

O'ahu's housing market saw an active start to the year, with both single-family home and condo sales increasing year-over-year. Single-family home sales rose 6.5% to 196 transactions, while condo sales grew 6.8% to 312 transactions compared to January 2024.

Median sales prices also increased, with single-family homes rising 9.7% to \$1,120,000 and condos up 7.4% to \$539,500, highlighting strong demand across both markets.

Single-family homes recorded a median of 25 days on market, down from 29 days last year, while condos had a median of 39 days, up from 29 days. Pending sales declined slightly year-over-year, dipping about 5% in both markets, but contract signings experienced an uptick compared to a month ago, rising 7.7% for single-family homes and 15.2% for condos. January ended with 209 pending single-family home sales and 357 pending condo sales.

More sellers listed their properties in January, with 336 new single-family home listings, a 17.9% increase year-over-year, and 739 new condo listings, up 27.2%. Active inventory rose 20.9% for single-family homes and 54.9% for condos compared to last year. Month-over-month, inventory grew by 8.7% for single-family homes and 8.3% for condos.

The strongest growth in single-family home sales occurred in the \$1,100,000 to \$1,299,999 price range, more than doubling from 18 to 39 transactions. However, the data indicates that this increase was not driven by buyers overbidding, as 62% of those homes sold below the original list price, with sellers receiving a median of 97.4% of their asking price.

Across all single-family home sales, 23% closed above the original asking price, nearly identical to last year. In the condo market, the upper price range of \$1,000,000 and above accounted for a greater share of sales, rising 125% from 16 to 36 sales. Fewer condos closed above asking price, representing 10% of transactions compared to 17% last January.



Oahu Monthly Housing Statistics

January 2025



SINGLE-FAMILY HOMES

Median Sales Price	YoY %chg
\$1,120,000	+9.7%
Closed Sales	YoY %chg
196	+6.5%
Average Sales Price	YoY %chg
\$1,344,122	+1.6%

CONDOS

Median Sales Price	YoY %chg
\$539,500	+7.4%
Closed Sales	YoY %chg
312	+6.8%
Average Sales Price	YoY %chg
\$654,915	+10.3%

YoY % chg = year-over-year percent change comparing current month to the same month last year.

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Monthly Indicators

OAHU, HAWAII

January 2025

	Single-Family Homes						Condos				
	Jan-25	Jan-24	YoY %chg	Dec-24	MoM %chg		Jan-25	Jan-24	YoY %chg	Dec-24	MoM %chg
Closed Sales	196	184	6.5%	228	-14.0%		312	292	6.8%	323	-3.4%
Median Sales Price	\$1,120,000	\$1,021,016	9.7%	\$1,054,500	6.2%		\$539,500	\$502,500	7.4%	\$540,000	-0.1%
Average Sales Price	\$1,344,122	\$1,323,172	1.6%	\$1,236,689	8.7%		\$654,915	\$593,630	10.3%	\$639,866	2.4%
Median Days on Market	25	29	-13.8%	20	25.0%		39	29	34.5%	36	8.3%
Percent of Orig. List Price Received	97.9%	98.3%	-0.4%	99.2%	-1.3%		97.0%	97.5%	-0.5%	97.2%	-0.2%
New Listings	336	285	17.9%	202	66.3%		739	581	27.2%	451	63.9%
Pending Sales*	209	220	-5.0%	194	7.7%		357	376	-5.1%	310	15.2%
Active Inventory*	734	607	20.9%	675	8.7%		2,088	1,348	54.9%	1,928	8.3%
Total Inventory in Escrow*	335	334	0.3%	338	-0.9%		500	532	-6.0%	462	8.2%
Months Supply of Active Inventory*	3.1	2.8	10.7%	2.9	6.9%		5.6	3.5	60.0%	5.2	7.7%

*see footnotes on pages 9-12 regarding methodology updates

YoY % chg = year-over-year percent change comparing current month to the same month last year.
MoM % chg = month-over-month percent change comparing current month to the previous month.

Year-to-Date

	Single-Family Homes						Condos				
	YTD-2025	YTD-2024	1-yr %chg	YTD-2023	2-yr %chg		YTD-2025	YTD-2024	1-yr %chg	YTD-2023	2-yr %chg
Closed Sales	196	184	6.5%	150	30.7%		312	292	6.8%	275	13.5%
Median Sales Price	\$1,120,000	\$1,021,016	9.7%	\$970,000	15.5%		\$539,500	\$502,500	7.4%	\$495,000	9.0%
Average Sales Price	\$1,344,122	\$1,323,172	1.6%	\$1,139,294	18.0%		\$654,915	\$593,630	10.3%	\$633,441	3.4%
Median Days on Market	25	29	-13.8%	24	4.2%		39	29	34.5%	24	62.5%
Percent of Orig. List Price Received	97.9%	98.3%	-0.4%	95.9%	2.1%		97.0%	97.5%	-0.5%	98.4%	-1.4%
New Listings	336	285	17.9%	268	25.4%		739	581	27.2%	523	41.3%
Pending Sales*	209	220	-5.0%	267	-21.7%		357	376	-5.1%	378	-5.6%

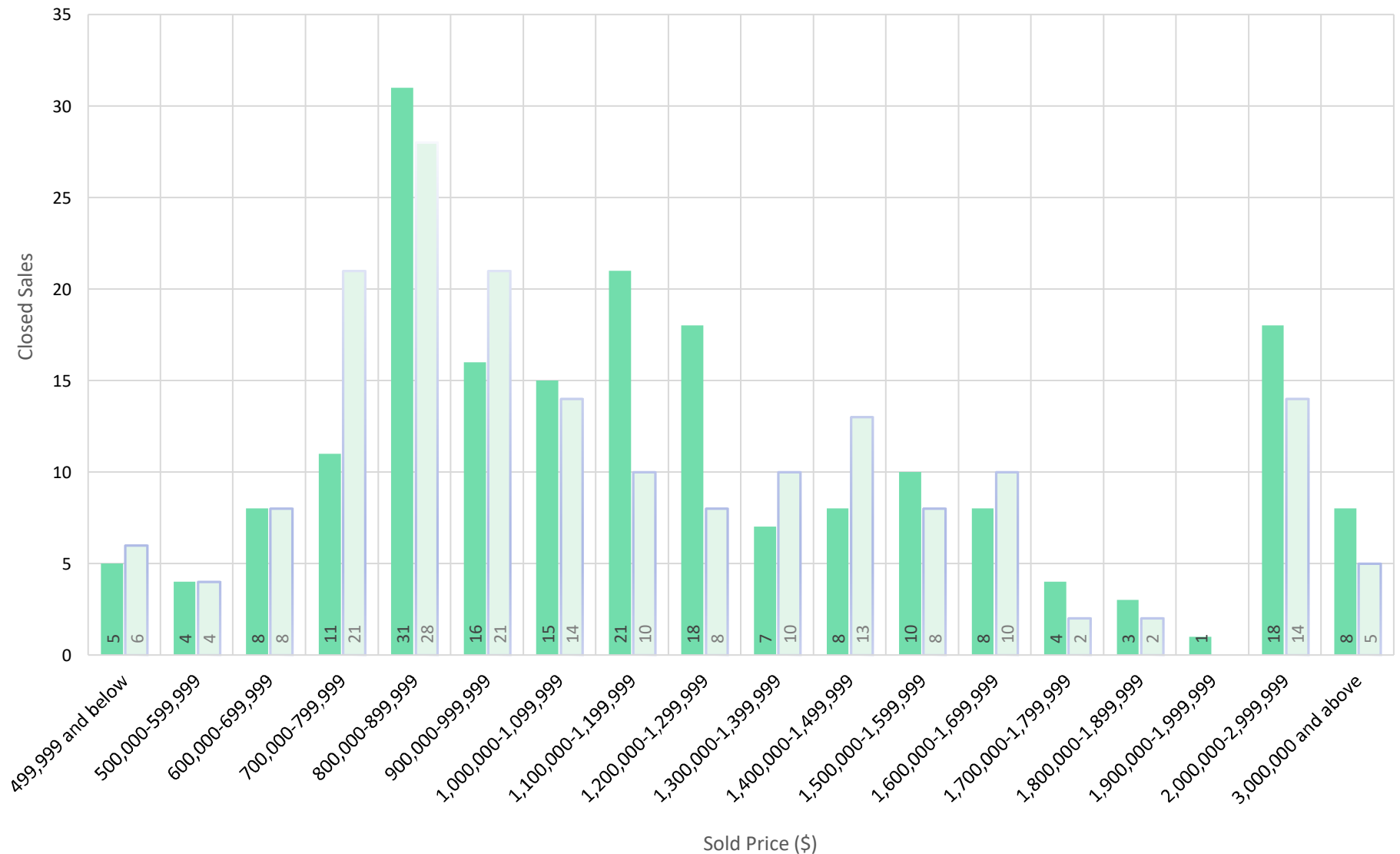
*see footnotes on pages 9-12 regarding methodology updates

1-yr % chg = percent change comparing the current YTD time period to the same YTD time period one year ago.
2-yr % chg = percent change comparing the current YTD time period to the same YTD time period two years ago.

Single-Family Homes Sold

January 2025 vs. January 2024

■ 2025 ■ 2024



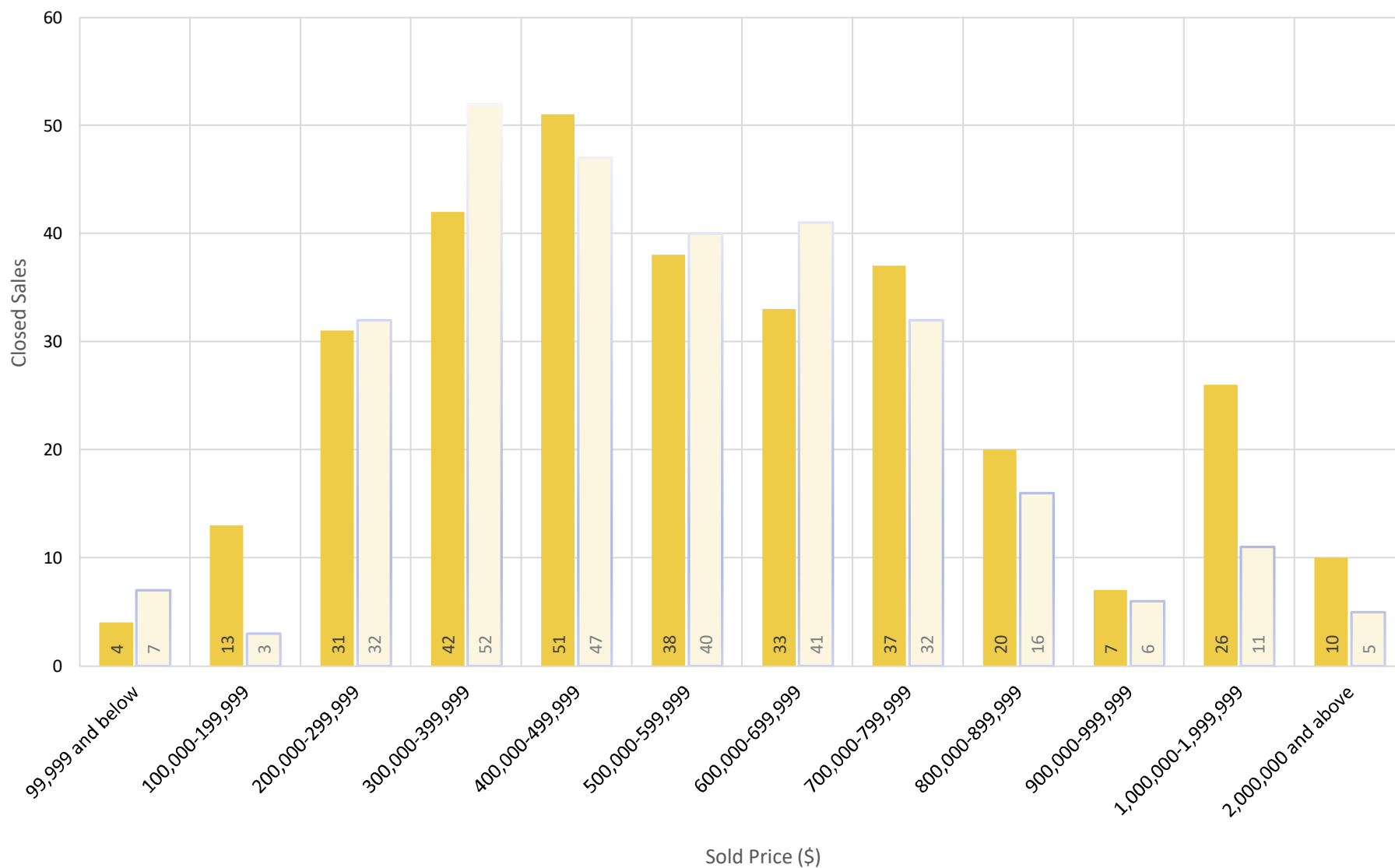
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Condos Sold

January 2025 vs. January 2024

■ 2025 ■ 2024



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Closed Sales

January 2025

OAHU, HAWAII

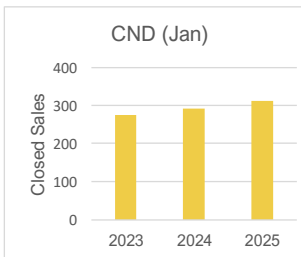
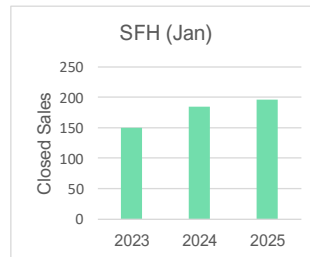
(A count of properties that have closed in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Jan-22	326	552	878
Feb-22	241	486	727
Mar-22	321	672	993
Apr-22	365	672	1,037
May-22	344	688	1,032
Jun-22	357	626	983
Jul-22	312	518	830
Aug-22	314	508	822
Sep-22	278	496	774
Oct-22	222	435	657
Nov-22	192	340	532
Dec-22	202	360	562
Jan-23	150	275	425
Feb-23	173	325	498
Mar-23	236	444	680
Apr-23	208	420	628
May-23	262	438	700
Jun-23	248	470	718
Jul-23	224	422	646
Aug-23	252	422	674
Sep-23	232	376	608
Oct-23	213	399	612
Nov-23	180	310	490
Dec-23	182	272	454
Jan-24	184	292	476
Feb-24	179	334	513
Mar-24	230	344	574
Apr-24	262	431	693
May-24	249	478	727
Jun-24	258	355	613
Jul-24	269	389	658
Aug-24	253	401	654
Sep-24	217	366	583
Oct-24	261	405	666
Nov-24	203	341	544
Dec-24	228	323	551
Jan-25	196	312	508



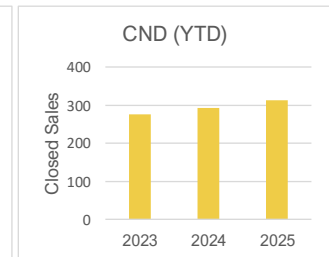
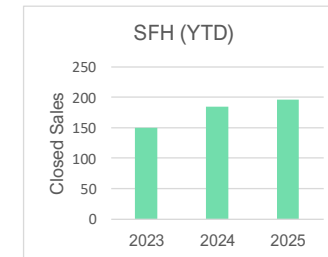
Monthly Closed Sales

January	SFH	YoY %chg	CND	YoY %chg
2023	150	-54.0%	275	-50.2%
2024	184	22.7%	292	6.2%
2025	196	6.5%	312	6.8%



Year-to-Date Closed Sales

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	150	-54.0%	275	-50.2%
2024	184	22.7%	292	6.2%
2025	196	6.5%	312	6.8%



(The median sales price of all closed properties in a given month)

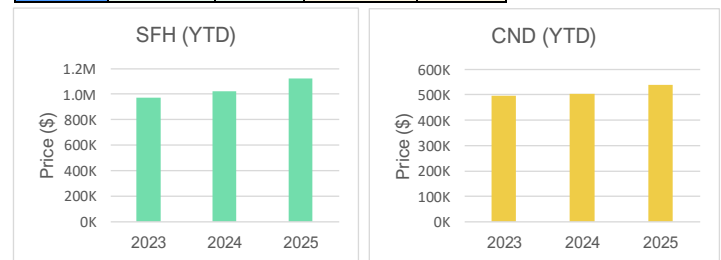
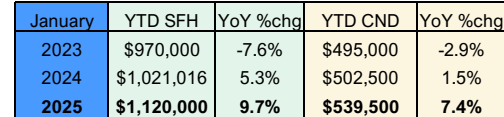
Median Sales Price

Price (\$)

Single-Family Homes Condos

Month	Single-Family Homes Price (\$)	Condos Price (\$)
Jan-22	1,050,000	500,000
Feb-22	1,120,000	480,000
Mar-22	1,150,000	500,000
Apr-22	1,100,000	500,000
May-22	1,150,000	500,000
Jun-22	1,100,000	520,000
Jul-22	1,100,000	480,000
Aug-22	1,120,000	480,000
Sep-22	1,100,000	480,000
Oct-22	1,050,000	500,000
Nov-22	1,150,000	460,000
Dec-22	1,050,000	480,000
Jan-23	950,000	480,000
Feb-23	980,000	460,000
Mar-23	1,080,000	520,000
Apr-23	980,000	480,000
May-23	1,100,000	480,000
Jun-23	1,050,000	480,000
Jul-23	1,080,000	480,000
Aug-23	1,100,000	480,000
Sep-23	1,050,000	520,000
Oct-23	1,100,000	480,000
Nov-23	1,100,000	480,000
Dec-23	980,000	480,000
Jan-24	1,020,000	480,000
Feb-24	1,080,000	480,000
Mar-24	1,100,000	480,000
Apr-24	1,100,000	520,000
May-24	1,080,000	480,000
Jun-24	1,120,000	520,000
Jul-24	1,150,000	480,000
Aug-24	1,120,000	480,000
Sep-24	1,120,000	480,000
Oct-24	1,100,000	500,000
Nov-24	1,120,000	500,000
Dec-24	1,050,000	520,000
Jan-25	1,120,000	520,000

January	SFH	YoY %chg	CND	YoY %chg
2023	\$970,000	-7.6%	\$495,000	-2.9%
2024	\$1,021,016	5.3%	\$502,500	1.5%
2025	\$1,120,000	9.7%	\$539,500	7.4%



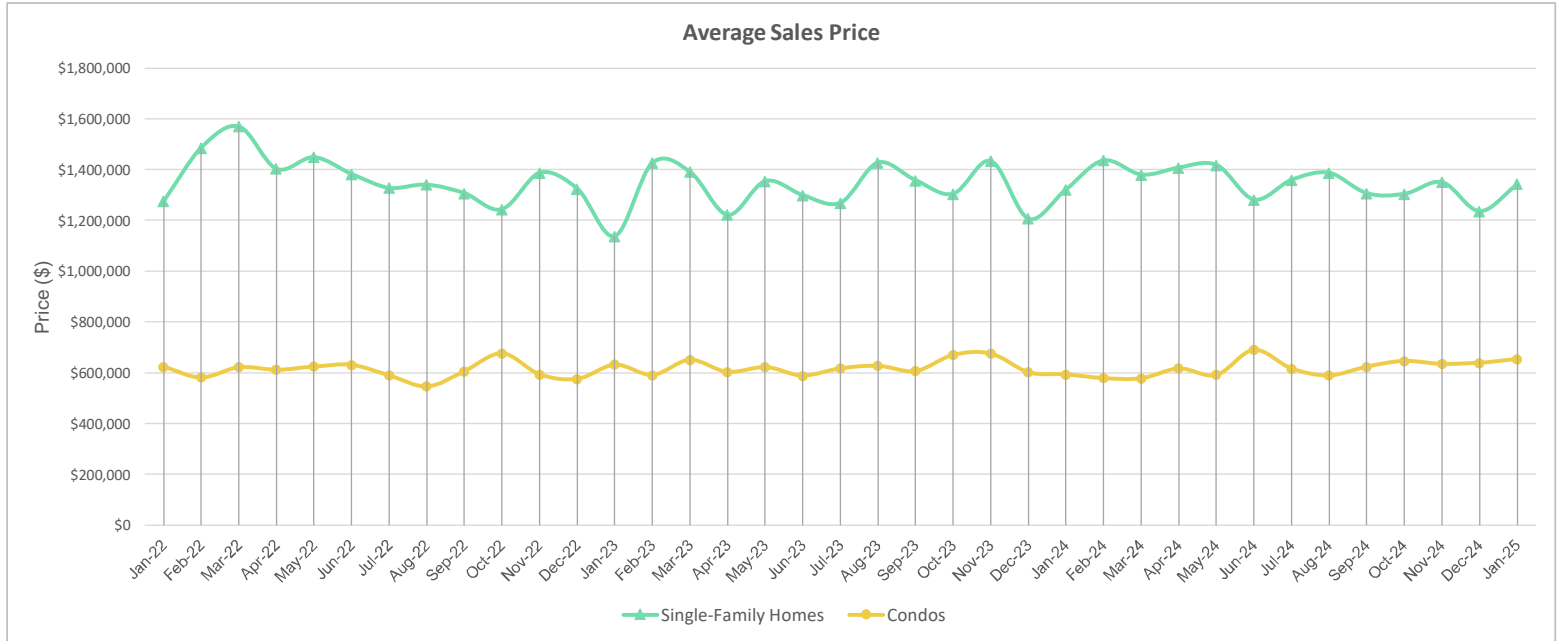
Average Sales Price

January 2025

OAHU, HAWAII

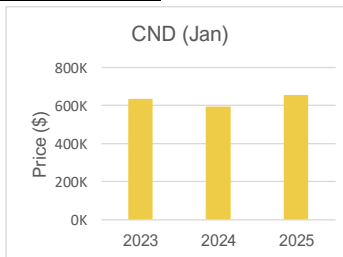
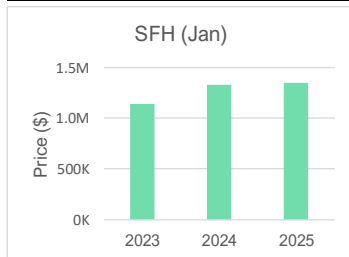
(The average sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Jan-22	\$1,277,309	\$623,928
Feb-22	\$1,486,088	\$583,367
Mar-22	\$1,570,668	\$623,684
Apr-22	\$1,404,481	\$613,189
May-22	\$1,450,008	\$625,327
Jun-22	\$1,382,559	\$631,822
Jul-22	\$1,329,023	\$590,934
Aug-22	\$1,341,958	\$547,319
Sep-22	\$1,307,249	\$607,502
Oct-22	\$1,243,960	\$676,988
Nov-22	\$1,387,685	\$594,444
Dec-22	\$1,325,156	\$576,689
Jan-23	\$1,139,294	\$633,441
Feb-23	\$1,427,864	\$592,131
Mar-23	\$1,391,538	\$651,630
Apr-23	\$1,223,383	\$603,795
May-23	\$1,355,804	\$623,748
Jun-23	\$1,300,456	\$589,597
Jul-23	\$1,270,421	\$617,683
Aug-23	\$1,427,996	\$628,127
Sep-23	\$1,357,981	\$608,222
Oct-23	\$1,304,757	\$670,805
Nov-23	\$1,434,999	\$676,625
Dec-23	\$1,207,793	\$602,535
Jan-24	\$1,323,172	\$593,630
Feb-24	\$1,437,693	\$580,274
Mar-24	\$1,380,838	\$579,500
Apr-24	\$1,408,991	\$617,664
May-24	\$1,419,039	\$592,964
Jun-24	\$1,282,503	\$690,803
Jul-24	\$1,360,415	\$616,302
Aug-24	\$1,387,740	\$590,171
Sep-24	\$1,307,833	\$625,154
Oct-24	\$1,304,557	\$647,091
Nov-24	\$1,351,976	\$635,715
Dec-24	\$1,236,689	\$639,866
Jan-25	\$1,344,122	\$654,915



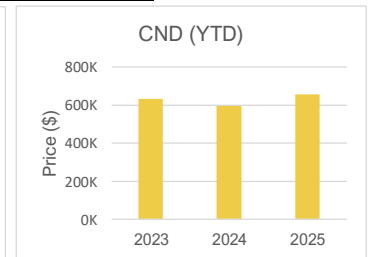
Monthly Average Sales Price

January	SFH	YoY %chg	CND	YoY %chg
2023	\$1,139,294	-10.8%	\$633,441	1.5%
2024	\$1,323,172	16.1%	\$593,630	-6.3%
2025	\$1,344,122	1.6%	\$654,915	10.3%



Year-to-Date Average Sales Price

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	\$1,139,294	-10.8%	\$633,441	1.5%
2024	\$1,323,172	16.1%	\$593,630	-6.3%
2025	\$1,344,122	1.6%	\$654,915	10.3%



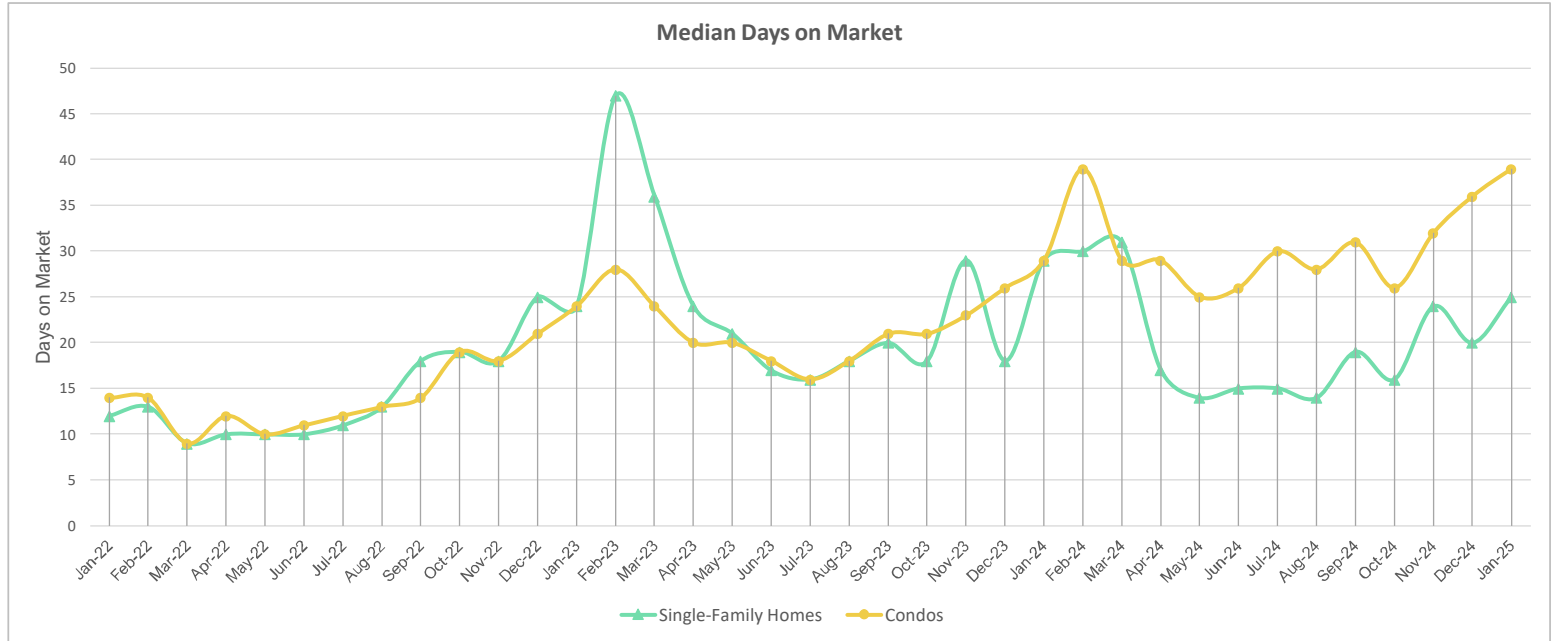
Median Days on Market

January 2025

OAHU, HAWAII

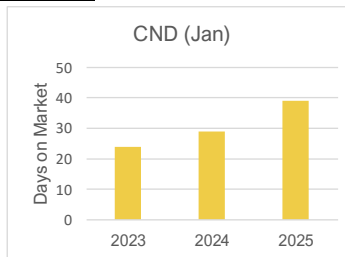
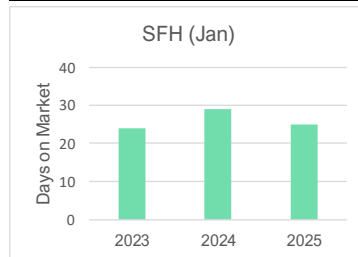
(Days on Market represents the number of days from when a property is first listed to when an offer is accepted; the Median Days on Market represents the median of all sales in a given month)

Mo/Yr	Single-Family Homes	Condos
Jan-22	12	14
Feb-22	13	14
Mar-22	9	9
Apr-22	10	12
May-22	10	10
Jun-22	10	11
Jul-22	11	12
Aug-22	13	13
Sep-22	18	14
Oct-22	19	19
Nov-22	18	18
Dec-22	25	21
Jan-23	24	24
Feb-23	47	28
Mar-23	36	24
Apr-23	24	20
May-23	21	20
Jun-23	17	18
Jul-23	16	16
Aug-23	18	18
Sep-23	20	21
Oct-23	18	21
Nov-23	29	23
Dec-23	18	26
Jan-24	29	29
Feb-24	30	39
Mar-24	31	29
Apr-24	17	29
May-24	14	25
Jun-24	15	26
Jul-24	15	30
Aug-24	14	28
Sep-24	19	31
Oct-24	16	26
Nov-24	24	32
Dec-24	20	36
Jan-25	25	39



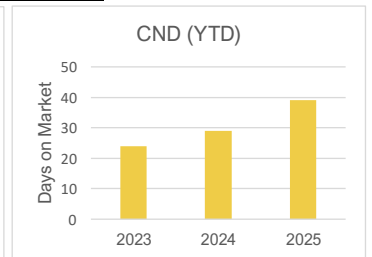
Monthly Median Days on Market

January	SFH	YoY %chg	CND	YoY %chg
2023	24	100.0%	24	71.4%
2024	29	20.8%	29	20.8%
2025	25	-13.8%	39	34.5%



Year-to-Date Median Days on Market

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	24	100.0%	24	71.4%
2024	29	20.8%	29	20.8%
2025	25	-13.8%	39	34.5%



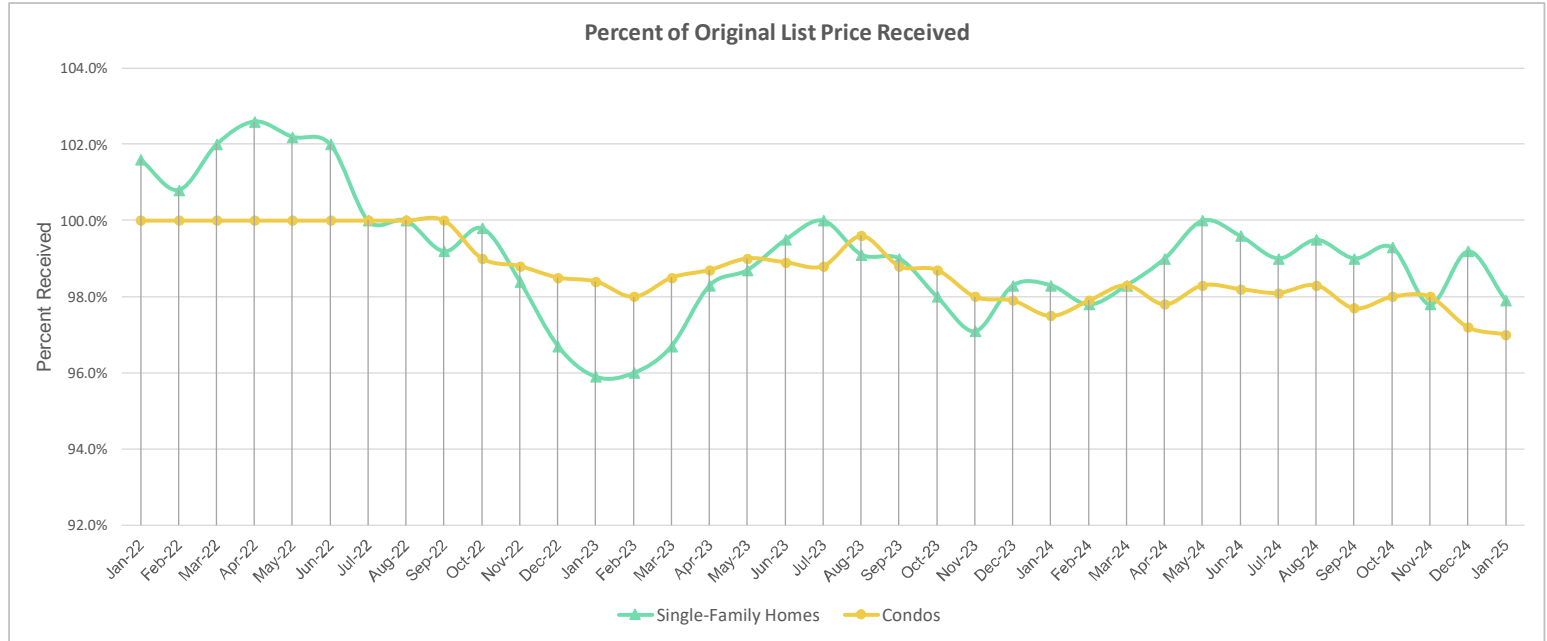
Percent of Original List Price Received

January 2025

OAHU, HAWAII

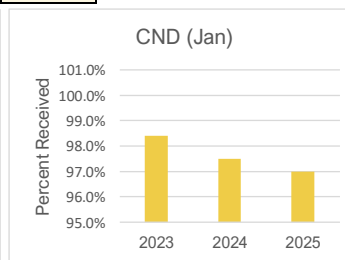
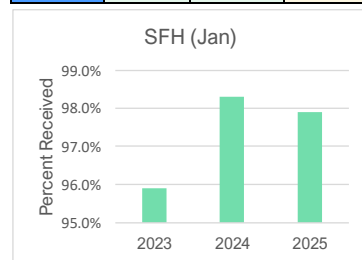
(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period indicated)

Mo/Yr	Single-Family Homes	Condos
Jan-22	101.6%	100.0%
Feb-22	100.8%	100.0%
Mar-22	102.0%	100.0%
Apr-22	102.6%	100.0%
May-22	102.2%	100.0%
Jun-22	102.0%	100.0%
Jul-22	100.0%	100.0%
Aug-22	100.0%	100.0%
Sep-22	99.2%	100.0%
Oct-22	99.8%	99.0%
Nov-22	98.4%	98.8%
Dec-22	96.7%	98.5%
Jan-23	95.9%	98.4%
Feb-23	96.0%	98.0%
Mar-23	96.7%	98.5%
Apr-23	98.3%	98.7%
May-23	98.7%	99.0%
Jun-23	99.5%	98.9%
Jul-23	100.0%	98.8%
Aug-23	99.1%	99.6%
Sep-23	99.0%	98.8%
Oct-23	98.0%	98.7%
Nov-23	97.1%	98.0%
Dec-23	98.3%	97.9%
Jan-24	98.3%	97.5%
Feb-24	97.8%	97.9%
Mar-24	98.3%	98.3%
Apr-24	99.0%	97.8%
May-24	100.0%	98.3%
Jun-24	99.6%	98.2%
Jul-24	99.0%	98.1%
Aug-24	99.5%	98.3%
Sep-24	99.0%	97.7%
Oct-24	99.3%	98.0%
Nov-24	97.8%	98.0%
Dec-24	99.2%	97.2%
Jan-25	97.9%	97.0%



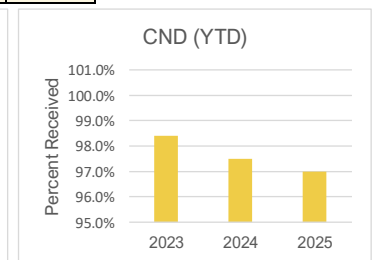
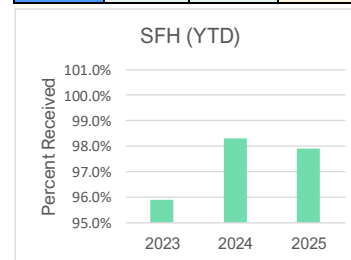
Monthly Percent of Original List Price Received

January	SFH	YoY %chg	CND	YoY %chg
2023	95.9%	-5.6%	98.4%	-1.6%
2024	98.3%	2.5%	97.5%	-0.9%
2025	97.9%	-0.4%	97.0%	-0.5%



Year-to-Date Percent of Original List Price Received

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	95.9%	-5.6%	98.4%	-1.6%
2024	98.3%	2.5%	97.5%	-0.9%
2025	97.9%	-0.4%	97.0%	-0.5%



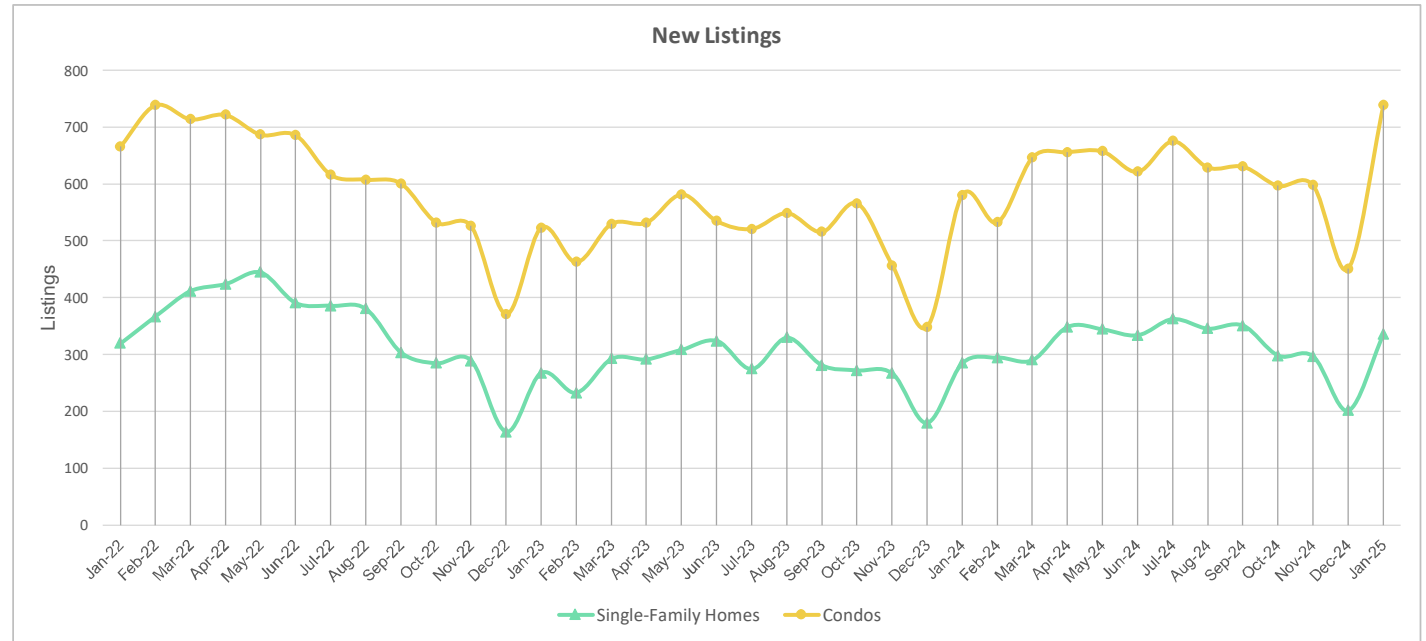
New Listings

January 2025

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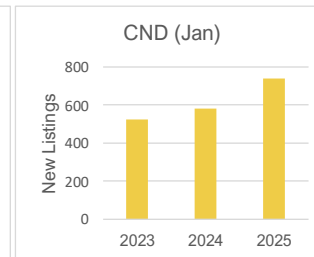
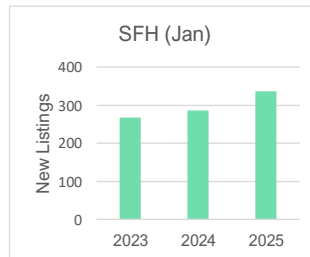
(A count of properties that have been newly listed on the market in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Jan-22	320	666	986
Feb-22	367	739	1,106
Mar-22	412	714	1,126
Apr-22	424	722	1,146
May-22	445	687	1,132
Jun-22	391	686	1,077
Jul-22	386	616	1,002
Aug-22	381	608	989
Sep-22	304	601	905
Oct-22	285	532	817
Nov-22	289	526	815
Dec-22	164	371	535
Jan-23	268	523	791
Feb-23	233	463	696
Mar-23	293	530	823
Apr-23	292	532	824
May-23	309	582	891
Jun-23	324	535	859
Jul-23	275	521	796
Aug-23	330	549	879
Sep-23	281	516	797
Oct-23	272	566	838
Nov-23	267	457	724
Dec-23	180	349	529
Jan-24	285	581	866
Feb-24	295	533	828
Mar-24	291	647	938
Apr-24	349	656	1,005
May-24	345	658	1,003
Jun-24	334	622	956
Jul-24	363	676	1,039
Aug-24	346	629	975
Sep-24	351	631	982
Oct-24	298	597	895
Nov-24	297	598	895
Dec-24	202	451	653
Jan-25	336	739	1,075



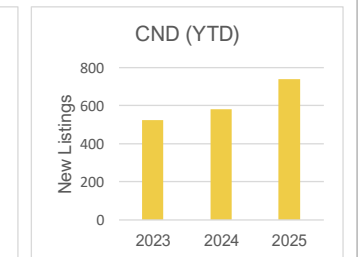
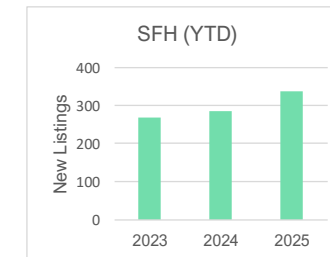
Monthly New Listings

January	SFH	YoY %chg	CND	YoY %chg
2023	268	-16.3%	523	-21.5%
2024	285	6.3%	581	11.1%
2025	336	17.9%	739	27.2%



Year-to-Date New Listings

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	268	-16.3%	523	-21.5%
2024	285	6.3%	581	11.1%
2025	336	17.9%	739	27.2%



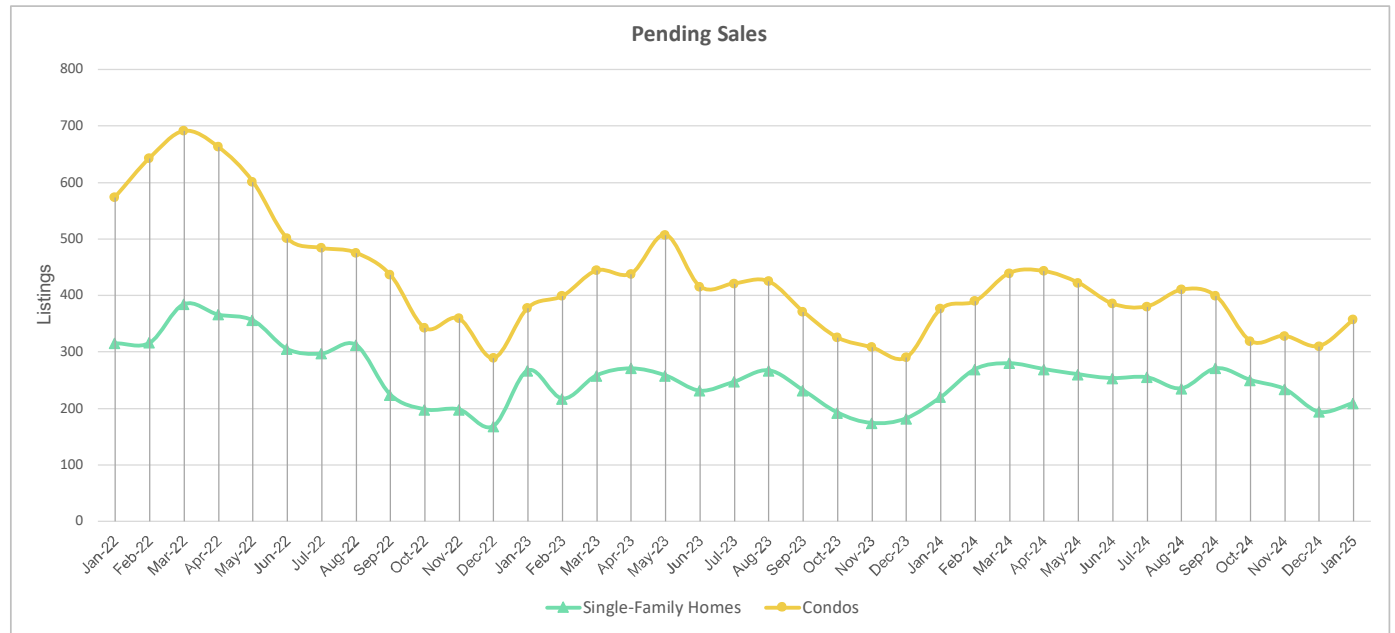
Pending Sales*

January 2025

OAHU, HAWAII

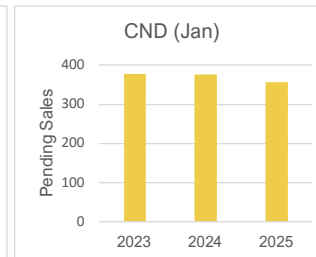
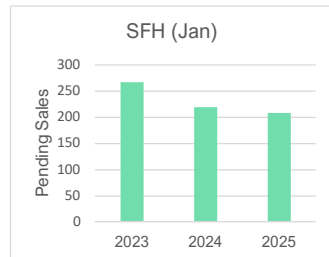
(A measure of contract activity represented by a count of properties that have had offers accepted on them during a given month)

Mo/Yr	Single-Family Homes	Condos	Total
Jan-22	315	574	889
Feb-22	316	643	959
Mar-22	384	691	1,075
Apr-22	366	663	1,029
May-22	356	601	957
Jun-22	305	501	806
Jul-22	297	484	781
Aug-22	312	475	787
Sep-22	224	436	660
Oct-22	198	342	540
Nov-22	198	359	557
Dec-22	168	289	457
Jan-23	267	378	645
Feb-23	217	399	616
Mar-23	258	444	702
Apr-23	271	438	709
May-23	258	507	765
Jun-23	231	415	646
Jul-23	247	421	668
Aug-23	267	425	692
Sep-23	232	371	603
Oct-23	192	325	517
Nov-23	174	308	482
Dec-23	182	290	472
Jan-24	220	376	596
Feb-24	269	390	659
Mar-24	280	439	719
Apr-24	269	443	712
May-24	260	422	682
Jun-24	253	385	638
Jul-24	255	380	635
Aug-24	235	410	645
Sep-24	271	399	670
Oct-24	250	319	569
Nov-24	234	328	562
Dec-24	194	310	504
Jan-25	209	357	566



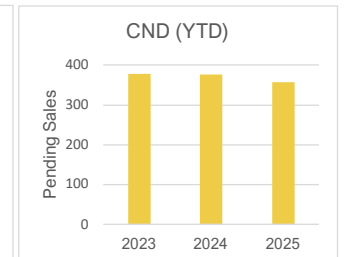
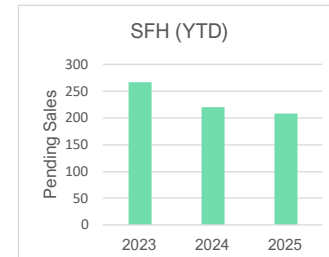
Monthly Pending Sales

January	SFH	YoY %chg	CND	YoY %chg
2023	267	-15.2%	378	-34.1%
2024	220	-17.6%	376	-0.5%
2025	209	-5.0%	357	-5.1%



Year-to-Date Pending Sales

January	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	267	-15.2%	378	-34.1%
2024	220	-17.6%	376	-0.5%
2025	209	-5.0%	357	-5.1%



*Methodology updated as of 2021 to reflect a count of properties that entered contract within the given month and remain in escrow status at the end of the month (also applied to historical data shown above).

Pending Sales, in reports prior to 2021, reflect a count of all listings that held a Pending (P) status throughout the given month.

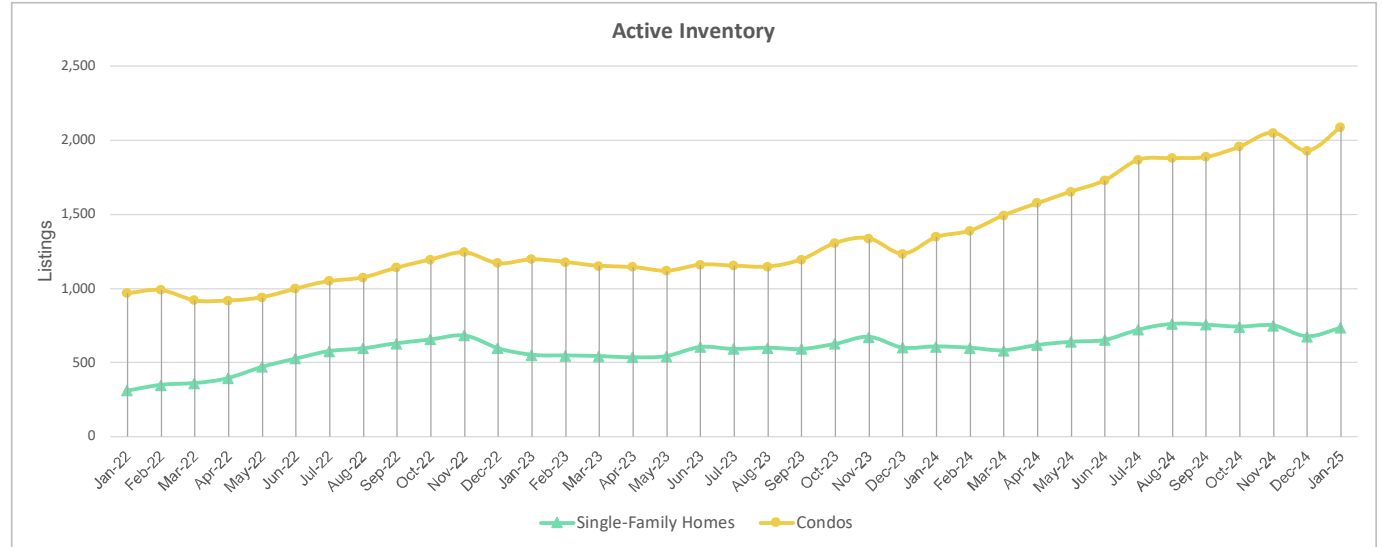
Active Inventory*

January 2025

OAHU, HAWAII

(The number of properties in Active (A) status at the end of the given month)

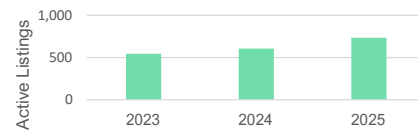
Mo/Yr	Single-Family Homes	Condos	Total
Jan-22	311	967	1,278
Feb-22	348	989	1,337
Mar-22	360	919	1,279
Apr-22	395	917	1,312
May-22	471	939	1,410
Jun-22	527	998	1,525
Jul-22	576	1,050	1,626
Aug-22	596	1,073	1,669
Sep-22	629	1,141	1,770
Oct-22	656	1,194	1,850
Nov-22	682	1,244	1,926
Dec-22	597	1,170	1,767
Jan-23	551	1,196	1,747
Feb-23	547	1,177	1,724
Mar-23	541	1,152	1,693
Apr-23	535	1,144	1,679
May-23	543	1,118	1,661
Jun-23	605	1,159	1,764
Jul-23	591	1,154	1,745
Aug-23	598	1,146	1,744
Sep-23	592	1,194	1,786
Oct-23	626	1,306	1,932
Nov-23	672	1,337	2,009
Dec-23	600	1,234	1,834
Jan-24	607	1,348	1,955
Feb-24	599	1,388	1,987
Mar-24	581	1,493	2,074
Apr-24	618	1,576	2,194
May-24	640	1,651	2,291
Jun-24	653	1,729	2,382
Jul-24	722	1,867	2,589
Aug-24	760	1,879	2,639
Sep-24	755	1,887	2,642
Oct-24	741	1,957	2,698
Nov-24	749	2,049	2,798
Dec-24	675	1,928	2,603
Jan-25	734	2,088	2,822



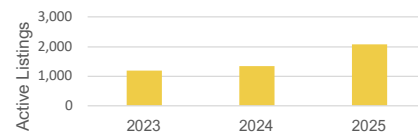
Active Inventory

January	SFH	YoY %chg	CND	YoY %chg
2023	551	77.2%	1,196	23.7%
2024	607	10.2%	1,348	12.7%
2025	734	20.9%	2,088	54.9%

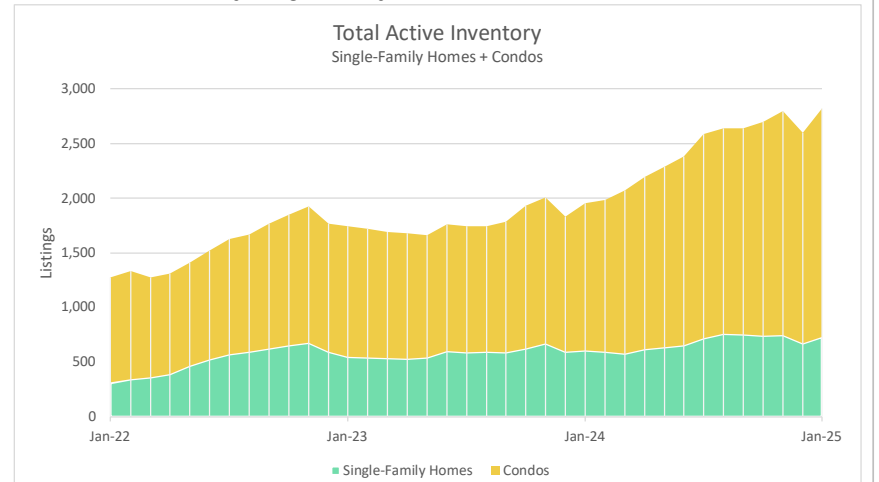
SFH (Jan)



CND (Jan)



Total Active Inventory: Single-Family Homes + Condos



*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

Total Inventory In Escrow*

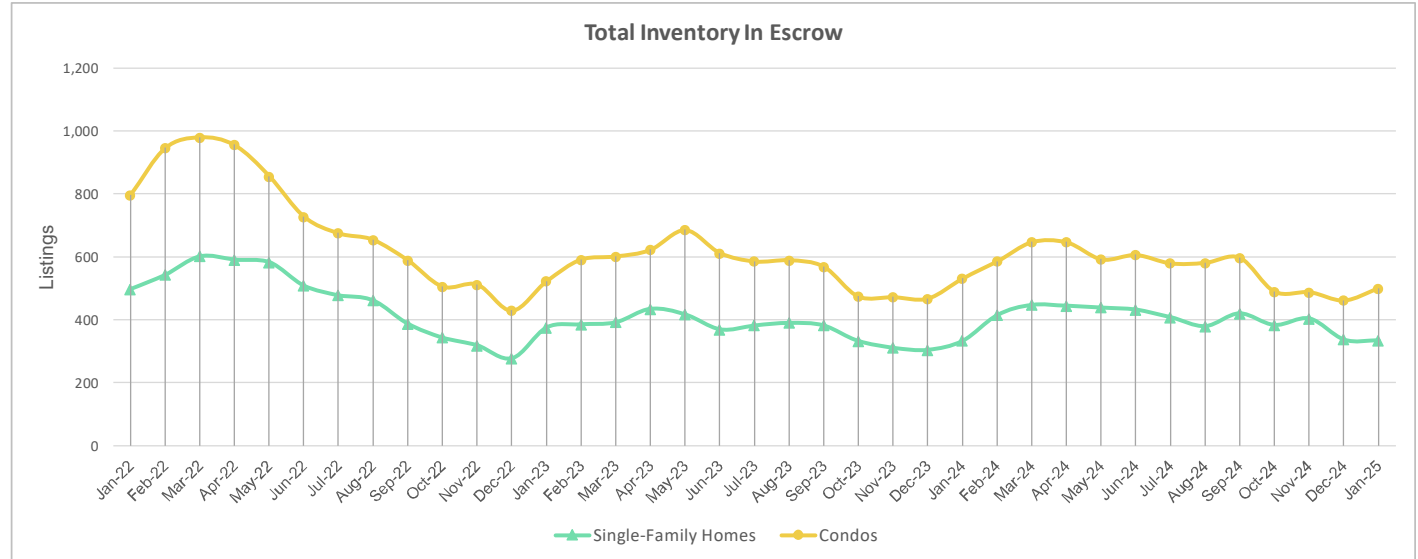
January 2025

OAHU, HAWAII

(The number of properties under contract at the end of the given month / combined listings in C and P status)

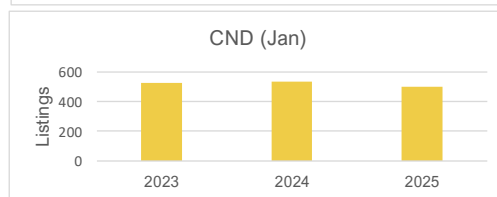
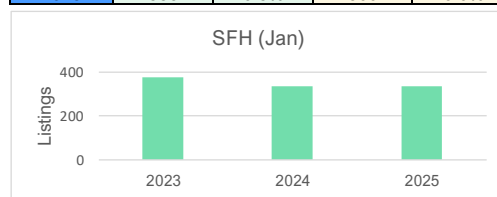
Mo/Yr	Single-Family Homes	Condos	Total
Jan-22	498	797	1,295
Feb-22	544	946	1,490
Mar-22	603	980	1,583
Apr-22	592	956	1,548
May-22	583	856	1,439
Jun-22	509	728	1,237
Jul-22	479	676	1,155
Aug-22	462	654	1,116
Sep-22	388	590	978
Oct-22	345	506	851
Nov-22	319	512	831
Dec-22	278	430	708
Jan-23	376	523	899
Feb-23	386	592	978
Mar-23	393	602	995
Apr-23	435	623	1,058
May-23	418	686	1,104
Jun-23	370	612	982
Jul-23	383	586	969
Aug-23	391	590	981
Sep-23	383	569	952
Oct-23	333	475	808
Nov-23	312	473	785
Dec-23	305	468	773
Jan-24	334	532	866
Feb-24	416	586	1,002
Mar-24	448	647	1,095
Apr-24	445	647	1,092
May-24	440	593	1,033
Jun-24	433	607	1,040
Jul-24	409	580	989
Aug-24	380	581	961
Sep-24	421	598	1,019
Oct-24	384	490	874
Nov-24	405	488	893
Dec-24	338	462	800
Jan-25	335	500	835

*New indicator added to reports as of 2021, including applicable historical data.

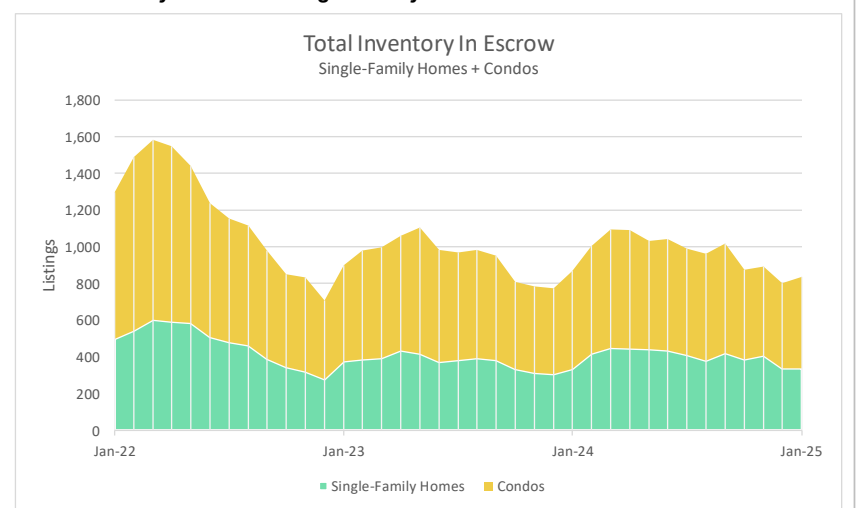


Total Inventory In Escrow

January	SFH	YoY %chg	CND	YoY %chg
2023	376	-24.5%	523	-34.4%
2024	334	-11.2%	532	1.7%
2025	335	0.3%	500	-6.0%



Total Inventory In Escrow: Single-Family Homes + Condos



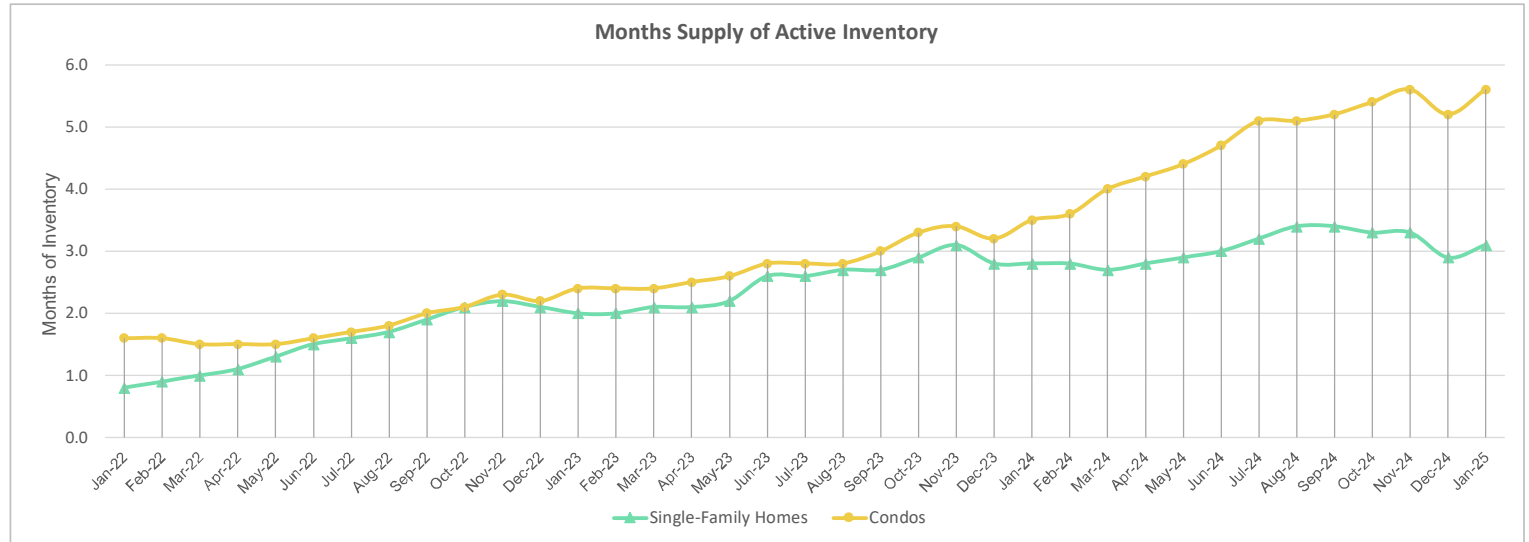
Months Supply of Active Inventory*

January 2025

OAHU, HAWAII

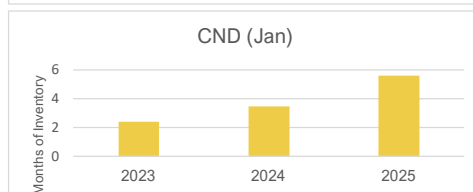
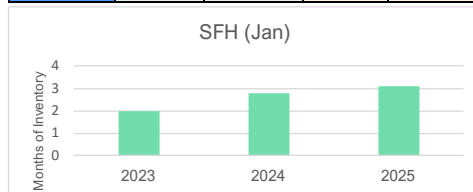
(Compares active inventory to a rolling 12-month average closed sales)

Mo/Yr	Single-Family Homes	Condos
Jan-22	0.8	1.6
Feb-22	0.9	1.6
Mar-22	1.0	1.5
Apr-22	1.1	1.5
May-22	1.3	1.5
Jun-22	1.5	1.6
Jul-22	1.6	1.7
Aug-22	1.7	1.8
Sep-22	1.9	2.0
Oct-22	2.1	2.1
Nov-22	2.2	2.3
Dec-22	2.1	2.2
Jan-23	2.0	2.4
Feb-23	2.0	2.4
Mar-23	2.1	2.4
Apr-23	2.1	2.5
May-23	2.2	2.6
Jun-23	2.6	2.8
Jul-23	2.6	2.8
Aug-23	2.7	2.8
Sep-23	2.7	3.0
Oct-23	2.9	3.3
Nov-23	3.1	3.4
Dec-23	2.8	3.2
Jan-24	2.8	3.5
Feb-24	2.8	3.6
Mar-24	2.7	4.0
Apr-24	2.8	4.2
May-24	2.9	4.4
Jun-24	3.0	4.7
Jul-24	3.2	5.1
Aug-24	3.4	5.1
Sep-24	3.4	5.2
Oct-24	3.3	5.4
Nov-24	3.3	5.6
Dec-24	2.9	5.2
Jan-25	3.1	5.6

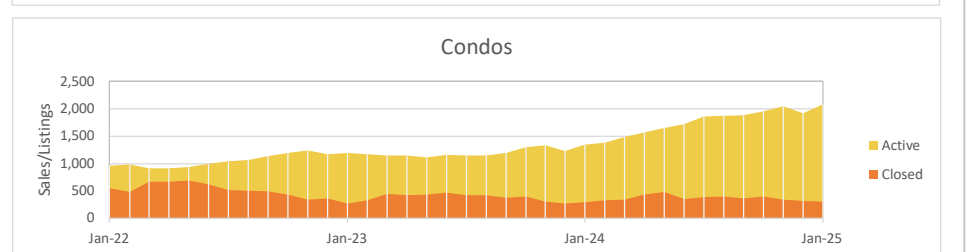
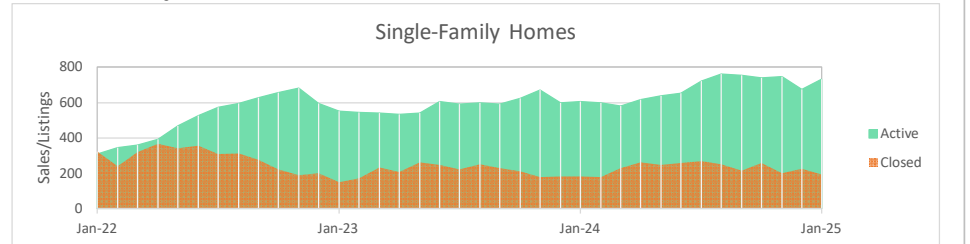


Months Supply of Active Inventory

January	SFH	YoY %chg	CND	YoY %chg
2023	2.0	150.0%	2.4	50.0%
2024	2.8	40.0%	3.5	45.8%
2025	3.1	10.7%	5.6	60.0%



Active Inventory vs. Closed Sales



*Methodology updated as of 2021 (also applied to historical data shown on this chart).

Months of Inventory, in reports prior to 2021, reflect a comparison of active listings to average pending sales.

Housing Supply Overview

January 2025

OAHU, HAWAII

(A year-over-year overview of the availability and sales of properties in a given month, by price range)

	Closed Sales			Median Days on Market			Percent of Original List Price Received			New Listings			Pending Sales			Active Inventory			Total Inventory In Escrow			Months Supply of Active Inventory		
Single-Family Homes	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg
\$449,999 and below	4	5	-20.0%	30	21	42.9%	84.7%	96.9%	-12.6%	3	3	0.0%	4	1	300.0%	9	8	12.5%	10	3	233.3%	4.5	4.0	12.5%
\$450,000 - \$599,999	5	5	0.0%	90	44	104.5%	90.4%	81.8%	10.5%	10	7	42.9%	6	9	-33.3%	29	17	70.6%	17	13	30.8%	4.8	2.8	71.4%
\$600,000 - \$699,999	8	8	0.0%	20	84	-76.2%	99.2%	96.0%	3.3%	13	15	-13.3%	6	5	20.0%	40	23	73.9%	11	9	22.2%	4.4	2.3	91.3%
\$700,000 - \$799,999	11	21	-47.6%	39	37	5.4%	97.7%	97.5%	0.2%	29	17	70.6%	14	26	-46.2%	53	35	51.4%	25	46	-45.7%	2.9	1.8	61.1%
\$800,000 - \$899,999	31	28	10.7%	18	37	-51.4%	100.0%	97.6%	2.5%	35	37	-5.4%	16	26	-38.5%	66	57	15.8%	27	45	-40.0%	2.1	1.7	23.5%
\$900,000 - \$999,999	16	21	-23.8%	20	25	-20.0%	97.6%	99.0%	-1.4%	38	42	-9.5%	25	30	-16.7%	64	62	3.2%	40	46	-13.0%	2.4	2.2	9.1%
\$1,000,000 - \$1,499,999	69	55	25.5%	18	19	-5.3%	97.9%	99.0%	-1.1%	115	75	53.3%	76	69	10.1%	190	144	31.9%	119	98	21.4%	2.3	2.1	9.5%
\$1,500,000 - 1,999,999	26	22	18.2%	20	46	-56.5%	98.7%	97.7%	1.0%	49	45	8.9%	36	30	20.0%	101	91	11.0%	46	37	24.3%	3.2	3.6	-11.1%
\$2,000,000 - \$2,999,999	18	14	28.6%	46	12	283.3%	96.7%	100.0%	-3.3%	18	24	-25.0%	8	16	-50.0%	69	70	-1.4%	14	22	-36.4%	4.3	5.0	-14.0%
\$3,000,000 and above	8	5	60.0%	103	6	1616.7%	88.4%	99.0%	-10.7%	26	20	30.0%	18	8	125.0%	113	100	13.0%	26	15	73.3%	11.3	11.1	1.8%
All Single-Family Homes	196	184	6.5%	25	29	-13.8%	97.9%	98.3%	-0.4%	336	285	17.9%	209	220	-5.0%	734	607	20.9%	335	334	0.3%	3.1	2.8	10.7%

	Closed Sales			Median Days on Market			Percent of Original List Price Received			New Listings			Pending Sales			Active Inventory			Total Inventory In Escrow			Months Supply of Active Inventory		
Condos	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg	Jan-25	Jan-24	%chg
\$149,999 and below	10	9	11.1%	76	33	130.3%	85.7%	94.2%	-9.0%	19	18	5.6%	12	13	-7.7%	57	41	39.0%	17	24	-29.2%	4.8	3.2	50.0%
\$150,000 - \$299,999	38	33	15.2%	85	41	107.3%	91.7%	96.2%	-4.7%	84	58	44.8%	41	31	32.3%	264	145	82.1%	61	58	5.2%	6.6	3.3	100.0%
\$300,000 - \$399,999	42	52	-19.2%	45	38	18.4%	94.0%	97.1%	-3.2%	107	102	4.9%	72	65	10.8%	299	198	51.0%	104	94	10.6%	5.1	3.2	59.4%
\$400,000 - \$499,999	51	47	8.5%	36	22	63.6%	98.8%	97.8%	1.0%	125	101	23.8%	48	70	-31.4%	316	188	68.1%	68	94	-27.7%	4.9	2.9	69.0%
\$500,000 - \$599,999	38	40	-5.0%	53	30	76.7%	97.4%	99.1%	-1.7%	111	75	48.0%	52	59	-11.9%	278	142	95.8%	68	79	-13.9%	5.1	2.4	112.5%
\$600,000 - \$699,999	33	41	-19.5%	22	28	-21.4%	97.7%	98.5%	-0.8%	68	58	17.2%	34	46	-26.1%	182	131	38.9%	49	61	-19.7%	4.6	2.9	58.6%
\$700,000 - \$999,999	64	54	18.5%	25	17	47.1%	98.5%	97.9%	0.6%	137	95	44.2%	61	59	3.4%	314	224	40.2%	84	79	6.3%	4.8	3.7	29.7%
\$1,000,000 - \$1,499,999	19	6	216.7%	77	53	45.3%	94.7%	96.6%	-2.0%	48	42	14.3%	24	23	4.3%	156	119	31.1%	33	30	10.0%	6.8	6.3	7.9%
\$1,500,000 - \$1,999,999	7	5	40.0%	48	34	41.2%	97.6%	96.8%	0.8%	16	14	14.3%	6	5	20.0%	87	64	35.9%	7	7	0.0%	10.9	8.0	36.3%
\$2,000,000 and above	10	5	100.0%	8	78	-89.7%	97.1%	90.7%	7.1%	24	18	33.3%	7	5	40.0%	135	96	40.6%	9	6	50.0%	19.3	13.7	40.9%
All Condos	312	292	6.8%	39	29	34.5%	97.0%	97.5%	-0.5%	739	581	27.2%	357	376	-5.1%	2,088	1,348	54.9%	500	532	-6.0%	5.6	3.5	60.0%

SOURCE: Honolulu Board of REALTORS®, residential resales compiled from MLS data.

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Closed Sales by Price Range: Single-Family Homes

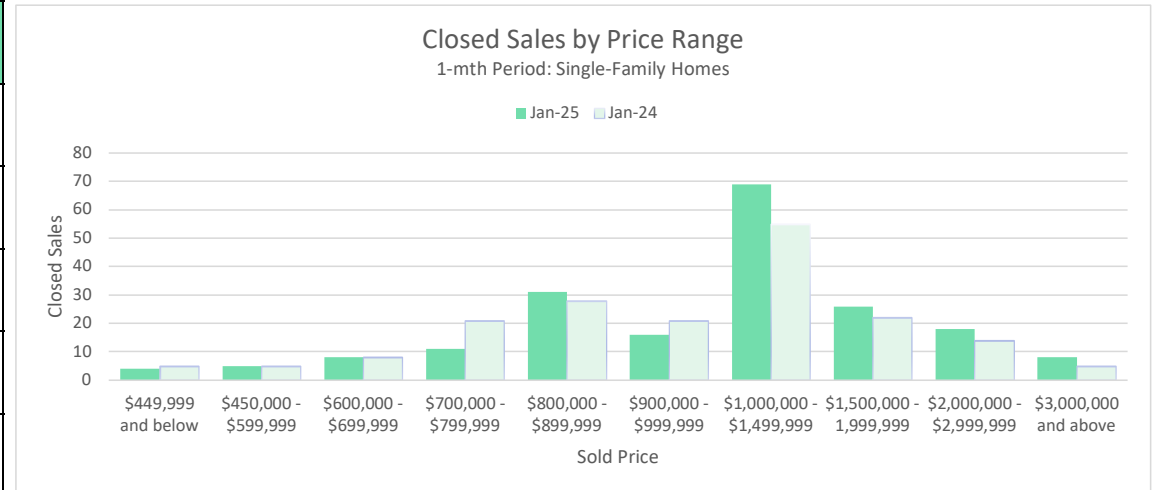
January 2025

OAHU, HAWAII

(A count of properties that have closed in a given month)

Single-Family Homes	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	4	5	-20.0%	26	29	-10.3%
\$450,000 - \$599,999	5	5	0.0%	75	66	13.6%
\$600,000 - \$699,999	8	8	0.0%	103	120	-14.2%
\$700,000 - \$799,999	11	21	-47.6%	219	231	-5.2%
\$800,000 - \$899,999	31	28	10.7%	367	392	-6.4%
\$900,000 - \$999,999	16	21	-23.8%	327	334	-2.1%
\$1,000,000 - \$1,499,999	69	55	25.5%	995	842	18.2%
\$1,500,000 - 1,999,999	26	22	18.2%	381	299	27.4%
\$2,000,000 - \$2,999,999	18	14	28.6%	196	172	14.0%
\$3,000,000 and above	8	5	60.0%	116	109	6.4%
All Single-Family Homes	196	184	6.5%	2,805	2,594	8.1%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Closed Sales by Price Range: Condos

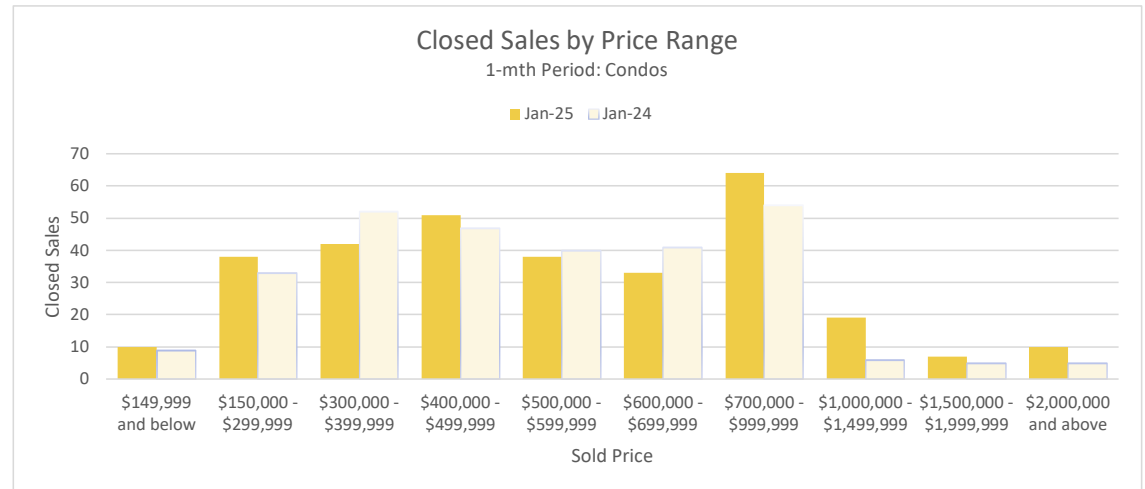
January 2025

OAHU, HAWAII

(A count of properties that have closed in a given month)

Condos	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	10	9	11.1%	146	155	-5.8%
\$150,000 - \$299,999	38	33	15.2%	480	528	-9.1%
\$300,000 - \$399,999	42	52	-19.2%	711	736	-3.4%
\$400,000 - \$499,999	51	47	8.5%	774	781	-0.9%
\$500,000 - \$599,999	38	40	-5.0%	651	711	-8.4%
\$600,000 - \$699,999	33	41	-19.5%	484	544	-11.0%
\$700,000 - \$999,999	64	54	18.5%	775	730	6.2%
\$1,000,000 - \$1,499,999	19	6	216.7%	276	230	20.0%
\$1,500,000 - \$1,999,999	7	5	40.0%	99	90	10.0%
\$2,000,000 and above	10	5	100.0%	83	85	-2.4%
All Condos	312	292	6.8%	4,479	4,590	-2.4%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Median Days on Market by Price Range: Single-Family Homes

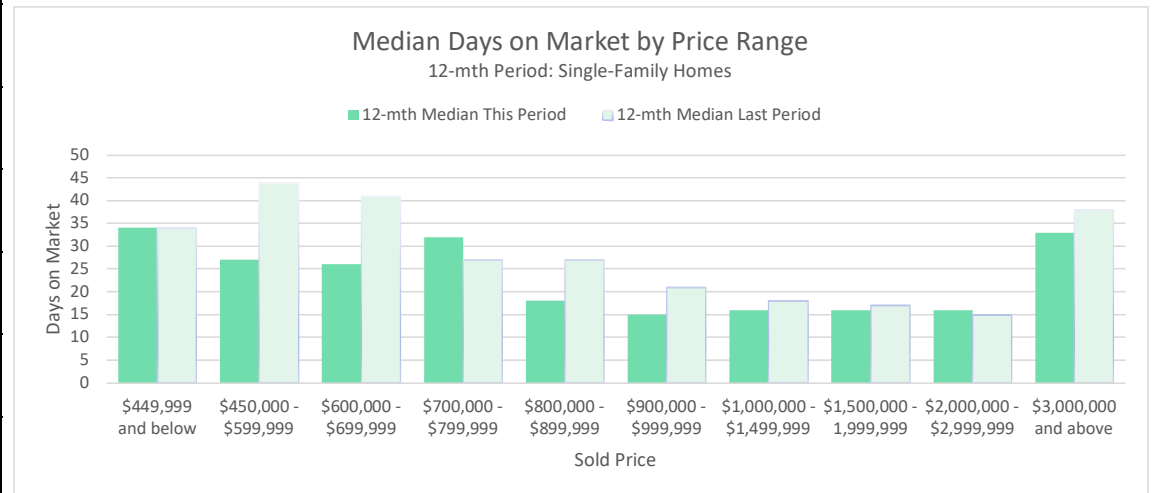
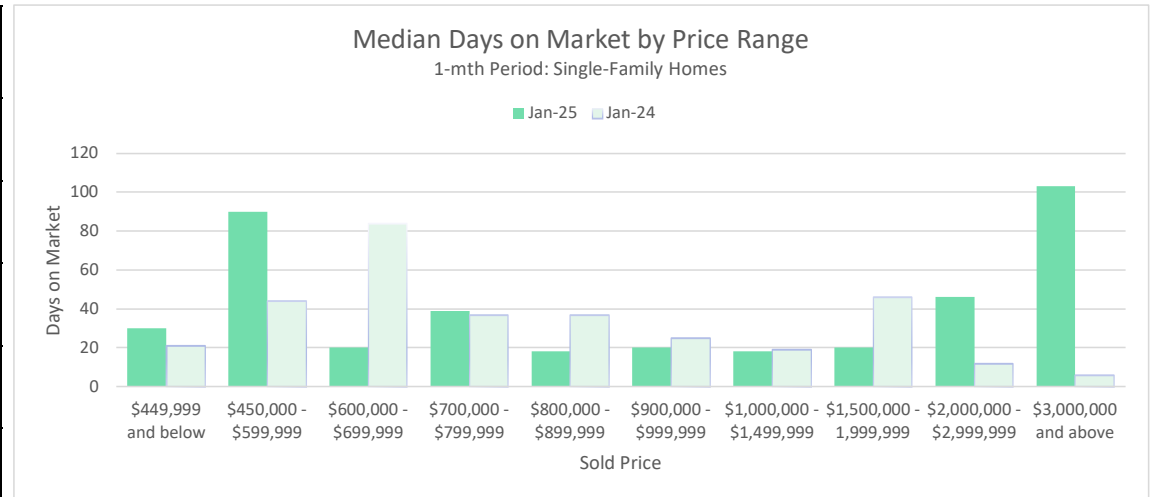
January 2025

OAHU, HAWAII

(The median number of days from when a property is first listed to when an offer is accepted)

Single-Family Homes	Jan-25	Jan-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	30	21	42.9%	34	34	0.0%
\$450,000 - \$599,999	90	44	104.5%	27	44	-38.6%
\$600,000 - \$699,999	20	84	-76.2%	26	41	-36.6%
\$700,000 - \$799,999	39	37	5.4%	32	27	18.5%
\$800,000 - \$899,999	18	37	-51.4%	18	27	-33.3%
\$900,000 - \$999,999	20	25	-20.0%	15	21	-28.6%
\$1,000,000 - \$1,499,999	18	19	-5.3%	16	18	-11.1%
\$1,500,000 - 1,999,999	20	46	-56.5%	16	17	-5.9%
\$2,000,000 - \$2,999,999	46	12	283.3%	16	15	6.7%
\$3,000,000 and above	103	6	1616.7%	33	38	-13.2%
All Single-Family Homes	25	29	-13.8%	18	22	-18.2%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Median Days on Market by Price Range: Condos

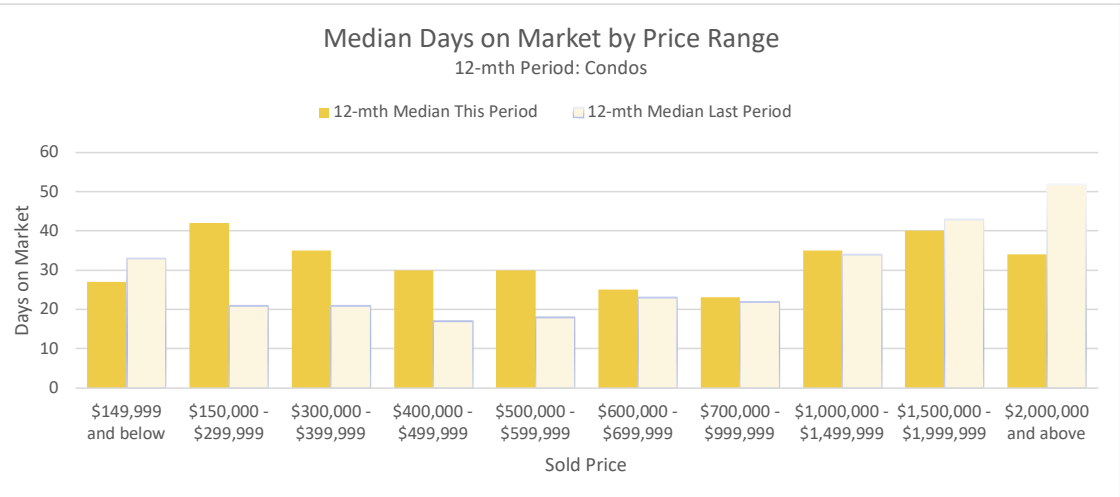
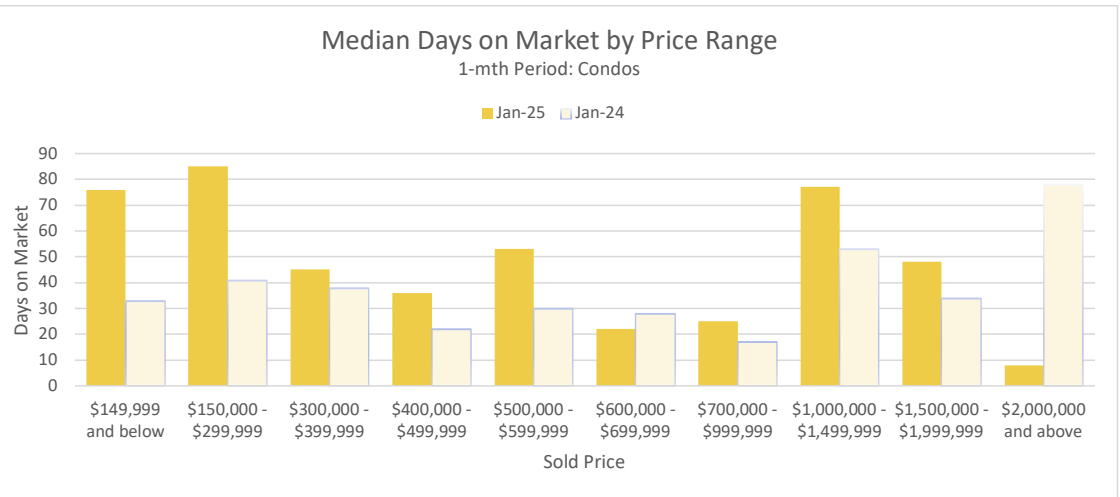
January 2025

OAHU, HAWAII

(The median number of days from when a property is first listed to when an offer is accepted)

Condos	Jan-25	Jan-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	76	33	130.3%	27	33	-18.2%
\$150,000 - \$299,999	85	41	107.3%	42	21	100.0%
\$300,000 - \$399,999	45	38	18.4%	35	21	66.7%
\$400,000 - \$499,999	36	22	63.6%	30	17	76.5%
\$500,000 - \$599,999	53	30	76.7%	30	18	66.7%
\$600,000 - \$699,999	22	28	-21.4%	25	23	8.7%
\$700,000 - \$999,999	25	17	47.1%	23	22	4.5%
\$1,000,000 - \$1,499,999	77	53	45.3%	35	34	2.9%
\$1,500,000 - \$1,999,999	48	34	41.2%	40	43	-7.0%
\$2,000,000 and above	8	78	-89.7%	34	52	-34.6%
All Condos	39	29	34.5%	30	21	42.9%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Median Percent of Original List Price Received by Price Range: Single-Family Homes

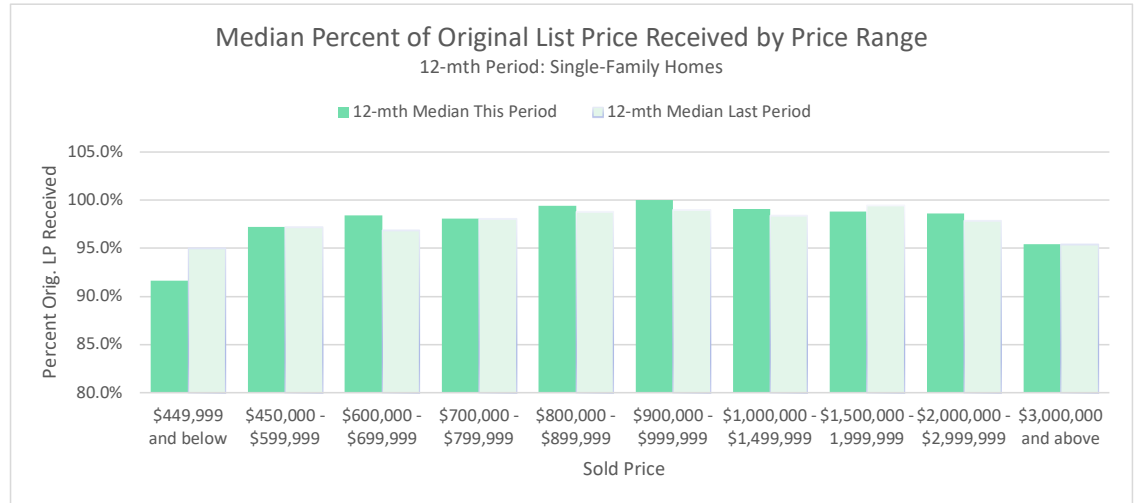
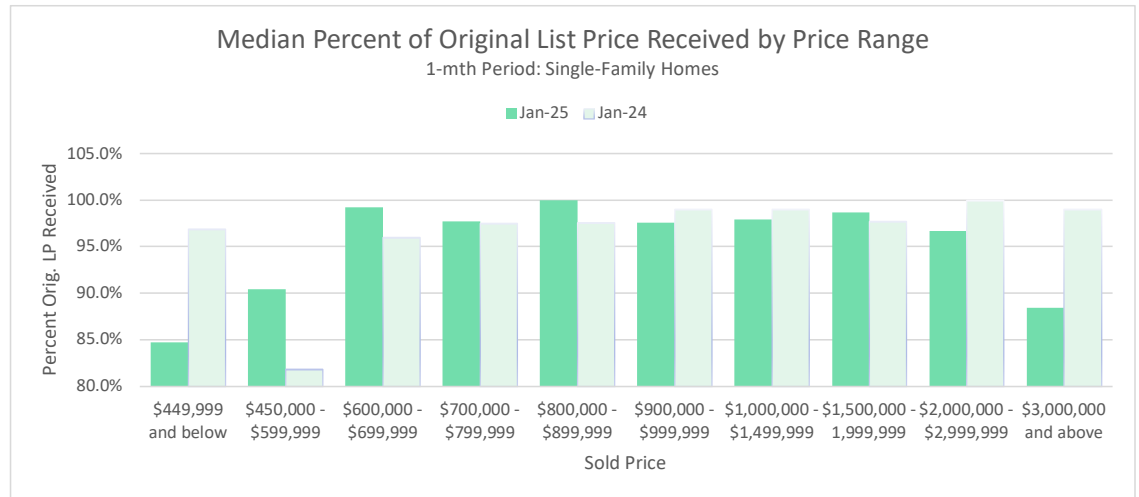
January 2025

OAHU, HAWAII

(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period and price range indicated)

Single-Family Homes	Jan-25	Jan-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	84.7%	96.9%	-12.6%	91.6%	95.0%	-3.6%
\$450,000 - \$599,999	90.4%	81.8%	10.5%	97.2%	97.2%	0.0%
\$600,000 - \$699,999	99.2%	96.0%	3.3%	98.4%	96.9%	1.5%
\$700,000 - \$799,999	97.7%	97.5%	0.2%	98.1%	98.1%	0.0%
\$800,000 - \$899,999	100.0%	97.6%	2.5%	99.4%	98.8%	0.6%
\$900,000 - \$999,999	97.6%	99.0%	-1.4%	100.0%	99.0%	1.0%
\$1,000,000 - \$1,499,999	97.9%	99.0%	-1.1%	99.1%	98.4%	0.7%
\$1,500,000 - 1,999,999	98.7%	97.7%	1.0%	98.8%	99.5%	-0.7%
\$2,000,000 - \$2,999,999	96.7%	100.0%	-3.3%	98.6%	97.9%	0.7%
\$3,000,000 and above	88.4%	99.0%	-10.7%	95.4%	95.4%	0.0%
All Single-Family Homes	97.9%	98.3%	-0.4%	98.9%	98.3%	0.6%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Median Percent of Original List Price Received by Price Range: Condos

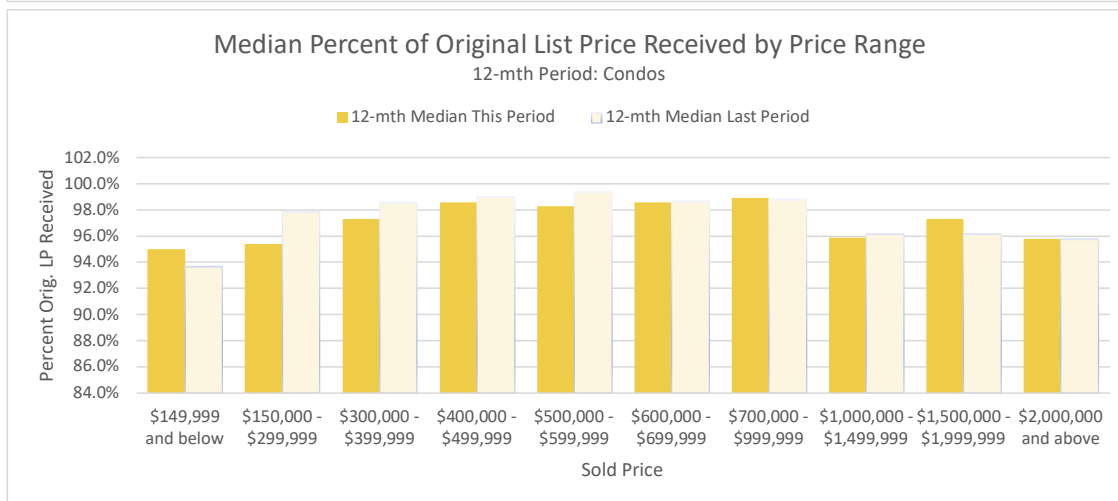
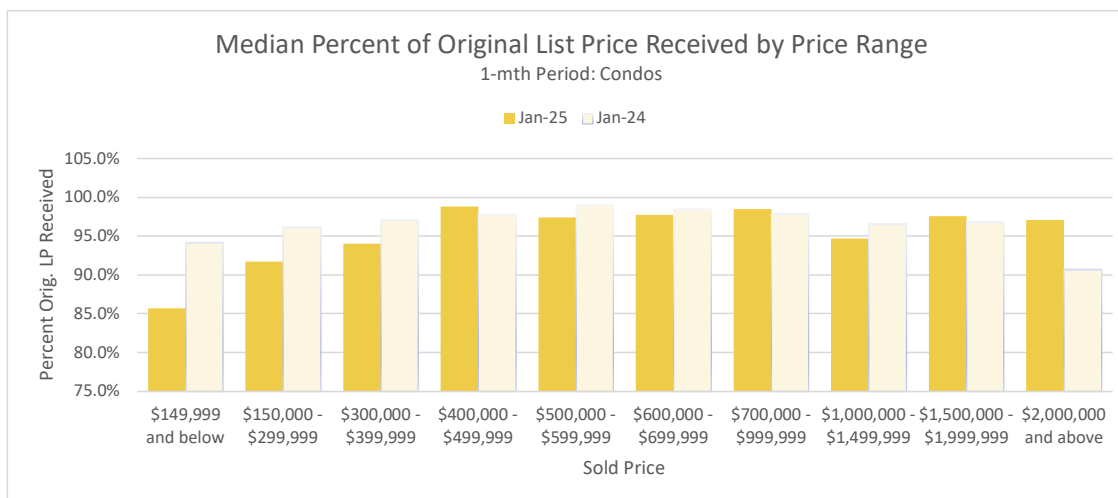
January 2025

OAHU, HAWAII

(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period and price range indicated)

Condos	Jan-25	Jan-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	85.7%	94.2%	-9.0%	95.0%	93.7%	1.4%
\$150,000 - \$299,999	91.7%	96.2%	-4.7%	95.4%	97.9%	-2.6%
\$300,000 - \$399,999	94.0%	97.1%	-3.2%	97.3%	98.6%	-1.3%
\$400,000 - \$499,999	98.8%	97.8%	1.0%	98.6%	99.0%	-0.4%
\$500,000 - \$599,999	97.4%	99.1%	-1.7%	98.3%	99.4%	-1.1%
\$600,000 - \$699,999	97.7%	98.5%	-0.8%	98.6%	98.7%	-0.1%
\$700,000 - \$999,999	98.5%	97.9%	0.6%	98.9%	98.8%	0.1%
\$1,000,000 - \$1,499,999	94.7%	96.6%	-2.0%	95.9%	96.2%	-0.3%
\$1,500,000 - \$1,999,999	97.6%	96.8%	0.8%	97.3%	96.2%	1.1%
\$2,000,000 and above	97.1%	90.7%	7.1%	95.8%	95.8%	0.0%
All Condos	97.0%	97.5%	-0.5%	97.9%	98.5%	-0.6%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



New Listings by Price Range: Single-Family Homes

January 2025

OAHU, HAWAII

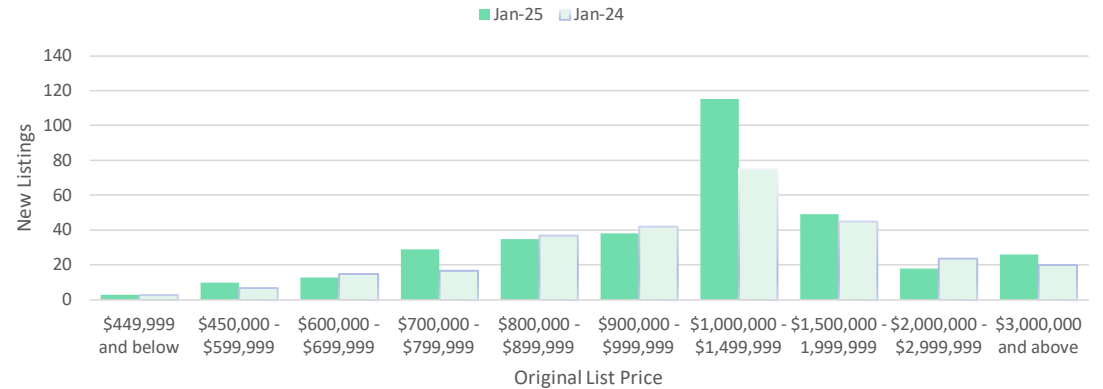
(A count of properties that have been newly listed on the market in a given month)

Single-Family Homes	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	3	3	0.0%	30	24	25.0%
\$450,000 - \$599,999	10	7	42.9%	111	77	44.2%
\$600,000 - \$699,999	13	15	-13.3%	153	133	15.0%
\$700,000 - \$799,999	29	17	70.6%	254	279	-9.0%
\$800,000 - \$899,999	35	37	-5.4%	419	439	-4.6%
\$900,000 - \$999,999	38	42	-9.5%	446	436	2.3%
\$1,000,000 - \$1,499,999	115	75	53.3%	1,283	994	29.1%
\$1,500,000 - 1,999,999	49	45	8.9%	546	471	15.9%
\$2,000,000 - \$2,999,999	18	24	-25.0%	291	254	14.6%
\$3,000,000 and above	26	20	30.0%	274	234	17.1%
All Single-Family Homes	336	285	17.9%	3,807	3,341	13.9%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

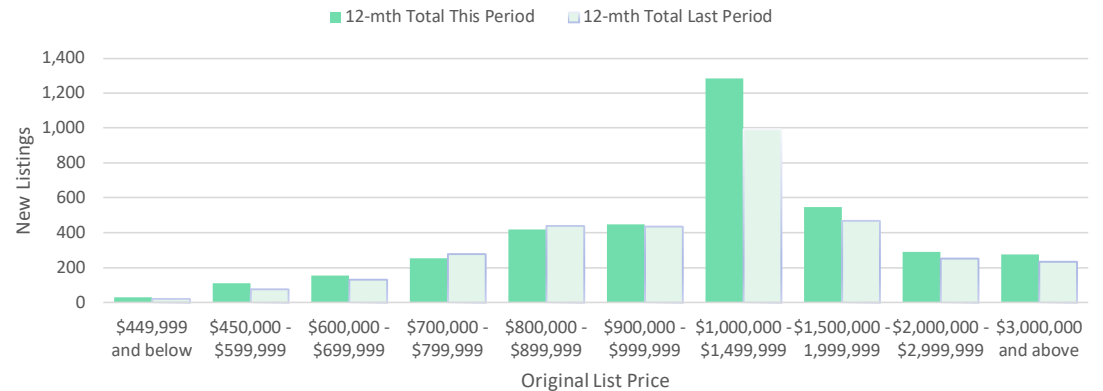
New Listings by Price Range

1-mth Period: Single-Family Homes



New Listings by Price Range

12-mth Period: Single-Family Homes



New Listings by Price Range: Condos

January 2025

OAHU, HAWAII

(A count of properties that have been newly listed on the market in a given month)

Condos	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	19	18	5.6%	187	178	5.1%
\$150,000 - \$299,999	84	58	44.8%	739	679	8.8%
\$300,000 - \$399,999	107	102	4.9%	1,136	929	22.3%
\$400,000 - \$499,999	125	101	23.8%	1,268	1,022	24.1%
\$500,000 - \$599,999	111	75	48.0%	1,076	928	15.9%
\$600,000 - \$699,999	68	58	17.2%	779	702	11.0%
\$700,000 - \$999,999	137	95	44.2%	1,271	989	28.5%
\$1,000,000 - \$1,499,999	48	42	14.3%	503	393	28.0%
\$1,500,000 - \$1,999,999	16	14	14.3%	222	169	31.4%
\$2,000,000 and above	24	18	33.3%	256	192	33.3%
All Condos	739	581	27.2%	7,437	6,181	20.3%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.

New Listings by Price Range

1-mth Period: Condos



New Listings by Price Range

12-mth Period: Condos



Pending Sales by Price Range: Single-Family Homes

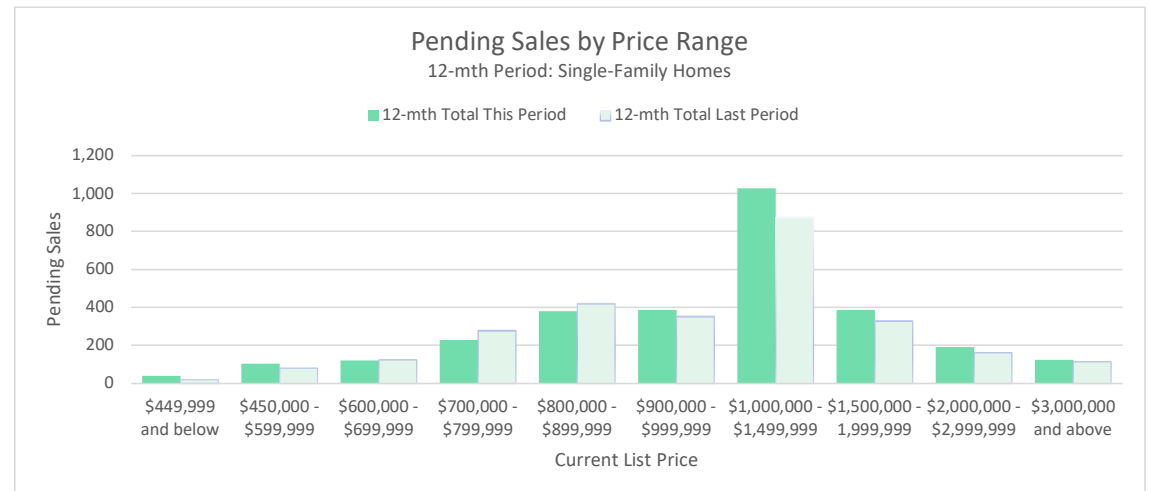
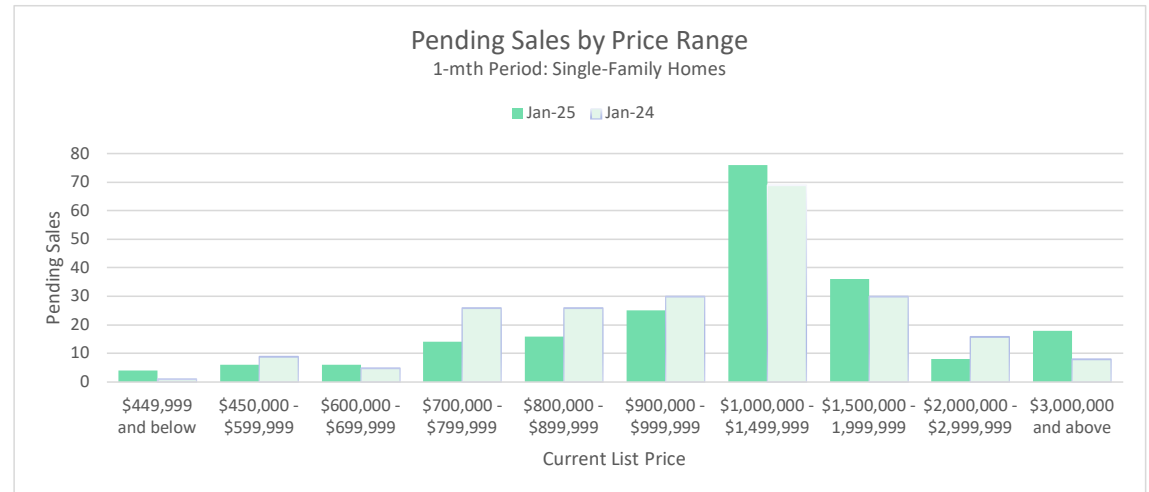
January 2025

OAHU, HAWAII

(A measure of contract activity / a count of properties that have had offers accepted on them in a given month)

Single-Family Homes	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	4	1	300.0%	40	19	110.5%
\$450,000 - \$599,999	6	9	-33.3%	102	78	30.8%
\$600,000 - \$699,999	6	5	20.0%	119	123	-3.3%
\$700,000 - \$799,999	14	26	-46.2%	227	278	-18.3%
\$800,000 - \$899,999	16	26	-38.5%	378	420	-10.0%
\$900,000 - \$999,999	25	30	-16.7%	385	353	9.1%
\$1,000,000 - \$1,499,999	76	69	10.1%	1,027	876	17.2%
\$1,500,000 - 1,999,999	36	30	20.0%	386	328	17.7%
\$2,000,000 - \$2,999,999	8	16	-50.0%	191	161	18.6%
\$3,000,000 and above	18	8	125.0%	124	113	9.7%
All Single-Family Homes	209	220	-5.0%	2,979	2,749	8.4%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



Pending Sales by Price Range: Condos

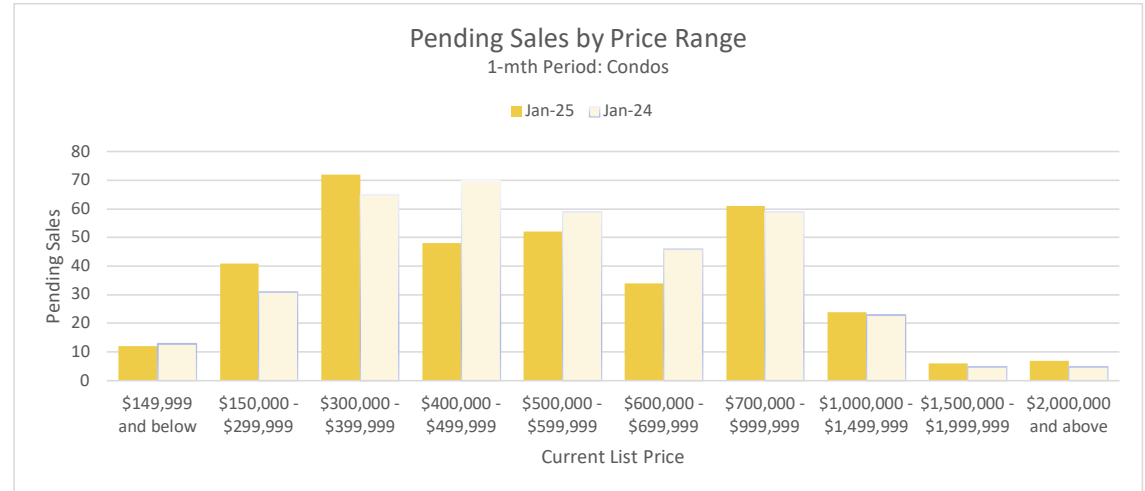
January 2025

OAHU, HAWAII

(A measure of contract activity / a count of properties that have had offers accepted on them in a given month)

Condos	Jan-25	Jan-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	12	13	-7.7%	136	156	-12.8%
\$150,000 - \$299,999	41	31	32.3%	488	549	-11.1%
\$300,000 - \$399,999	72	65	10.8%	774	758	2.1%
\$400,000 - \$499,999	48	70	-31.4%	795	804	-1.1%
\$500,000 - \$599,999	52	59	-11.9%	669	743	-10.0%
\$600,000 - \$699,999	34	46	-26.1%	522	572	-8.7%
\$700,000 - \$999,999	61	59	3.4%	748	734	1.9%
\$1,000,000 - \$1,499,999	24	23	4.3%	274	226	21.2%
\$1,500,000 - \$1,999,999	6	5	20.0%	100	83	20.5%
\$2,000,000 and above	7	5	40.0%	76	94	-19.1%
All Condos	357	376	-5.1%	4,582	4,719	-2.9%

This 12-month period reflects the consecutive 12-month period up through the current month, while last period reflects the same 12-month period one year prior.



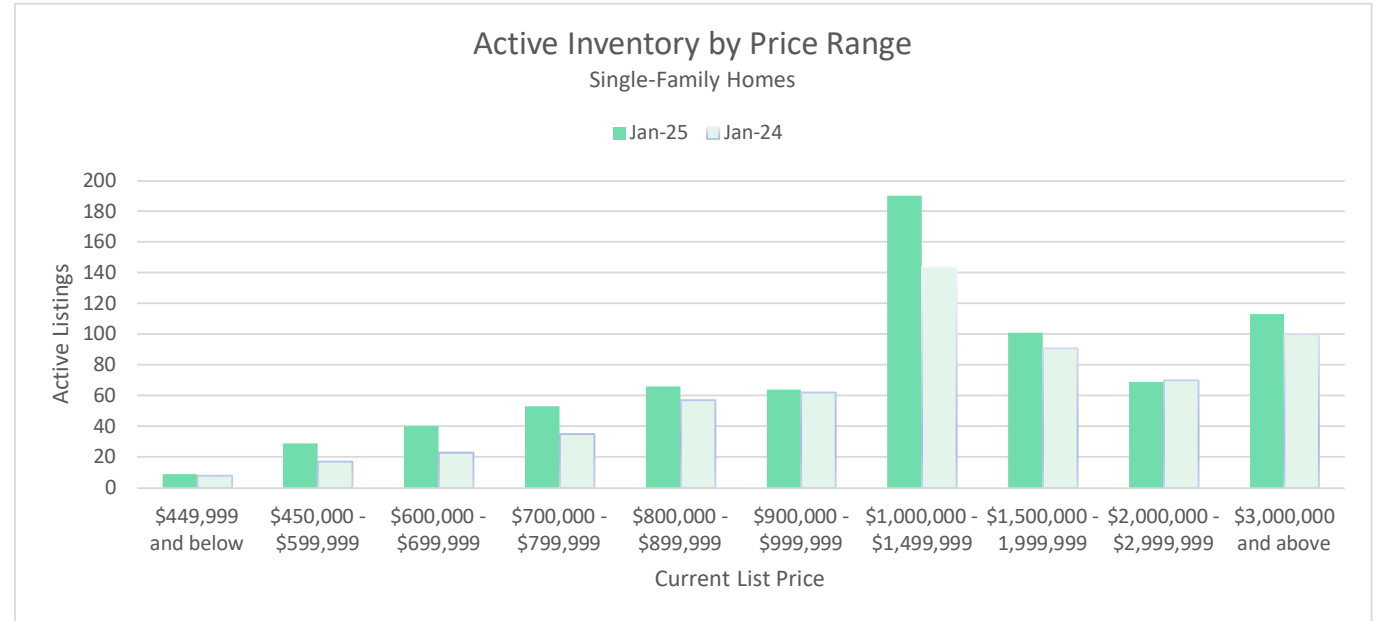
Active Inventory* by Price Range: Single-Family Homes

January 2025

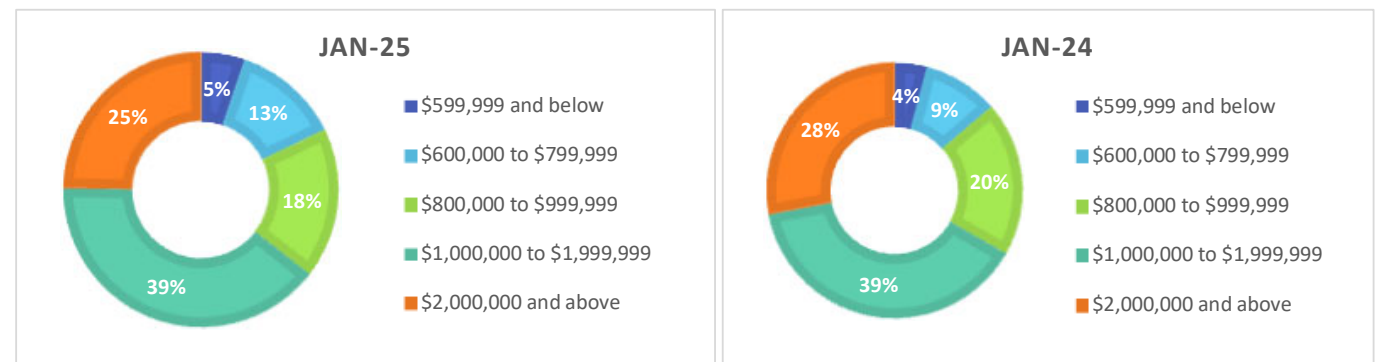
OAHU, HAWAII

(The number of properties active on market at the end of a given month)

Single-Family Homes	Jan-25	Jan-24	YOY chg
\$449,999 and below	9	8	12.5%
\$450,000 - \$599,999	29	17	70.6%
\$600,000 - \$699,999	40	23	73.9%
\$700,000 - \$799,999	53	35	51.4%
\$800,000 - \$899,999	66	57	15.8%
\$900,000 - \$999,999	64	62	3.2%
\$1,000,000 - \$1,499,999	190	144	31.9%
\$1,500,000 - 1,999,999	101	91	11.0%
\$2,000,000 - \$2,999,999	69	70	-1.4%
\$3,000,000 and above	113	100	13.0%
All Single-Family Homes	734	607	20.9%



Active Inventory - Percent Share by Price Range (portion of total active status listings represented by a given price range)



*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

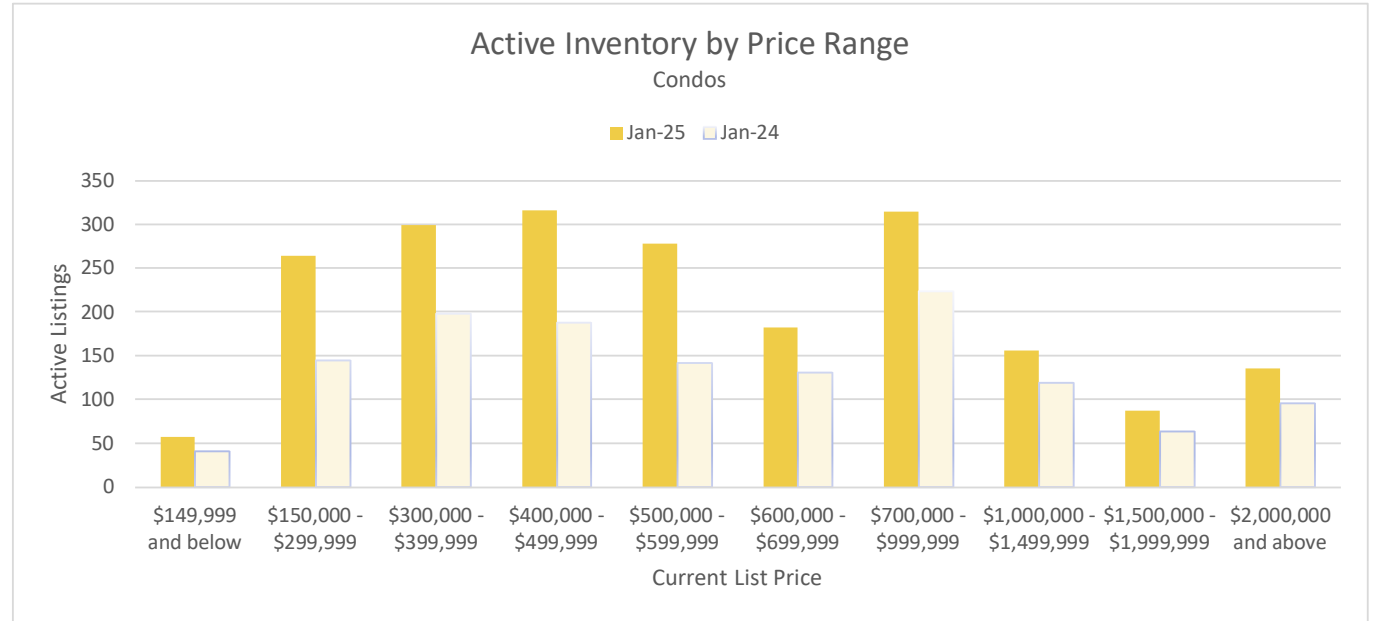
Active Inventory* by Price Range: Condos

January 2025

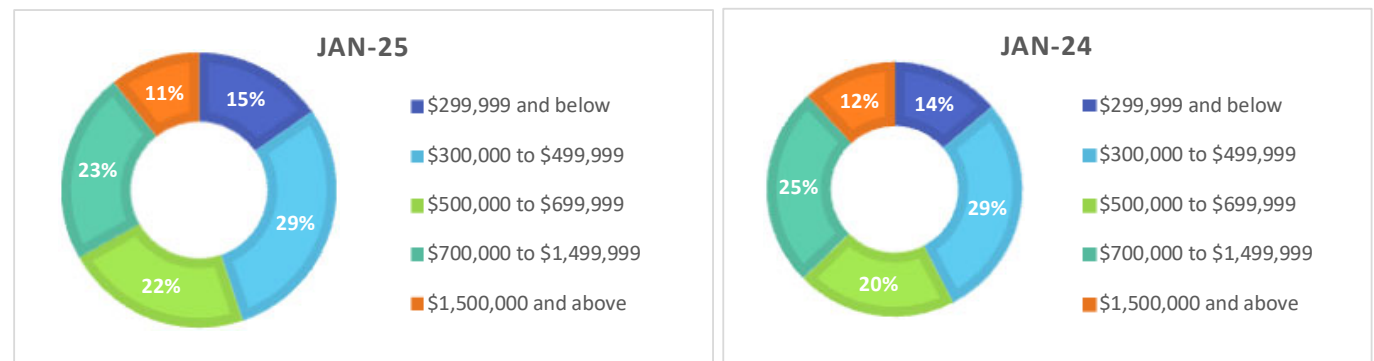
OAHU, HAWAII

(The number of properties active on market at the end of a given month)

Condos	Jan-25	Jan-24	YOY chg
\$149,999 and below	57	41	39.0%
\$150,000 - \$299,999	264	145	82.1%
\$300,000 - \$399,999	299	198	51.0%
\$400,000 - \$499,999	316	188	68.1%
\$500,000 - \$599,999	278	142	95.8%
\$600,000 - \$699,999	182	131	38.9%
\$700,000 - \$999,999	314	224	40.2%
\$1,000,000 - \$1,499,999	156	119	31.1%
\$1,500,000 - \$1,999,999	87	64	35.9%
\$2,000,000 and above	135	96	40.6%
All Condos	2,088	1,348	54.9%



Active Inventory - Percent Share by Price Range (portion of total active status listings represented by a given price range)

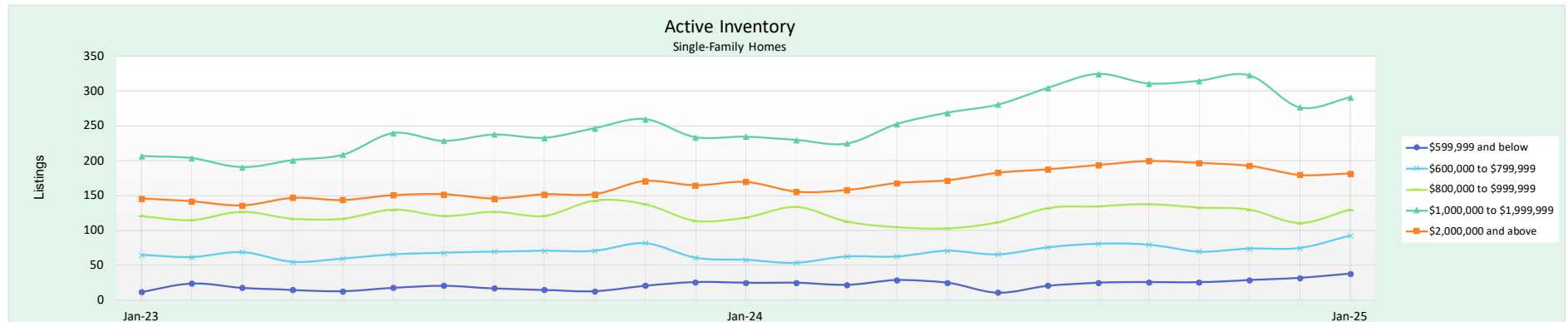


*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

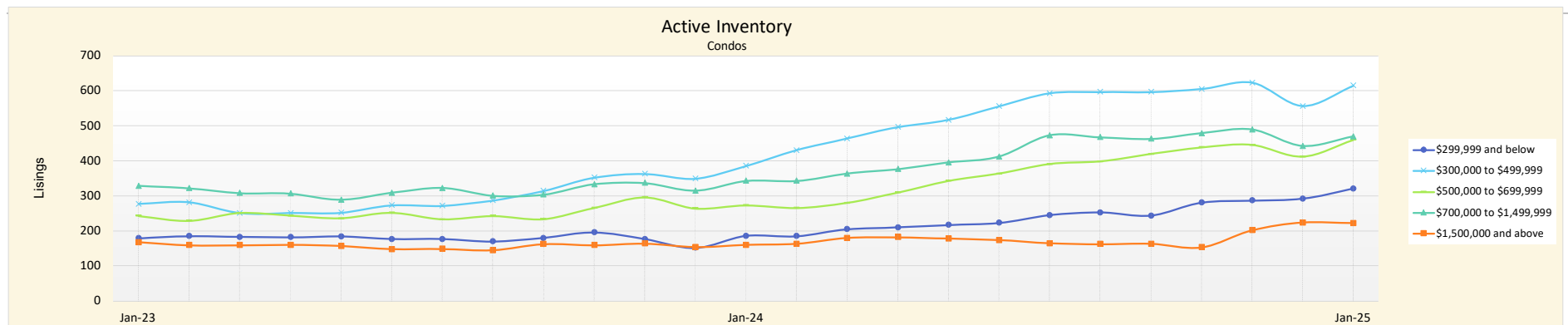
Active Inventory*: Single-Family Homes and Condos

January 2025

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Single-Family Homes	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23	O-23	N-23	D-23	J-24	F-24	M-24	A-24	M-24	J-24	J-24	A-24	S-24	O-24	N-24	D-24	J-25
\$599,999 and below	12	24	18	15	13	18	21	17	15	13	21	26	25	25	22	29	25	11	21	25	26	26	29	32	38
\$600,000 to \$799,999	65	62	69	55	60	66	68	70	71	71	82	61	58	54	63	63	71	66	76	81	80	70	74	75	93
\$800,000 to \$999,999	121	115	127	117	117	130	121	127	121	143	138	114	119	134	113	105	103	112	132	135	138	133	130	111	130
\$1,000,000 to \$1,999,999	207	204	191	201	209	240	229	238	233	247	260	234	235	230	225	253	269	281	305	325	311	315	323	277	291
\$2,000,000 and above	146	142	136	147	144	151	152	146	152	152	171	165	170	156	158	168	172	183	188	194	200	197	193	180	182
Total	551	547	541	535	543	605	591	598	592	626	672	600	607	599	581	618	640	653	722	760	755	741	749	675	734



Condos	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23	O-23	N-23	D-23	J-24	F-24	M-24	A-24	M-24	J-24	J-24	A-24	S-24	O-24	N-24	D-24	J-25
\$299,999 and below	179	185	183	182	184	177	177	170	180	196	177	152	186	185	205	210	217	223	245	253	244	281	287	292	321
\$300,000 to \$499,999	277	282	251	251	252	273	272	287	314	352	363	349	386	431	464	497	517	556	593	597	597	605	624	557	615
\$500,000 to \$699,999	243	229	251	244	236	252	233	243	234	266	296	264	273	266	280	310	343	364	391	399	420	439	446	412	460
\$700,000 to \$1,499,999	329	322	308	307	289	309	323	301	304	333	337	315	343	343	364	377	396	412	473	468	463	479	490	443	470
\$1,500,000 and above	168	159	159	160	157	148	149	145	162	159	164	154	160	163	180	182	178	174	165	162	163	153	202	224	222
Total	1,196	1,177	1,152	1,144	1,118	1,159	1,154	1,146	1,194	1,306	1,337	1,234	1,348	1,388	1,493	1,576	1,651	1,729	1,867	1,879	1,887	1,957	2,049	1,928	2,088

*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

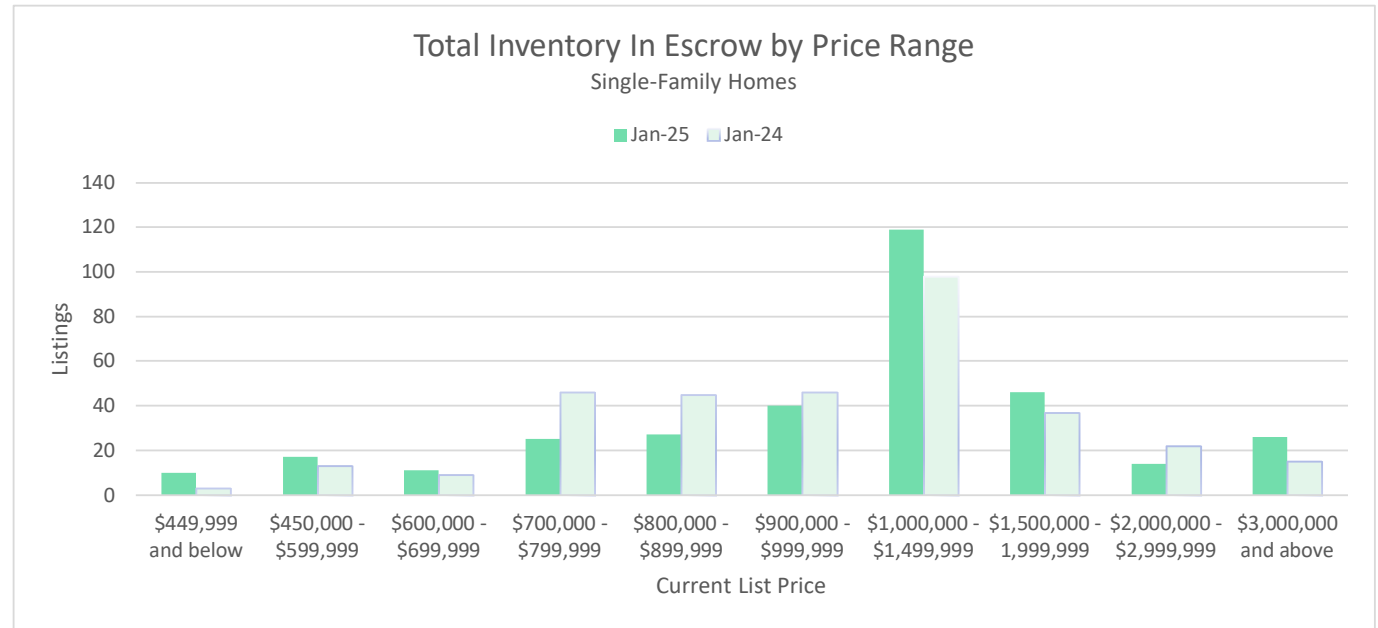
Total Inventory In Escrow* by Price Range: Single-Family Homes

January 2025

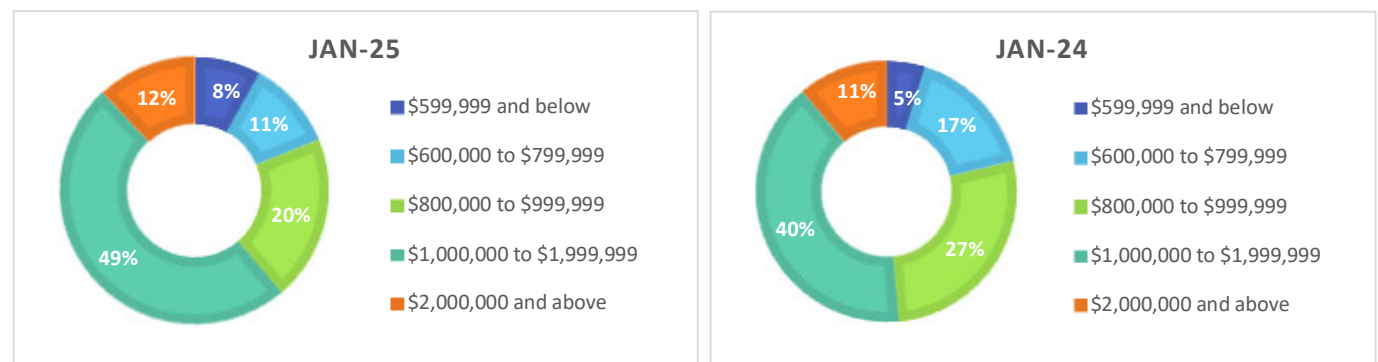
OAHU, HAWAII

(The number of properties in an escrow status at the end of a given month)

Single-Family Homes	Jan-25	Jan-24	YOY chg
\$449,999 and below	10	3	233.3%
\$450,000 - \$599,999	17	13	30.8%
\$600,000 - \$699,999	11	9	22.2%
\$700,000 - \$799,999	25	46	-45.7%
\$800,000 - \$899,999	27	45	-40.0%
\$900,000 - \$999,999	40	46	-13.0%
\$1,000,000 - \$1,499,999	119	98	21.4%
\$1,500,000 - 1,999,999	46	37	24.3%
\$2,000,000 - \$2,999,999	14	22	-36.4%
\$3,000,000 and above	26	15	73.3%
All Single-Family Homes	335	334	0.3%



Total Inventory In Escrow - Percent Share by Price Range (portion of total inventory in escrow represented by a given price range)



*New indicator added to reports as of 2021, including applicable historical data.

Total Inventory In Escrow* by Price Range: Condos

January 2025

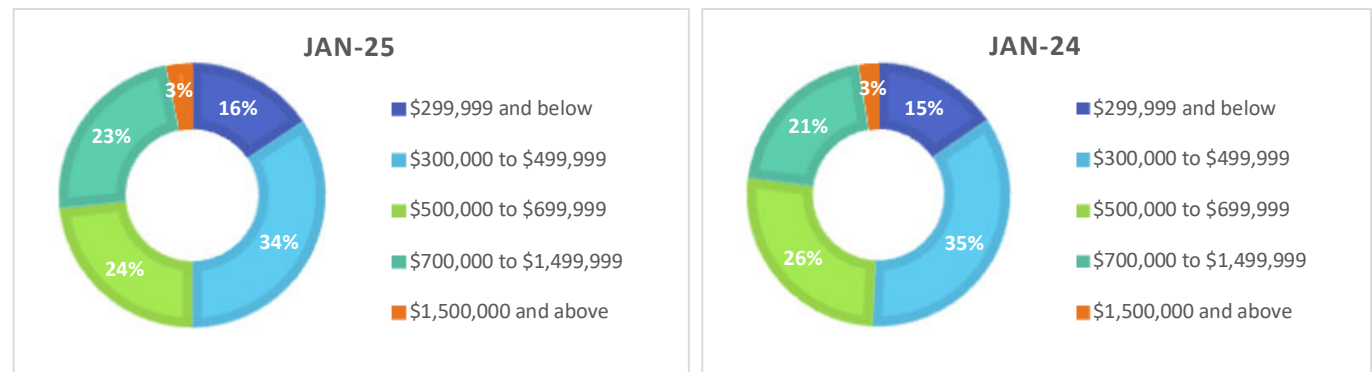
OAHU, HAWAII

(The number of properties in an escrow status at the end of a given month)

Condos	Jan-25	Jan-24	YOY chg
\$149,999 and below	17	24	-29.2%
\$150,000 - \$299,999	61	58	5.2%
\$300,000 - \$399,999	104	94	10.6%
\$400,000 - \$499,999	68	94	-27.7%
\$500,000 - \$599,999	68	79	-13.9%
\$600,000 - \$699,999	49	61	-19.7%
\$700,000 - \$999,999	84	79	6.3%
\$1,000,000 - \$1,499,999	33	30	10.0%
\$1,500,000 - \$1,999,999	7	7	0.0%
\$2,000,000 and above	9	6	50.0%
All Condos	500	532	-6.0%



Total Inventory In Escrow - Percent Share by Price Range (portion of total inventory in escrow represented by a given price range)



*New indicator added to reports as of 2021, including applicable historical data.

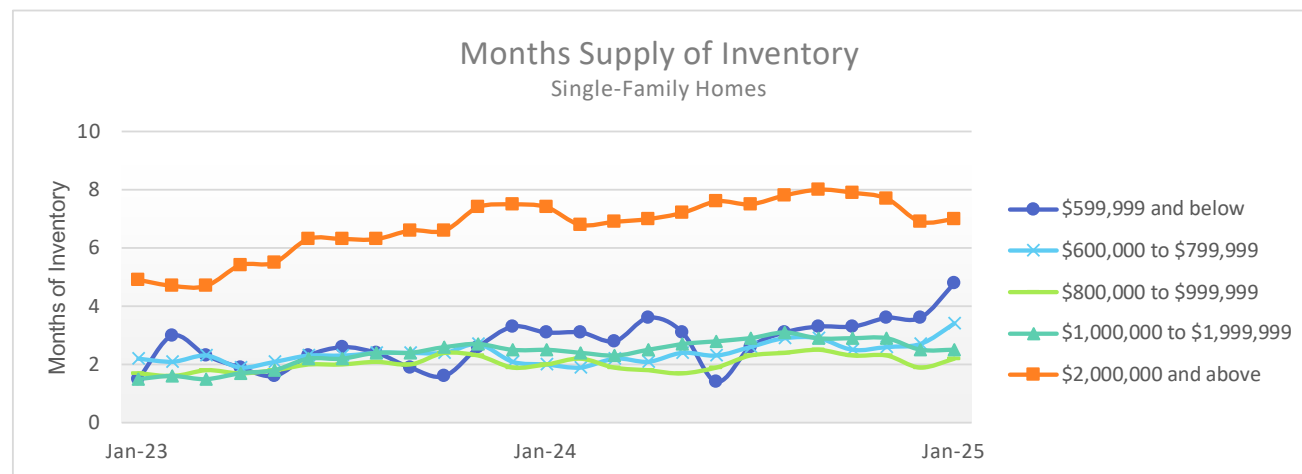
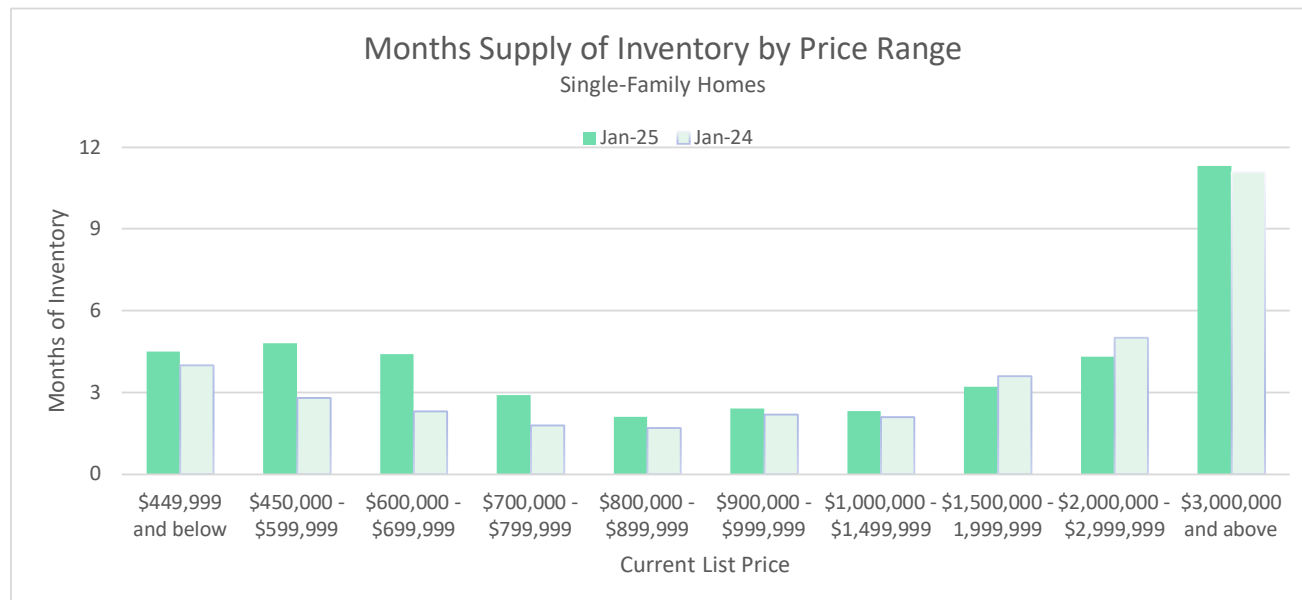
Months Supply of Active Inventory by Price Range: Single-Family Homes

January 2025

OAHU, HAWAII

(Compares active inventory to a rolling 12-month average closed sales)

Single-Family Homes	Jan-25	Jan-24	YOY chg
\$449,999 and below	4.5	4.0	12.5%
\$450,000 - \$599,999	4.8	2.8	71.4%
\$600,000 - \$699,999	4.4	2.3	91.3%
\$700,000 - \$799,999	2.9	1.8	61.1%
\$800,000 - \$899,999	2.1	1.7	23.5%
\$900,000 - \$999,999	2.4	2.2	9.1%
\$1,000,000 - \$1,499,999	2.3	2.1	9.5%
\$1,500,000 - 1,999,999	3.2	3.6	-11.1%
\$2,000,000 - \$2,999,999	4.3	5.0	-14.0%
\$3,000,000 and above	11.3	11.1	1.8%
All Single-Family Homes	3.1	2.8	10.7%



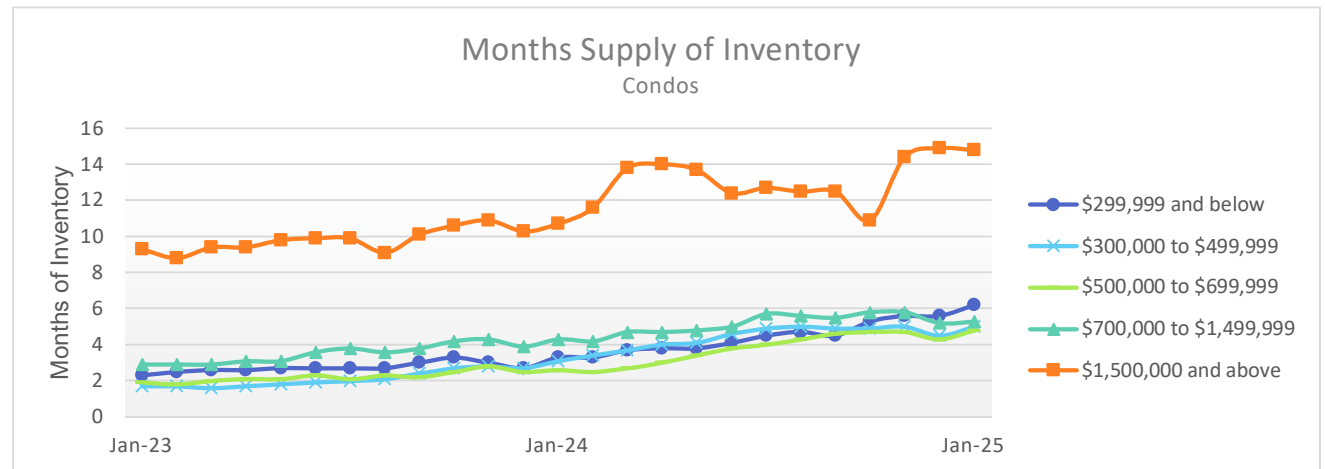
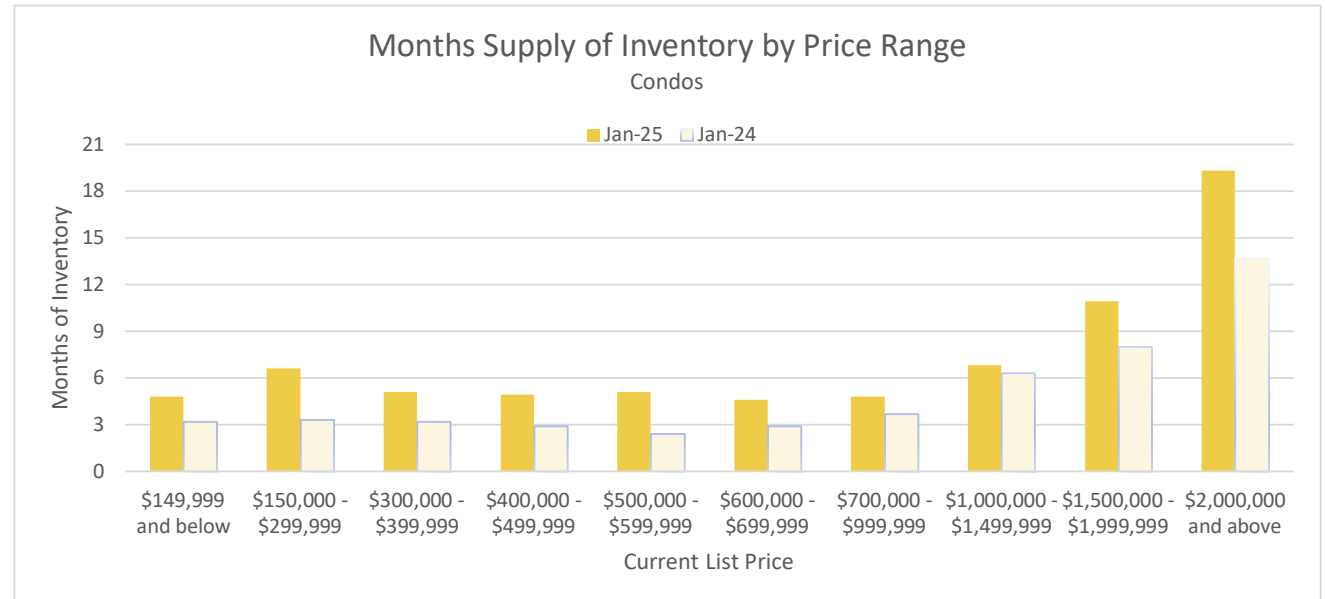
Months Supply of Active Inventory by Price Range: Condos

January 2025

OAHU, HAWAII

(Compares active inventory to a rolling 12-month average closed sales)

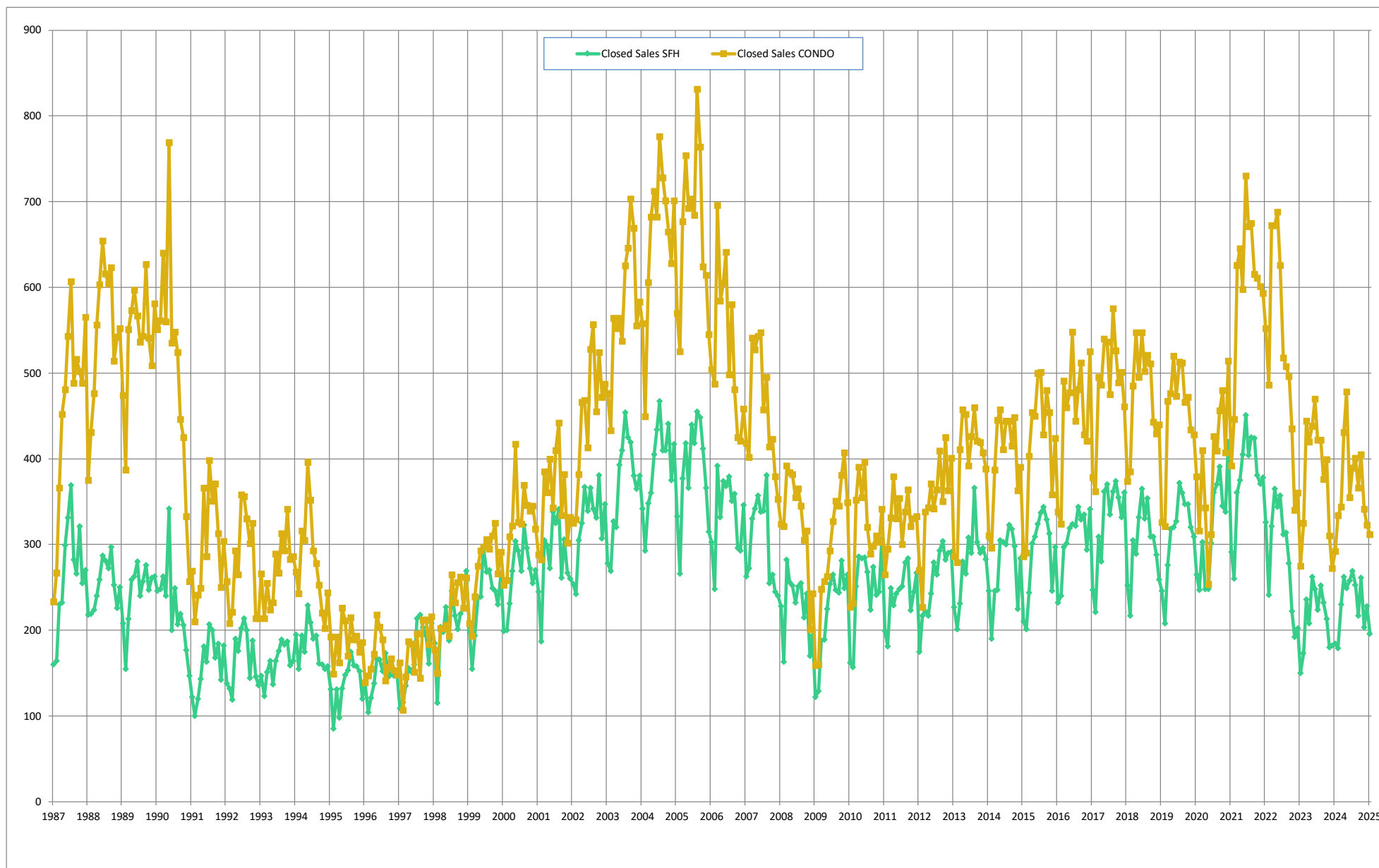
Condos	Jan-25	Jan-24	YOY chg
\$149,999 and below	4.8	3.2	50.0%
\$150,000 - \$299,999	6.6	3.3	100.0%
\$300,000 - \$399,999	5.1	3.2	59.4%
\$400,000 - \$499,999	4.9	2.9	69.0%
\$500,000 - \$599,999	5.1	2.4	112.5%
\$600,000 - \$699,999	4.6	2.9	58.6%
\$700,000 - \$999,999	4.8	3.7	29.7%
\$1,000,000 - \$1,499,999	6.8	6.3	7.9%
\$1,500,000 - \$1,999,999	10.9	8.0	36.3%
\$2,000,000 and above	19.3	13.7	40.9%
All Condos	5.6	3.5	60.0%



Closed Sales

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



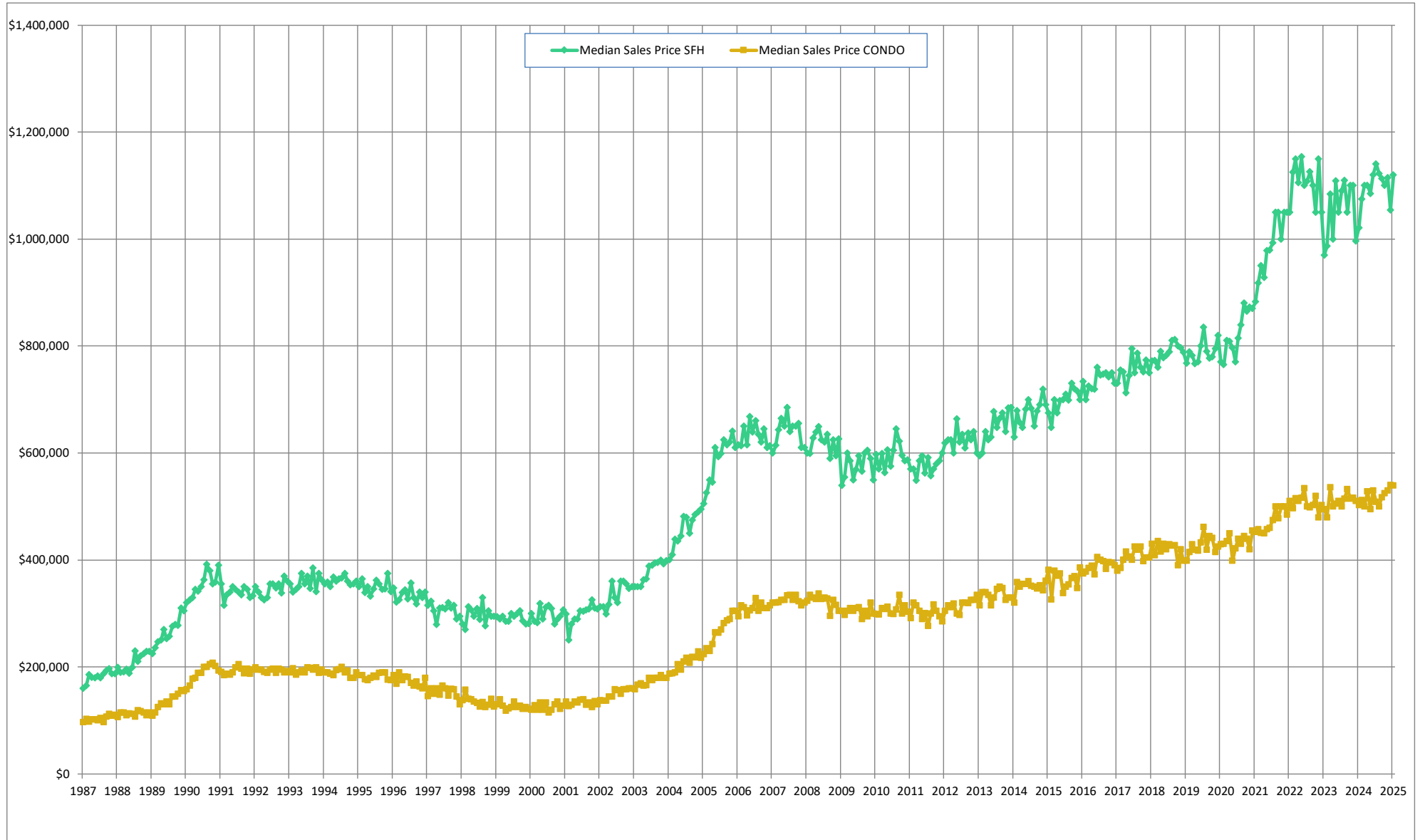
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Median Sales Price

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



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