1.7%	37	32	-14.9%
Windward Coast (1-4-8 to 1-5-5)	20	30	50.0%	2	8	300.0%	\$166,500	\$221,000	32.7%	81.2%	85.2%	4.8%	85	170	100.0%