

Monthly Indicators



March 2021

Normal spring increases in sales activity, coupled with relaxing COVID-19 policies, created a very busy March real estate market as buyer demand continued largely unabated in the face of rising home prices and mortgage rates. Existing home seller and new construction activity continue to remain below levels necessary to bring the market back into balance, pointing to a busy and competitive buyer market in the coming months.

New Listings increased 48.0 percent for Single Family homes but decreased 4.5 percent for Condominium homes. Pending Sales increased 137.7 percent for Single Family homes and 414.8 percent for Condominium homes. Inventory decreased 54.1 percent for Single Family homes and 37.7 percent for Condominium homes.

Median Sales Price increased 17.4 percent to \$980,000 for Single Family homes and 15.3 percent to \$640,000 for Condominium homes. Days on Market decreased 10.0 percent for Single Family homes and 2.7 percent for Condominium homes. Months Supply of Inventory decreased 60.4 percent for Single Family homes and 43.5 percent for Condominium homes.

While many homebuilders are working to increase their activity, the cost of lumber and other materials and a backlogged supply chain continue to limit new home construction and have increased costs substantially. New methods of construction, including 3d printed homes, could speed construction and reduce costs in the future, but realistically are several years away from making a measurable impact in the market.

Quick Facts

+ 47.0%

Change in Number of
Closed Sales
All Properties

+ 19.8%

Change in Number of
Median Sales Price
All Properties

- 44.0%

Change in Number of
Homes for Sale
All Properties

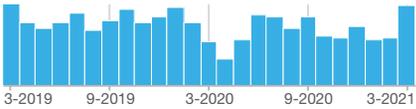
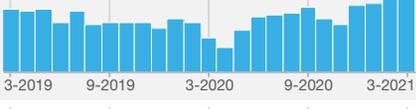
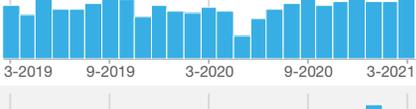
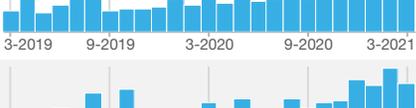
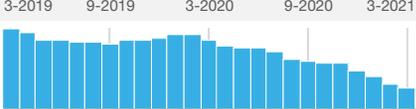
This is a research tool provided by the REALTORS® Association of Maui, Inc. Percent changes are calculated using rounded figures.

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Single Family Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Single Family properties only.



Key Metrics	Historical Sparkbars	3-2020	3-2021	% Change	YTD 2020	YTD 2021	% Change
New Listings		100	148	+ 48.0%	367	355	- 3.3%
Pending Sales		61	145	+ 137.7%	246	398	+ 61.8%
Closed Sales		91	122	+ 34.1%	259	324	+ 25.1%
Days on Market Until Sale		130	117	- 10.0%	139	132	- 5.0%
Median Sales Price		\$835,000	\$980,000	+ 17.4%	\$770,173	\$952,000	+ 23.6%
Average Sales Price		\$1,202,852	\$1,552,328	+ 29.1%	\$1,052,586	\$1,623,394	+ 54.2%
Percent of List Price Received		96.8%	98.9%	+ 2.2%	97.3%	98.0%	+ 0.7%
Housing Affordability Index		44	41	- 6.8%	48	42	- 12.5%
Inventory of Homes for Sale		481	221	- 54.1%	—	—	—
Months Supply of Inventory		5.3	2.1	- 60.4%	—	—	—

Condominium Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Condominium properties only.



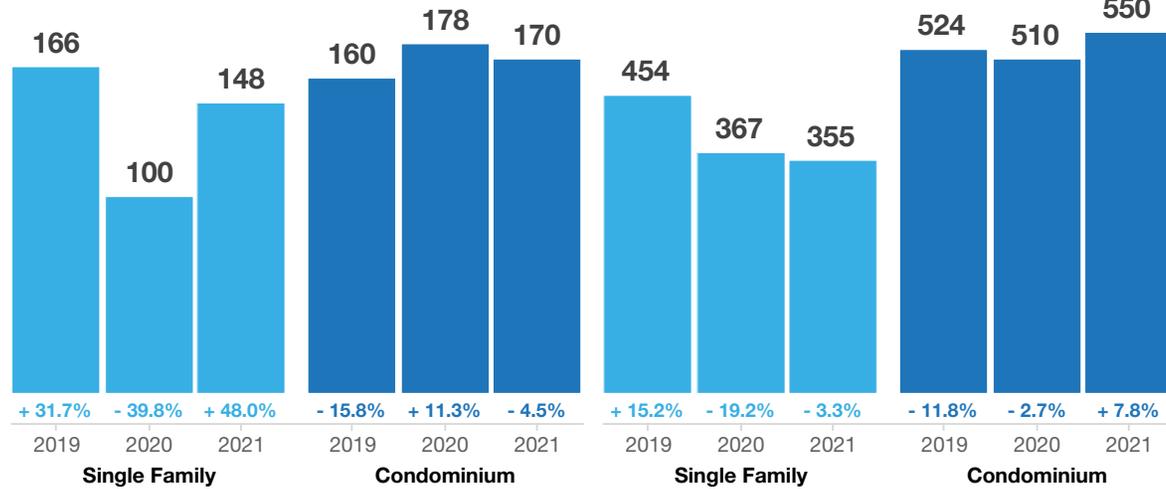
Key Metrics	Historical Sparkbars	3-2020	3-2021	% Change	YTD 2020	YTD 2021	% Change
New Listings		178	170	- 4.5%	510	550	+ 7.8%
Pending Sales		54	278	+ 414.8%	325	739	+ 127.4%
Closed Sales		161	229	+ 42.2%	423	511	+ 20.8%
Days on Market Until Sale		150	146	- 2.7%	138	143	+ 3.6%
Median Sales Price		\$555,000	\$640,000	+ 15.3%	\$555,000	\$599,000	+ 7.9%
Average Sales Price		\$784,442	\$978,643	+ 24.8%	\$721,076	\$886,371	+ 22.9%
Percent of List Price Received		97.6%	97.3%	- 0.3%	97.5%	97.3%	- 0.2%
Housing Affordability Index		67	63	- 6.0%	67	67	0.0%
Inventory of Homes for Sale		576	359	- 37.7%	—	—	—
Months Supply of Inventory		4.6	2.6	- 43.5%	—	—	—

New Listings

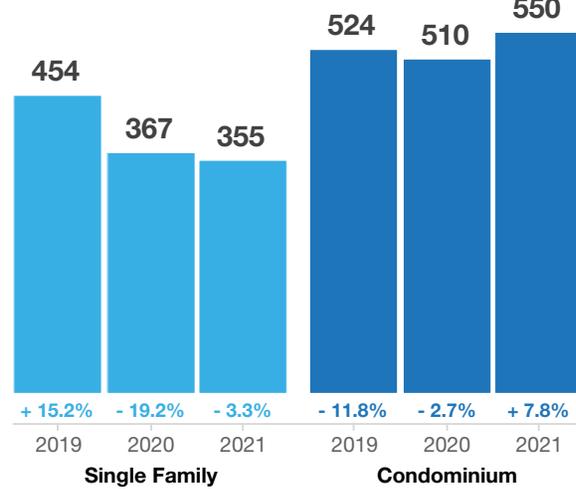
A count of the properties that have been newly listed on the market in a given month.



March

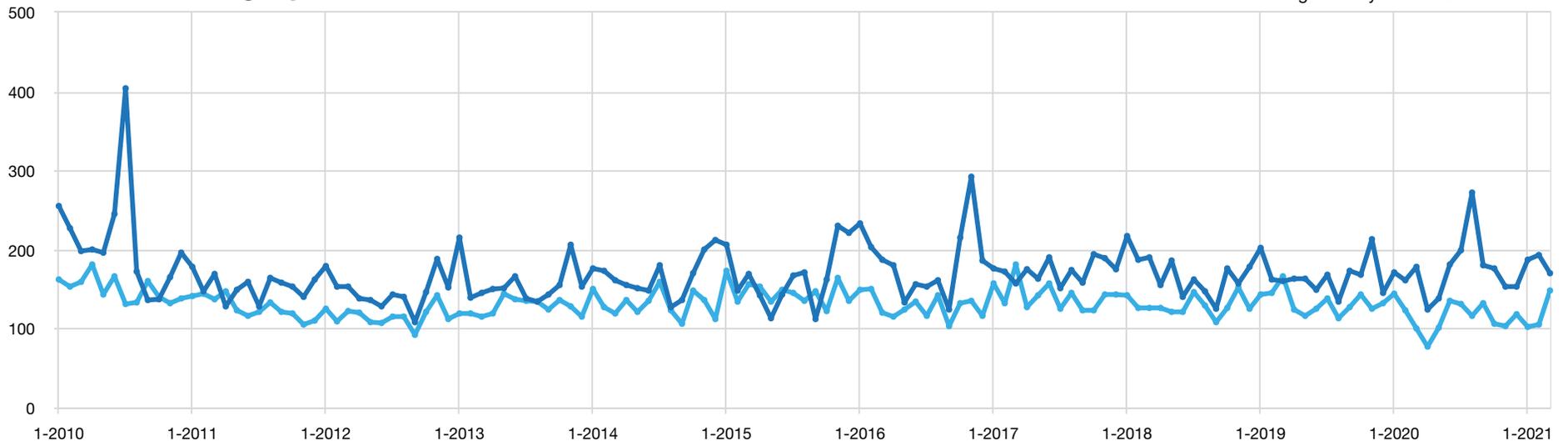


Year to Date



New Listings	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	77	- 37.9%	124	- 23.9%
May-2020	101	- 12.9%	138	- 15.3%
Jun-2020	135	+ 8.0%	181	+ 21.5%
Jul-2020	131	- 5.1%	199	+ 18.5%
Aug-2020	116	+ 2.7%	272	+ 103.0%
Sep-2020	132	+ 3.9%	180	+ 4.0%
Oct-2020	106	- 25.9%	176	+ 4.8%
Nov-2020	103	- 17.6%	153	- 28.2%
Dec-2020	118	- 10.6%	153	+ 5.5%
Jan-2021	102	- 29.2%	187	+ 9.4%
Feb-2021	105	- 14.6%	193	+ 19.9%
Mar-2021	148	+ 48.0%	170	- 4.5%
12-Month Avg	115	- 8.7%	177	+ 6.6%

Historical New Listings by Month

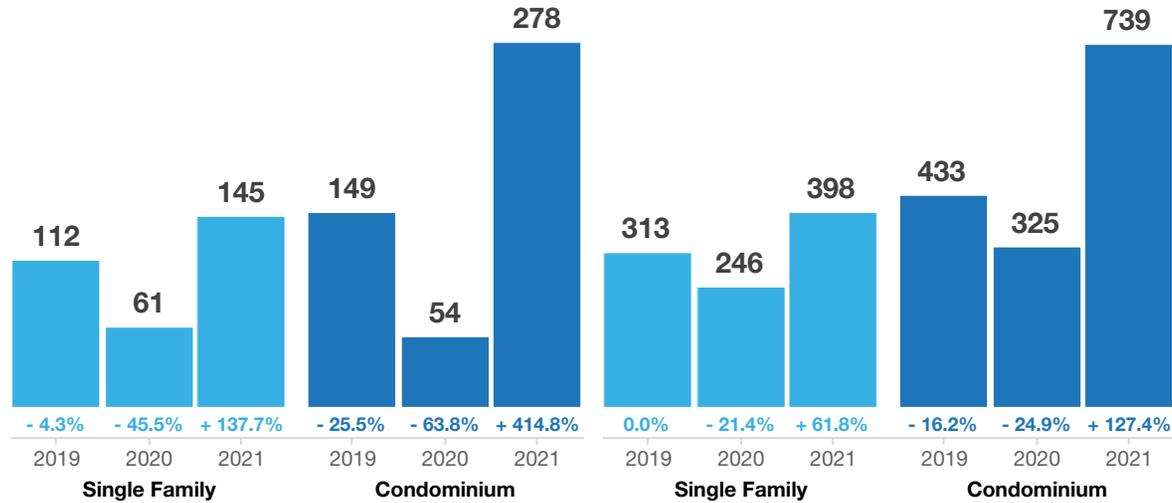


Pending Sales

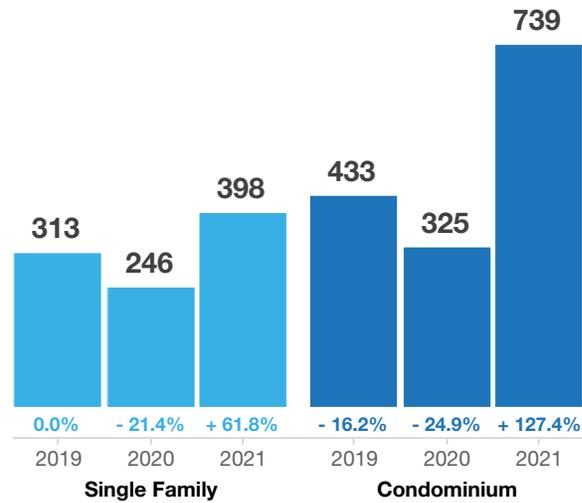
A count of the properties on which offers have been accepted in a given month.



March

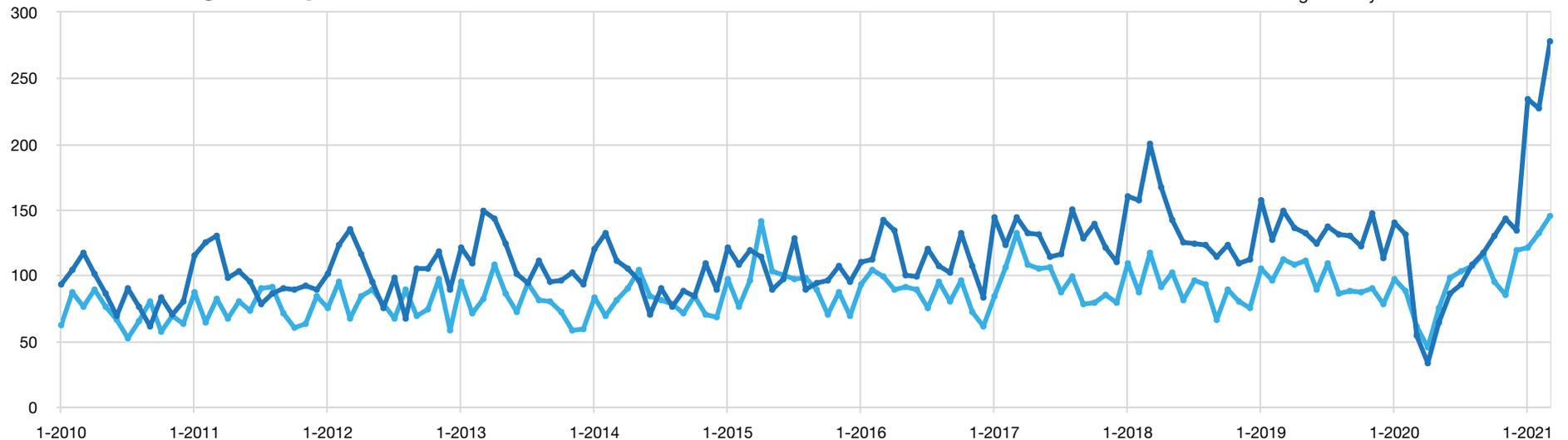


Year to Date



Pending Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	45	- 58.3%	33	- 75.7%
May-2020	75	- 32.4%	64	- 51.5%
Jun-2020	98	+ 10.1%	86	- 30.6%
Jul-2020	103	- 5.5%	93	- 32.1%
Aug-2020	107	+ 24.4%	108	- 17.6%
Sep-2020	116	+ 31.8%	117	- 10.0%
Oct-2020	95	+ 9.2%	130	+ 6.6%
Nov-2020	85	- 5.6%	143	- 2.7%
Dec-2020	119	+ 52.6%	134	+ 18.6%
Jan-2021	121	+ 24.7%	234	+ 67.1%
Feb-2021	132	+ 50.0%	227	+ 73.3%
Mar-2021	145	+ 137.7%	278	+ 414.8%
12-Month Avg	103	+ 13.2%	137	+ 9.6%

Historical Pending Sales by Month

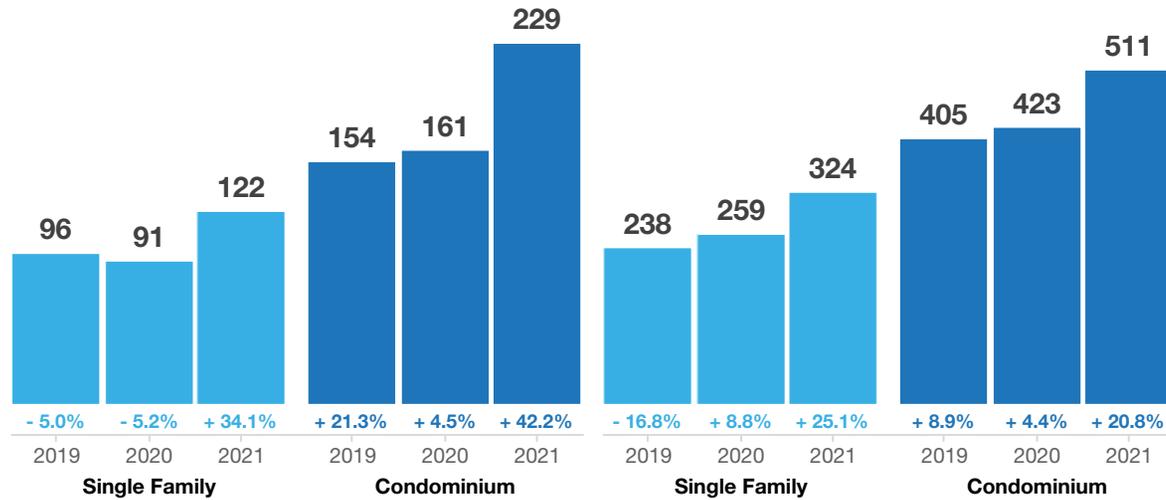


Closed Sales

A count of the actual sales that closed in a given month.

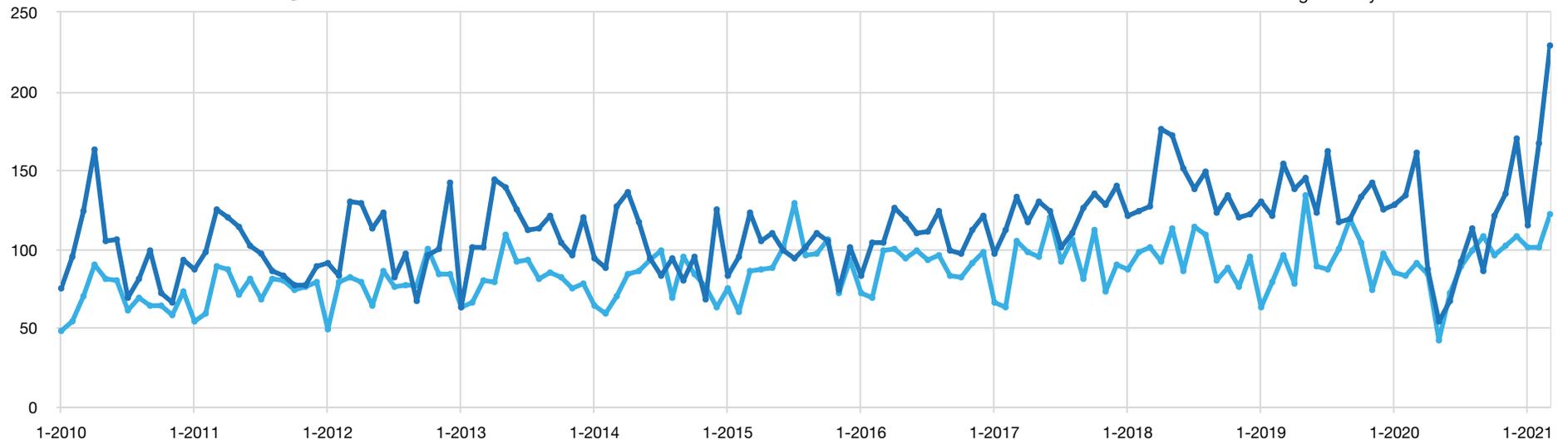


March



Closed Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	84	+ 7.7%	87	- 37.0%
May-2020	42	- 68.7%	54	- 62.8%
Jun-2020	72	- 19.1%	67	- 45.5%
Jul-2020	89	+ 2.3%	92	- 43.2%
Aug-2020	99	- 1.0%	113	- 3.4%
Sep-2020	108	- 9.2%	86	- 27.7%
Oct-2020	96	- 7.7%	121	- 9.0%
Nov-2020	102	+ 37.8%	135	- 4.9%
Dec-2020	108	+ 11.3%	170	+ 36.0%
Jan-2021	101	+ 18.8%	115	- 10.2%
Feb-2021	101	+ 21.7%	167	+ 24.6%
Mar-2021	122	+ 34.1%	229	+ 42.2%
12-Month Avg	94	- 1.1%	120	- 11.8%

Historical Closed Sales by Month

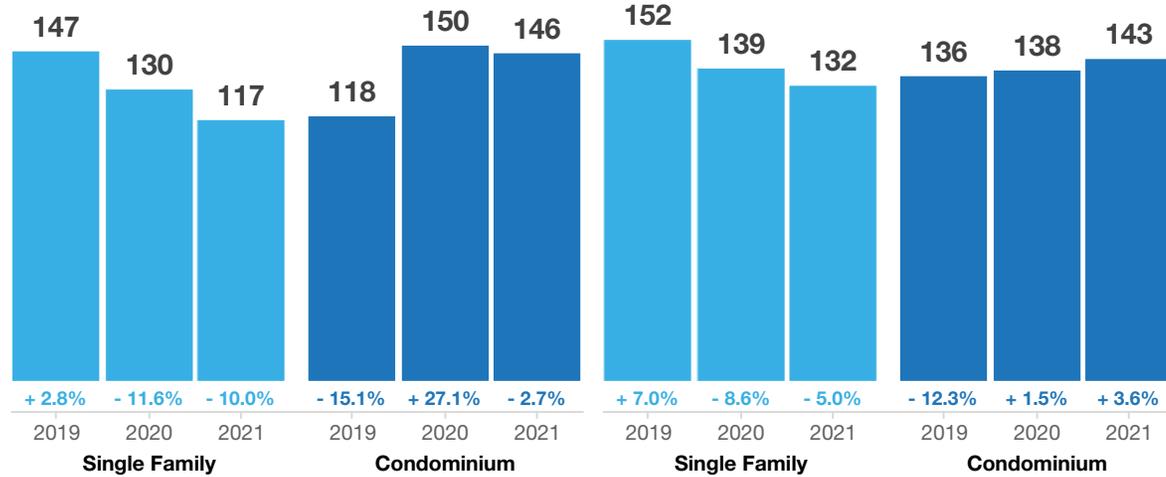


Days on Market Until Sale

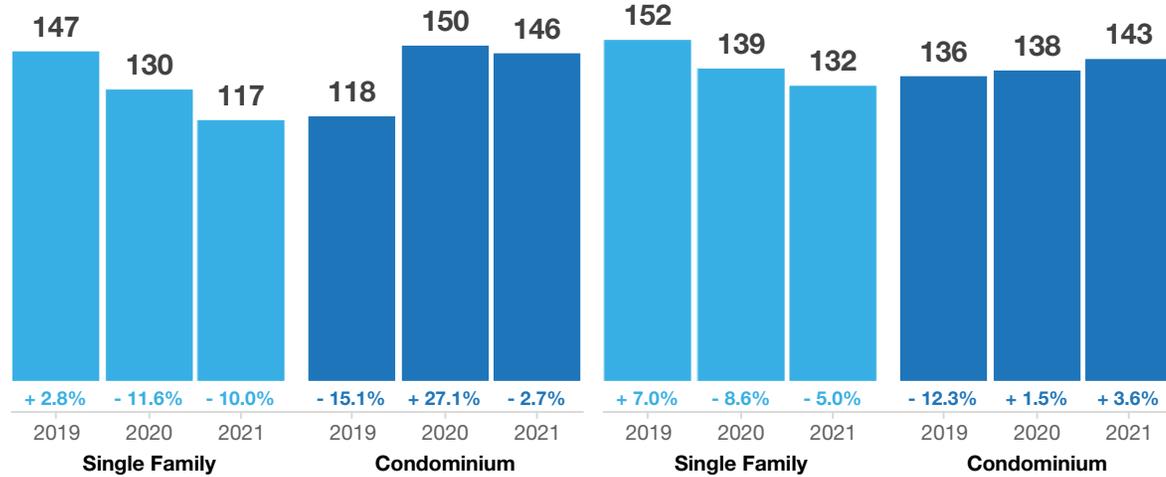
Average number of days between when a property is listed and when it closed in a given month.



March



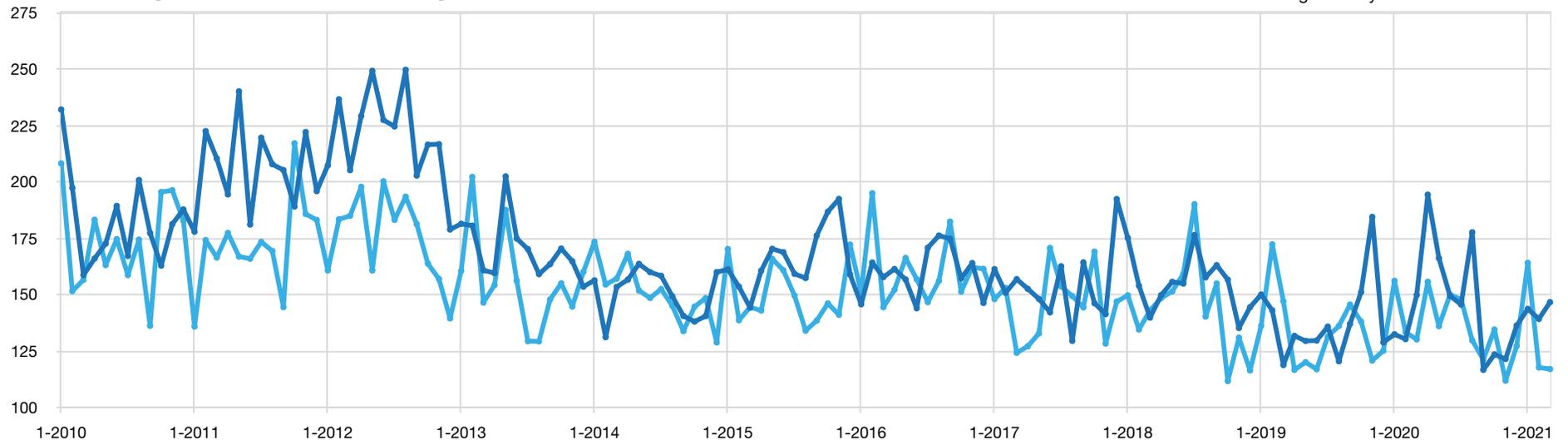
Year to Date



Days on Market	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	155	+ 33.6%	194	+ 48.1%
May-2020	136	+ 13.3%	166	+ 28.7%
Jun-2020	150	+ 28.2%	149	+ 15.5%
Jul-2020	148	+ 13.0%	145	+ 7.4%
Aug-2020	129	- 5.1%	177	+ 47.5%
Sep-2020	121	- 16.6%	116	- 15.3%
Oct-2020	134	- 2.9%	123	- 18.5%
Nov-2020	111	- 7.5%	121	- 34.2%
Dec-2020	127	+ 1.6%	136	+ 6.3%
Jan-2021	164	+ 5.1%	143	+ 8.3%
Feb-2021	117	- 12.0%	139	+ 6.9%
Mar-2021	117	- 10.0%	146	- 2.7%
12-Month Avg*	133	+ 1.5%	144	+ 3.9%

* Days on Market for all properties from April 2020 through March 2021. This is not the average of the individual figures above.

Historical Days on Market Until Sale by Month

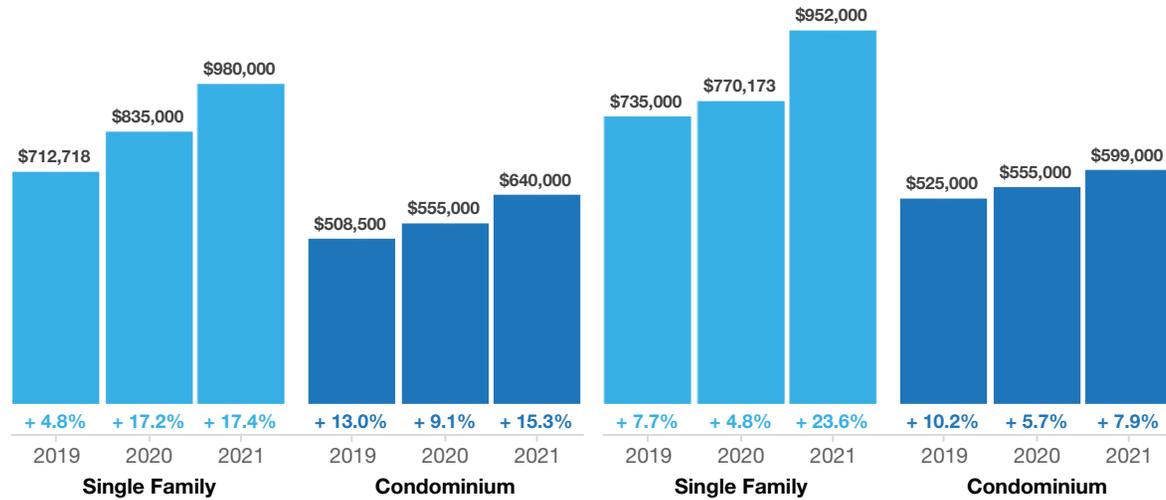


Median Sales Price

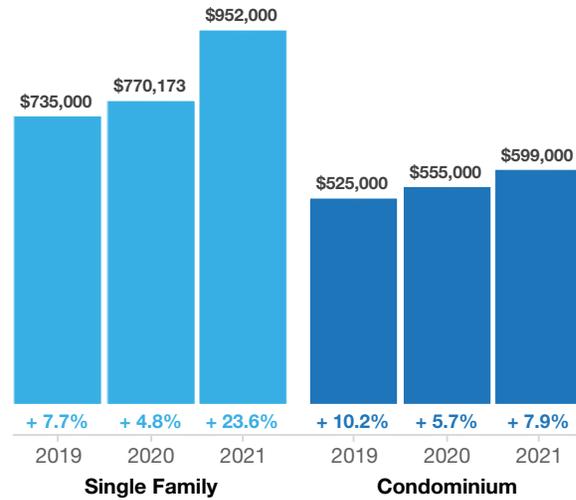
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.



March



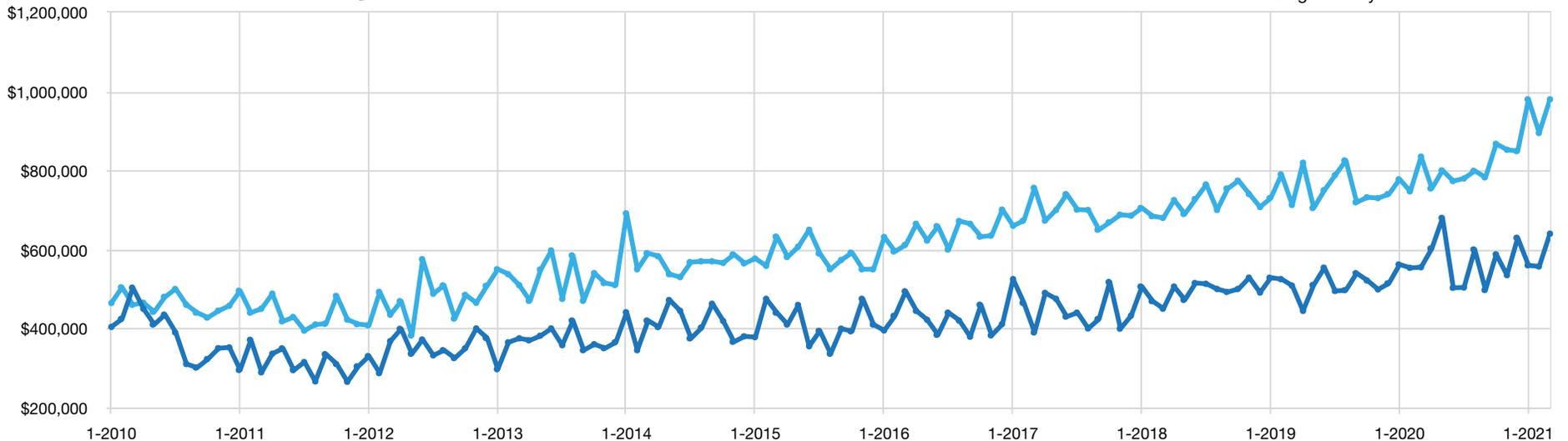
Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	\$754,523	- 7.9%	\$602,494	+ 35.6%
May-2020	\$800,000	+ 13.5%	\$680,000	+ 33.3%
Jun-2020	\$773,250	+ 3.1%	\$503,000	- 9.2%
Jul-2020	\$779,690	- 1.1%	\$503,765	+ 1.8%
Aug-2020	\$799,000	- 3.2%	\$600,000	+ 20.7%
Sep-2020	\$782,500	+ 8.8%	\$497,500	- 7.9%
Oct-2020	\$867,500	+ 18.5%	\$587,800	+ 12.7%
Nov-2020	\$852,500	+ 16.8%	\$535,000	+ 7.2%
Dec-2020	\$849,000	+ 14.7%	\$629,500	+ 22.4%
Jan-2021	\$980,000	+ 26.0%	\$560,000	- 0.4%
Feb-2021	\$895,000	+ 19.8%	\$556,990	+ 0.6%
Mar-2021	\$980,000	+ 17.4%	\$640,000	+ 15.3%
12-Month Avg*	\$830,875	+ 10.8%	\$585,313	+ 12.2%

* Median Sales Price for all properties from April 2020 through March 2021. This is not the average of the individual figures above.

Historical Median Sales Price by Month

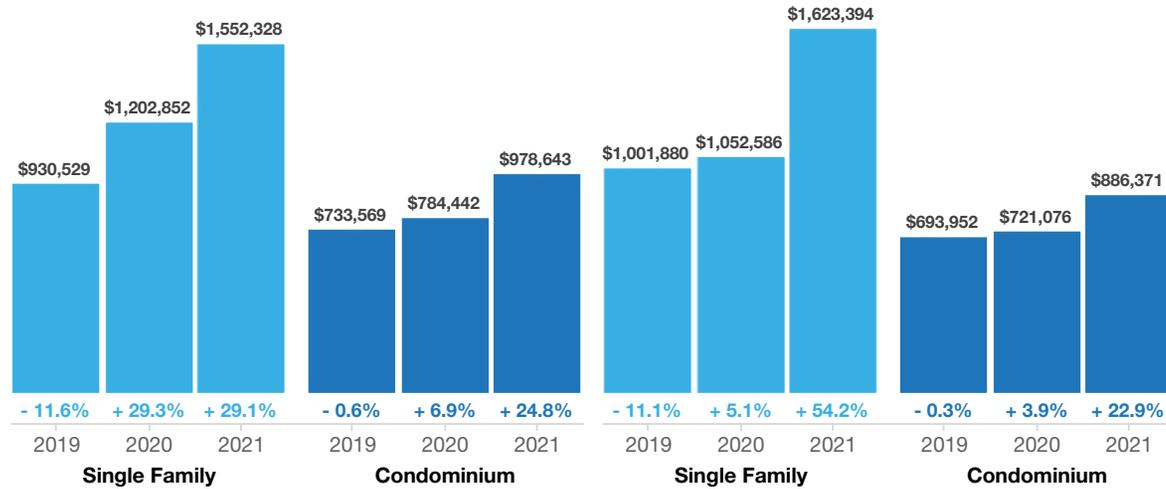


Average Sales Price

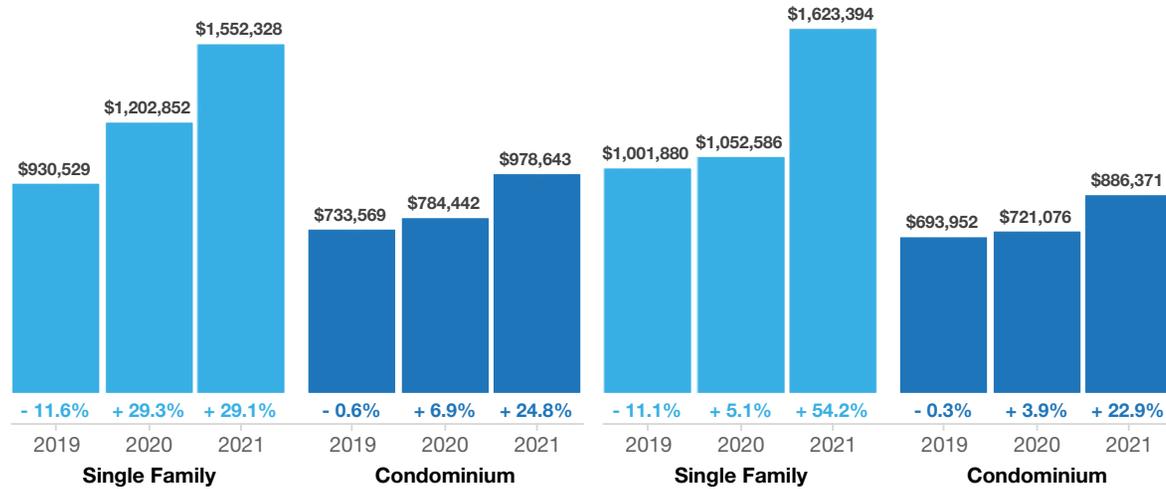
Average sales price for all closed sales, not accounting for seller concessions, in a given month.



March



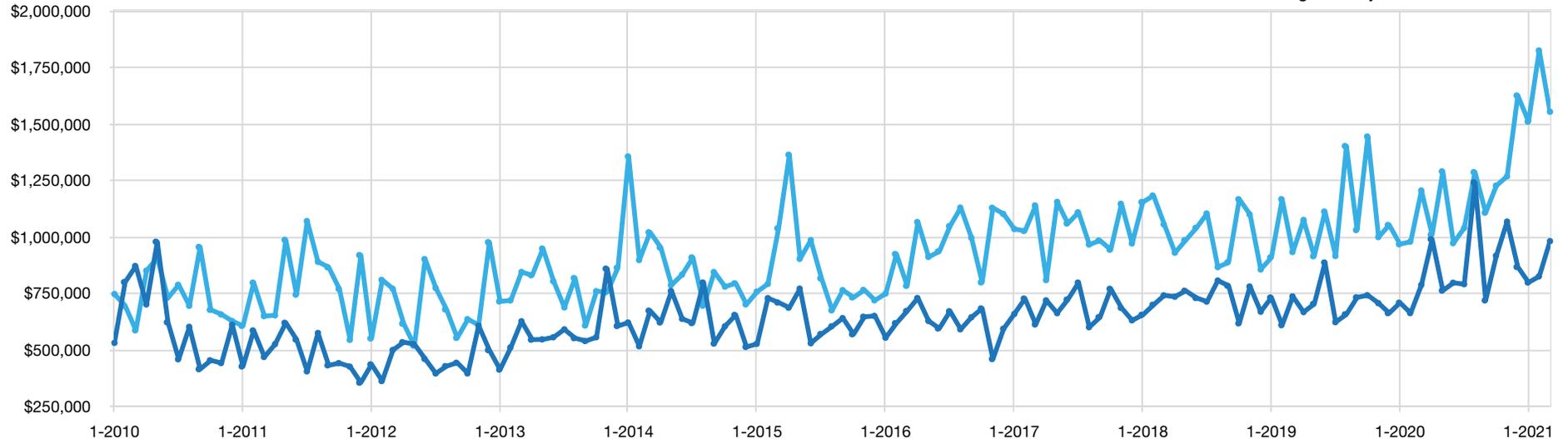
Year to Date



Avg. Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	\$1,007,386	- 6.1%	\$987,316	+ 48.6%
May-2020	\$1,287,678	+ 41.2%	\$759,440	+ 8.5%
Jun-2020	\$969,948	- 12.6%	\$794,081	- 10.2%
Jul-2020	\$1,037,229	+ 13.6%	\$787,849	+ 27.2%
Aug-2020	\$1,284,432	- 8.3%	\$1,238,925	+ 89.4%
Sep-2020	\$1,104,911	+ 7.5%	\$716,109	- 1.8%
Oct-2020	\$1,224,740	- 15.1%	\$914,173	+ 23.7%
Nov-2020	\$1,266,251	+ 27.1%	\$1,065,336	+ 51.4%
Dec-2020	\$1,624,298	+ 54.7%	\$864,417	+ 31.1%
Jan-2021	\$1,508,568	+ 56.3%	\$795,440	+ 12.7%
Feb-2021	\$1,824,061	+ 86.8%	\$822,458	+ 24.7%
Mar-2021	\$1,552,328	+ 29.1%	\$978,643	+ 24.8%
12-Month Avg*	\$1,330,496	+ 22.0%	\$911,210	+ 28.8%

* Avg. Sales Price for all properties from April 2020 through March 2021. This is not the average of the individual figures above.

Historical Average Sales Price by Month



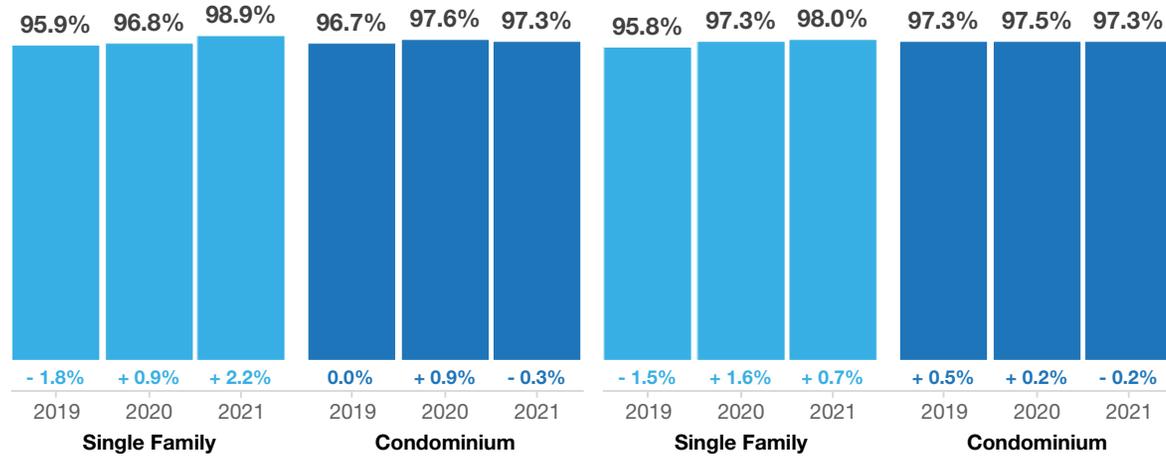
Percent of List Price Received

Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



March

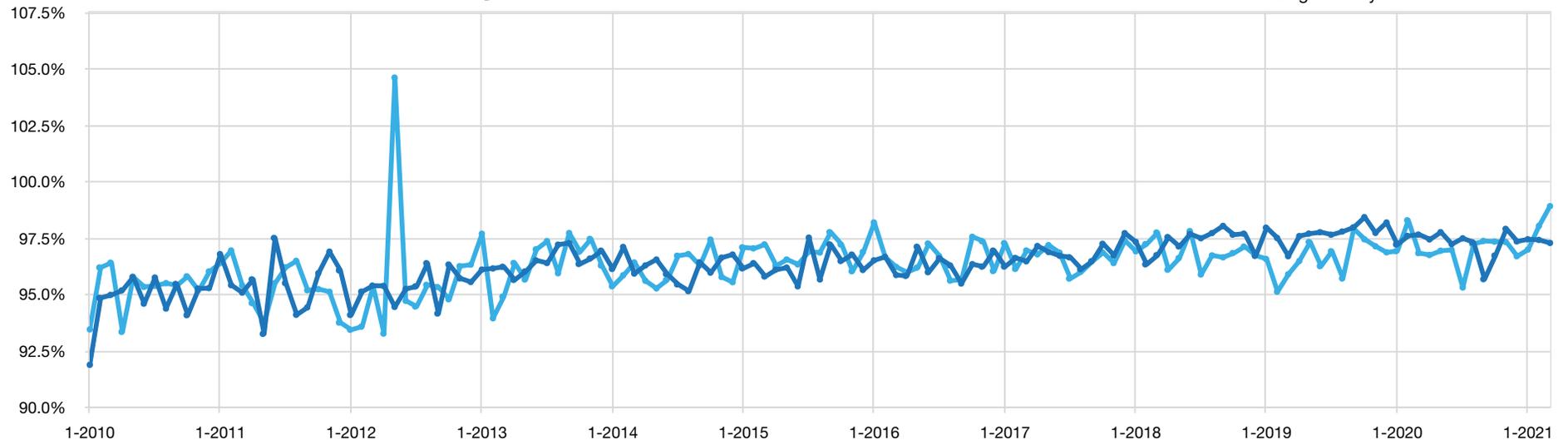
Year to Date



Pct. of List Price Received	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	96.7%	+ 0.2%	97.4%	- 0.2%
May-2020	96.9%	- 0.4%	97.7%	0.0%
Jun-2020	97.0%	+ 0.8%	97.2%	- 0.5%
Jul-2020	95.3%	- 1.7%	97.5%	- 0.1%
Aug-2020	97.2%	+ 1.6%	97.3%	- 0.5%
Sep-2020	97.4%	- 0.5%	95.7%	- 2.3%
Oct-2020	97.3%	- 0.1%	96.7%	- 1.7%
Nov-2020	97.3%	+ 0.2%	97.9%	+ 0.2%
Dec-2020	96.7%	- 0.1%	97.3%	- 0.9%
Jan-2021	97.0%	+ 0.1%	97.4%	+ 0.2%
Feb-2021	98.0%	- 0.3%	97.4%	- 0.2%
Mar-2021	98.9%	+ 2.2%	97.3%	- 0.3%
12-Month Avg*	97.2%	+ 0.2%	97.3%	- 0.5%

* Pct. of List Price Received for all properties from April 2020 through March 2021. This is not the average of the individual figures above.

Historical Percent of List Price Received by Month

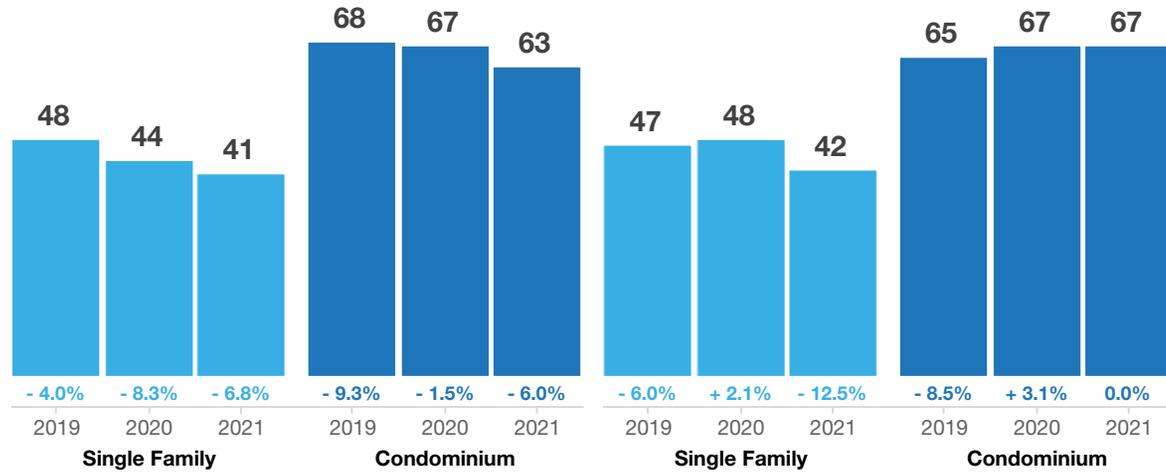


Housing Affordability Index

This index measures housing affordability for the region. For example, an index of 120 means the median household income is 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. A higher number means greater affordability.



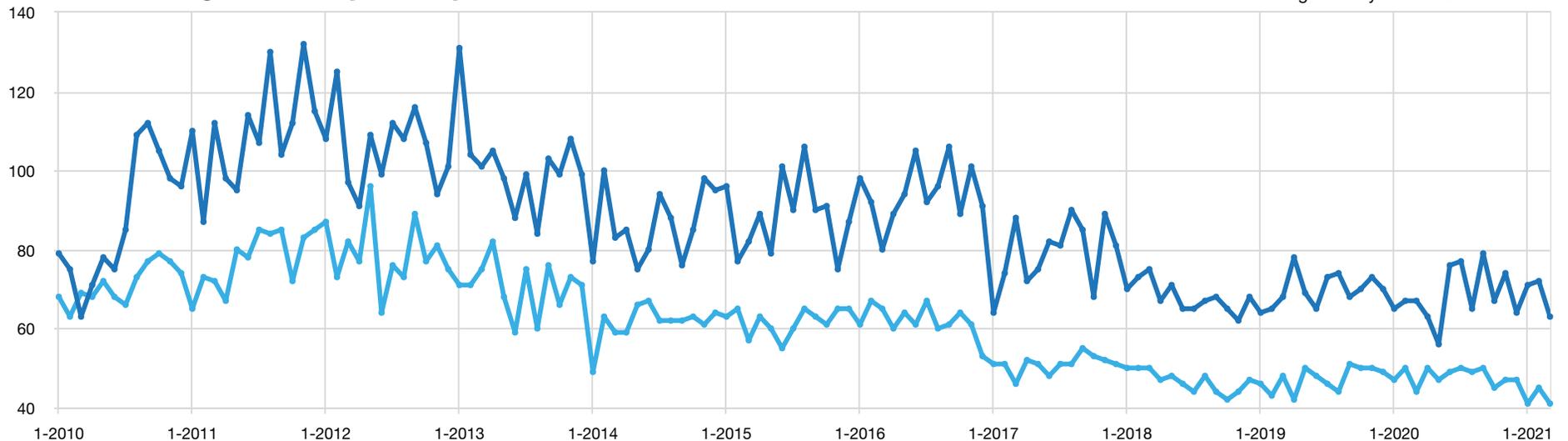
March



Year to Date

Affordability Index	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	50	+ 19.0%	63	- 19.2%
May-2020	47	- 6.0%	56	- 18.8%
Jun-2020	49	+ 2.1%	76	+ 16.9%
Jul-2020	50	+ 8.7%	77	+ 5.5%
Aug-2020	49	+ 11.4%	65	- 12.2%
Sep-2020	50	- 2.0%	79	+ 16.2%
Oct-2020	45	- 10.0%	67	- 4.3%
Nov-2020	47	- 6.0%	74	+ 1.4%
Dec-2020	47	- 4.1%	64	- 8.6%
Jan-2021	41	- 12.8%	71	+ 9.2%
Feb-2021	45	- 10.0%	72	+ 7.5%
Mar-2021	41	- 6.8%	63	- 6.0%
12-Month Avg	47	- 2.1%	69	- 1.4%

Historical Housing Affordability Index by Month

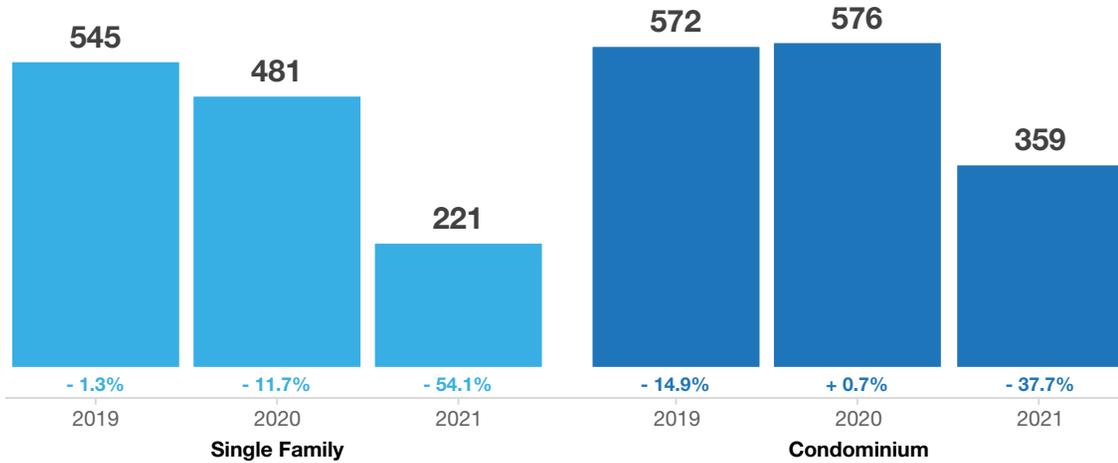


Inventory of Homes for Sale

The number of properties available for sale in active status at the end of a given month.

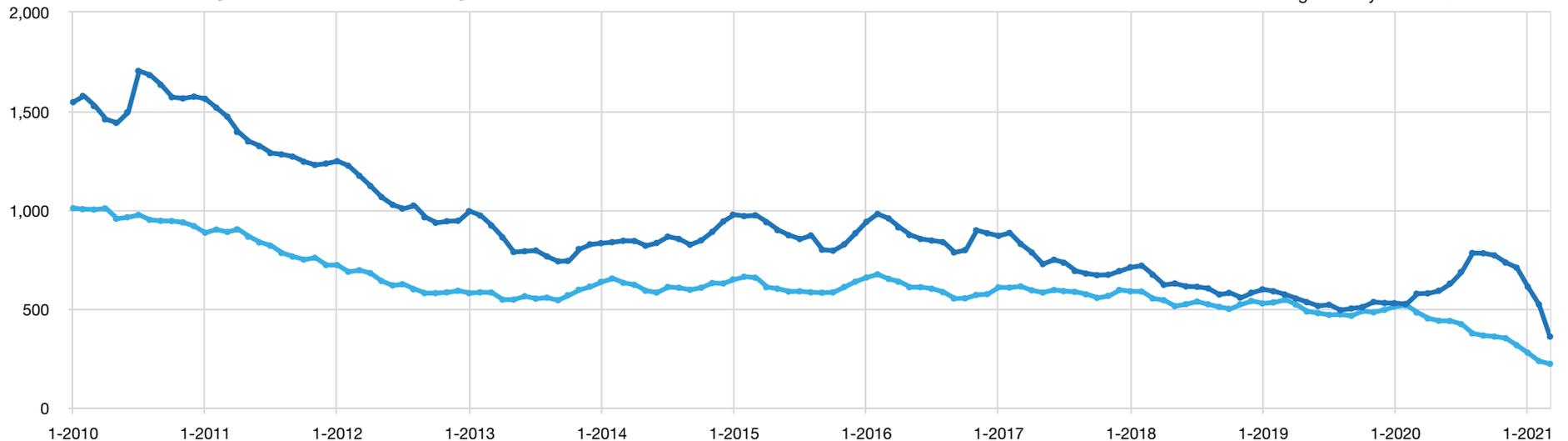


March



Homes for Sale	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	451	- 13.4%	578	+ 4.7%
May-2020	439	- 9.7%	591	+ 10.9%
Jun-2020	438	- 8.4%	627	+ 22.0%
Jul-2020	422	- 10.0%	686	+ 31.9%
Aug-2020	375	- 20.4%	782	+ 58.6%
Sep-2020	364	- 21.6%	781	+ 55.9%
Oct-2020	359	- 26.4%	770	+ 51.6%
Nov-2020	351	- 27.2%	734	+ 37.5%
Dec-2020	315	- 36.4%	708	+ 33.8%
Jan-2021	277	- 45.8%	611	+ 15.7%
Feb-2021	235	- 54.5%	522	- 0.4%
Mar-2021	221	- 54.1%	359	- 37.7%
12-Month Avg	354	- 27.6%	646	+ 22.8%

Historical Inventory of Homes for Sale by Month

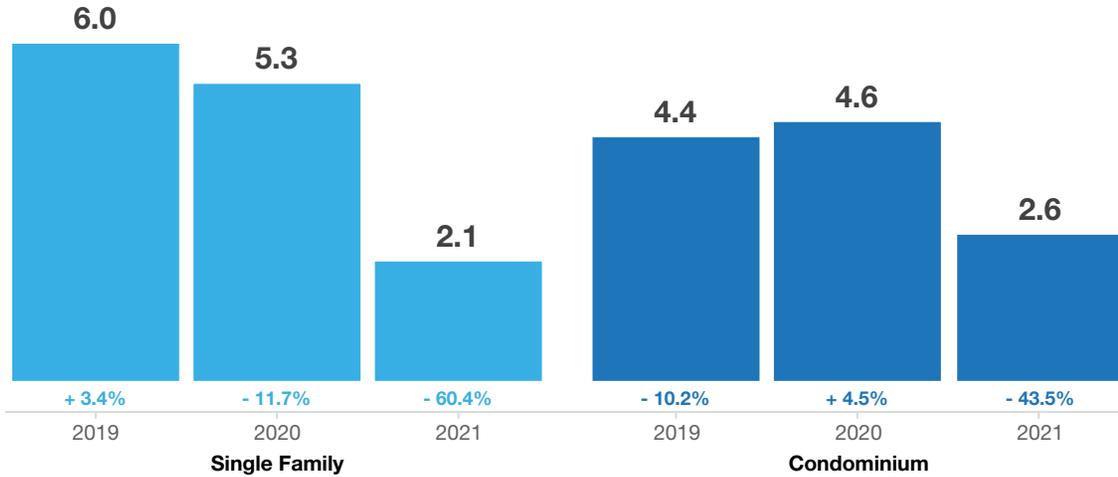


Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.



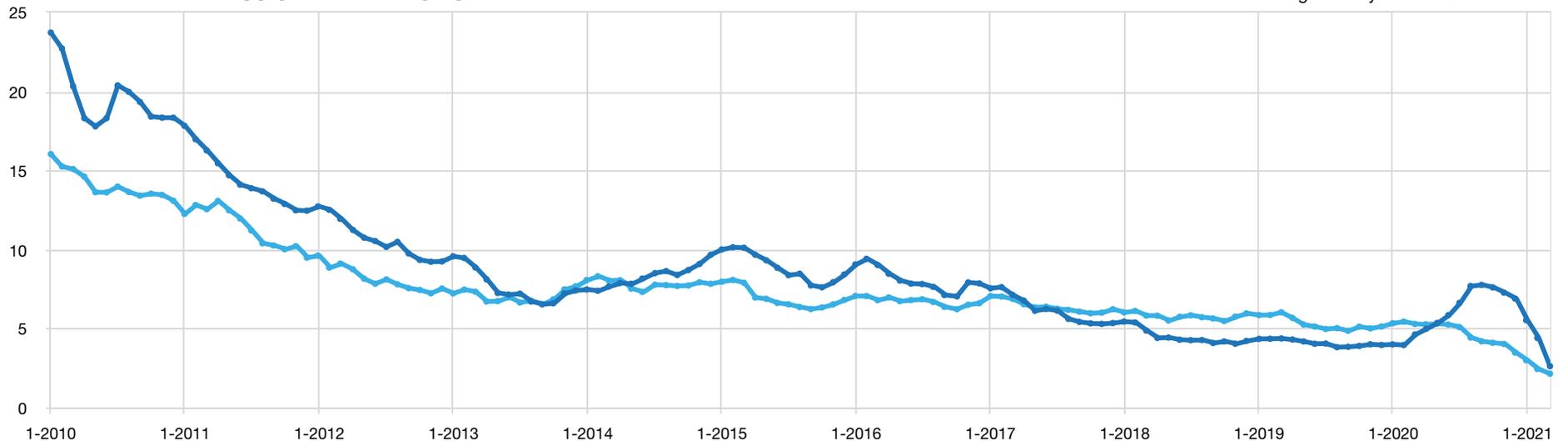
March



Months Supply	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Apr-2020	5.3	- 7.0%	5.0	+ 16.3%
May-2020	5.3	+ 1.9%	5.3	+ 26.2%
Jun-2020	5.2	+ 2.0%	5.8	+ 45.0%
Jul-2020	5.1	+ 2.0%	6.6	+ 65.0%
Aug-2020	4.4	- 12.0%	7.7	+ 102.6%
Sep-2020	4.2	- 14.3%	7.8	+ 105.3%
Oct-2020	4.1	- 19.6%	7.6	+ 94.9%
Nov-2020	4.0	- 20.0%	7.3	+ 82.5%
Dec-2020	3.5	- 31.4%	6.9	+ 72.5%
Jan-2021	3.0	- 43.4%	5.5	+ 37.5%
Feb-2021	2.4	- 55.6%	4.4	+ 12.8%
Mar-2021	2.1	- 60.4%	2.6	- 43.5%
12-Month Avg*	4.1	- 21.7%	6.0	+ 49.2%

* Months Supply for all properties from April 2020 through March 2021. This is not the average of the individual figures above.

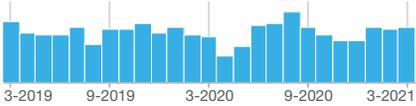
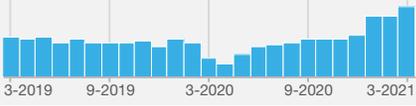
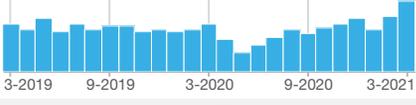
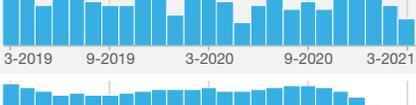
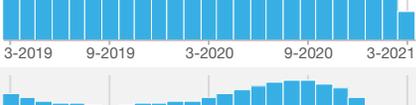
Historical Months Supply of Inventory by Month



All Properties Combined

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



Key Metrics	Historical Sparkbars	3-2020	3-2021	% Change	YTD 2020	YTD 2021	% Change
New Listings		303	346	+ 14.2%	968	1,029	+ 6.3%
Pending Sales		128	468	+ 265.6%	609	1,283	+ 110.7%
Closed Sales		266	391	+ 47.0%	721	937	+ 30.0%
Days on Market Until Sale		151	140	- 7.3%	144	144	0.0%
Median Sales Price		\$650,000	\$779,000	+ 19.8%	\$660,000	\$750,000	+ 13.6%
Average Sales Price		\$921,737	\$1,132,098	+ 22.8%	\$832,431	\$1,124,927	+ 35.1%
Percent of List Price Received		97.1%	97.6%	+ 0.5%	97.2%	97.3%	+ 0.1%
Housing Affordability Index		57	51	- 10.5%	56	53	- 5.4%
Inventory of Homes for Sale		1,383	775	- 44.0%	—	—	—
Months Supply of Inventory		6.0	2.9	- 51.7%	—	—	—

Single Family Monthly Sales Volume

March 2021



Area Name	March 2021			February 2021			March 2020		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	5	\$5,906,000	\$1,350,000	9	\$9,735,000	\$875,000	11	\$13,776,000	\$1,099,000
Hana	1	\$780,000	\$780,000	1	\$700,000	\$700,000	0	--	--
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	7	\$21,015,500	\$2,387,000	9	\$39,649,500	\$3,600,000	4	\$8,550,005	\$1,900,003
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	18	\$13,818,500	\$755,000	7	\$4,630,000	\$695,000	6	\$4,140,995	\$673,825
Kapalua	1	\$4,850,000	\$4,850,000	2	\$4,612,500	\$2,306,250	1	\$6,400,000	\$6,400,000
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	23	\$25,579,000	\$899,000	15	\$18,271,500	\$853,000	12	\$16,762,400	\$962,500
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	10	\$16,656,500	\$1,514,000	3	\$3,748,000	\$1,173,000	7	\$6,888,658	\$865,000
Lahaina	6	\$21,942,124	\$3,797,500	6	\$21,642,000	\$3,071,000	3	\$4,425,199	\$1,310,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	5	\$5,193,875	\$1,125,000	4	\$3,459,000	\$787,000	7	\$5,272,500	\$685,000
Maui Meadows	5	\$8,290,000	\$1,650,000	1	\$1,165,000	\$1,165,000	1	\$1,200,000	\$1,200,000
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	6	\$6,822,000	\$1,171,250	5	\$4,578,500	\$895,000	5	\$16,112,000	\$1,550,000
Olowalu	0	--	--	1	\$5,400,000	\$5,400,000	0	--	--
Pukalani	6	\$7,541,549	\$905,775	6	\$5,768,000	\$901,500	8	\$7,105,000	\$935,000
Spreckelsville/Paia/Kuau	4	\$10,077,000	\$2,499,500	3	\$5,140,000	\$810,000	2	\$1,522,400	\$761,200
Wailea/Makena	6	\$26,652,880	\$3,657,000	6	\$37,272,000	\$4,036,000	2	\$4,140,000	\$2,070,000
Wailuku	15	\$11,914,100	\$750,000	18	\$15,625,115	\$819,300	13	\$8,282,865	\$629,000
Lanai	0	--	--	1	\$514,000	\$514,000	3	\$1,695,000	\$445,000
Molokai	4	\$2,345,000	\$472,500	4	\$2,320,000	\$512,500	6	\$3,186,500	\$429,000
All MLS	122	\$189,384,028	\$980,000	101	\$184,230,115	\$895,000	91	\$109,459,522	\$835,000

Condominium Monthly Sales Volume

March 2021



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	March 2021			February 2021			March 2020		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	0	--	--	0	--	--	0	--	--
Hana	0	--	--	0	--	--	0	--	--
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	24	\$34,012,000	\$1,210,000	16	\$19,358,000	\$747,500	21	\$30,904,881	\$1,820,000
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	1	\$180,000	\$180,000	2	\$702,000	\$351,000	8	\$1,162,500	\$139,000
Kapalua	9	\$16,741,750	\$1,065,000	10	\$20,815,000	\$1,120,000	2	\$1,995,000	\$997,500
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	77	\$49,430,270	\$550,000	48	\$27,978,750	\$516,250	54	\$27,365,862	\$465,000
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	0	--	--	0	--	--	0	--	--
Lahaina	14	\$9,575,910	\$562,500	26	\$16,210,030	\$556,990	16	\$10,511,863	\$601,267
Maalaea	10	\$4,370,000	\$439,500	5	\$2,162,400	\$457,500	2	\$1,289,950	\$644,975
Makawao/Olinda/Haliimaile	0	--	--	0	--	--	0	--	--
Maui Meadows	0	--	--	0	--	--	0	--	--
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	35	\$20,358,652	\$548,000	23	\$13,891,895	\$515,000	28	\$14,512,549	\$496,250
Olowalu	0	--	--	0	--	--	0	--	--
Pukalani	0	--	--	1	\$695,000	\$695,000	1	\$605,000	\$605,000
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	0	--	--
Wailea/Makena	44	\$83,847,600	\$1,448,500	18	\$28,406,500	\$1,410,000	19	\$34,837,000	\$1,400,000
Wailuku	11	\$4,792,500	\$427,000	13	\$6,113,990	\$482,500	6	\$2,381,000	\$400,000
Lanai	0	--	--	0	--	--	0	--	--
Molokai	4	\$800,600	\$155,000	5	\$1,017,000	\$185,000	4	\$729,500	\$192,250
All MLS	229	\$224,109,282	\$640,000	167	\$137,350,565	\$556,990	161	\$126,295,105	\$555,000

Land Monthly Sales Volume

March 2021



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	March 2021			February 2021			March 2020		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	4	\$2,900,000	\$500,000	2	\$2,030,000	\$1,015,000	2	\$509,000	\$254,500
Hana	2	\$1,049,000	\$524,500	2	\$956,000	\$478,000	3	\$4,449,000	\$1,100,000
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	8	\$4,915,000	\$505,000	7	\$4,608,000	\$750,000	0	--	--
Kahakuloa	0	--	--	1	\$260,000	\$260,000	0	--	--
Kahului	0	--	--	0	--	--	0	--	--
Kapalua	1	\$850,000	\$850,000	8	\$7,000,000	\$850,000	0	--	--
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	0	--	--	1	\$657,500	\$657,500	1	\$1,000,000	\$1,000,000
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	3	\$1,879,000	\$599,000	5	\$3,683,000	\$830,000	1	\$650,000	\$650,000
Lahaina	3	\$5,507,000	\$2,100,000	0	--	--	1	\$1,550,000	\$1,550,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	9	\$5,803,934	\$500,000	5	\$4,255,000	\$750,000	0	--	--
Maui Meadows	0	--	--	0	--	--	0	--	--
Nahiku	0	--	--	1	\$400,000	\$400,000	0	--	--
Napili/Kahana/Honokowai	0	--	--	0	--	--	0	--	--
Olowalu	1	\$850,000	\$850,000	2	\$4,550,000	\$2,275,000	0	--	--
Pukalani	1	\$242,000	\$242,000	1	\$375,000	\$375,000	1	\$370,000	\$370,000
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	0	--	--
Wailea/Makena	1	\$1,665,000	\$1,665,000	1	\$2,800,000	\$2,800,000	0	--	--
Wailuku	0	--	--	4	\$1,914,500	\$462,500	2	\$620,000	\$310,000
Lanai	2	\$2,600,000	\$1,300,000	0	--	--	0	--	--
Molokai	5	\$895,999	\$110,000	1	\$35,000	\$35,000	3	\$279,500	\$95,500
All MLS	40	\$29,156,933	\$510,000	41	\$33,524,000	\$750,000	14	\$9,427,500	\$392,000

Single Family Sales – Year to Date

March 2021 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Mar-21 YTD Sales	Mar-20 YTD Sales	Unit Change	Percent Change	Mar-21 YTD Average	Mar-20 YTD Average	Dollar Change	Percent Change	Mar-21 YTD Median	Mar-20 YTD Median	Dollar Change	Percent Change	Mar-21 YTD Volume	Mar-20 YTD Volume	Dollar Change	Percent Change
Haiku	21	20	+1	+5.0%	\$1,164,000	\$1,116,250	+\$47,750	+4.3%	\$1,075,000	\$995,000	+\$80,000	+8.0%	\$24,444,000	\$22,325,000	+\$2,119,000	+9.5%
Hana	3	0	+3	--	\$910,000	--	--	--	\$780,000	--	--	--	\$2,730,000	\$0	+\$2,730,000	--
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	19	7	+12	+171.4%	\$3,500,789	\$2,075,001	+\$1,425,789	+68.7%	\$2,400,000	\$2,100,000	+\$300,000	+14.3%	\$66,515,000	\$14,525,005	+\$51,989,995	+357.9%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	33	24	+9	+37.5%	\$754,288	\$656,739	+\$97,549	+14.9%	\$740,000	\$639,375	+\$100,625	+15.7%	\$24,891,500	\$15,761,745	+\$9,129,755	+57.9%
Kapalua	5	3	+2	+66.7%	\$2,972,500	\$3,623,333	-\$650,833	-18.0%	\$2,700,000	\$2,450,000	+\$250,000	+10.2%	\$14,862,500	\$10,870,000	+\$3,992,500	+36.7%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	61	36	+25	+69.4%	\$1,106,730	\$1,172,536	-\$65,807	-5.6%	\$899,000	\$850,000	+\$49,000	+5.8%	\$67,510,500	\$42,211,304	+\$25,299,196	+59.9%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	20	18	+2	+11.1%	\$1,422,025	\$997,731	+\$424,294	+42.5%	\$1,290,000	\$913,000	+\$377,000	+41.3%	\$28,440,500	\$17,959,158	+\$10,481,342	+58.4%
Lahaina	16	13	+3	+23.1%	\$3,205,633	\$1,861,417	+\$1,344,216	+72.2%	\$2,821,000	\$1,180,000	+\$1,641,000	+139.1%	\$51,290,124	\$24,198,418	+\$27,091,706	+112.0%
Maalaea	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Makawao/Olinda/Haliimaile	13	17	-4	-23.5%	\$809,260	\$891,238	-\$81,979	-9.2%	\$775,000	\$730,000	+\$45,000	+6.2%	\$10,520,375	\$15,151,050	-\$4,630,675	-30.6%
Maui Meadows	8	4	+4	+100.0%	\$1,526,250	\$1,201,250	+\$325,000	+27.1%	\$1,410,000	\$1,215,000	+\$195,000	+16.0%	\$12,210,000	\$4,805,000	+\$7,405,000	+154.1%
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	17	11	+6	+54.5%	\$1,417,324	\$2,080,700	-\$663,376	-31.9%	\$1,100,000	\$1,100,000	\$0	0.0%	\$24,094,500	\$22,582,000	+\$1,512,500	+6.7%
Olowalu	2	0	+2	--	\$6,800,000	--	--	--	\$6,800,000	--	--	--	\$13,600,000	\$0	+\$13,600,000	--
Pukalani	16	18	-2	-11.1%	\$1,066,409	\$775,083	+\$291,326	+37.6%	\$876,500	\$770,750	+\$105,750	+13.7%	\$17,062,549	\$13,951,500	+\$3,111,049	+22.3%
Spreckelsville/Paia/Kuau	11	5	+6	+120.0%	\$2,836,091	\$1,149,480	+\$1,686,611	+146.7%	\$1,900,000	\$950,000	+\$950,000	+100.0%	\$31,197,000	\$5,747,400	+\$25,449,600	+442.8%
Wailea/Makena	18	6	+12	+200.0%	\$5,151,743	\$2,158,333	+\$2,993,410	+138.7%	\$4,036,000	\$2,140,000	+\$1,896,000	+88.6%	\$92,731,380	\$12,950,000	+\$79,781,380	+616.1%
Wailuku	45	61	-16	-26.2%	\$806,457	\$691,921	+\$114,536	+16.6%	\$777,500	\$721,825	+\$55,675	+7.7%	\$36,290,570	\$42,207,203	-\$5,916,633	-14.0%
Lanai	2	7	-5	-71.4%	\$607,000	\$495,857	+\$111,143	+22.4%	\$607,000	\$445,000	+\$162,000	+36.4%	\$1,214,000	\$3,471,000	-\$2,257,000	-65.0%
Molokai	14	9	+5	+55.6%	\$455,357	\$514,056	-\$58,698	-11.4%	\$377,500	\$475,000	-\$97,500	-20.5%	\$6,375,000	\$4,626,500	+\$1,748,500	+37.8%
All MLS	324	259	+65	+25.1%	\$1,623,394	\$1,052,586	+\$570,807	+54.2%	\$952,000	\$770,173	+\$181,828	+23.6%	\$525,979,498	\$273,342,283	+\$252,637,215	+92.4%

Total Condominium Sales – Year to Date

March 2021 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Mar-21 YTD Sales	Mar-20 YTD Sales	Unit Change	Percent Change	Mar-21 YTD Average	Mar-20 YTD Average	Dollar Change	Percent Change	Mar-21 YTD Median	Mar-20 YTD Median	Dollar Change	Percent Change	Mar-21 YTD Volume	Mar-20 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	51	47	+4	+8.5%	\$1,238,333	\$1,202,939	+\$35,394	+2.9%	\$925,000	\$922,000	+\$3,000	+0.3%	\$63,155,000	\$56,538,131	+\$6,616,869	+11.7%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	5	14	-9	-64.3%	\$240,000	\$143,964	+\$96,036	+66.7%	\$180,000	\$142,500	+\$37,500	+26.3%	\$1,200,000	\$2,015,500	-\$815,500	-40.5%
Kapalua	24	7	+17	+242.9%	\$1,910,490	\$1,462,143	+\$448,347	+30.7%	\$1,102,500	\$1,200,000	-\$97,500	-8.1%	\$45,851,750	\$10,235,000	+\$35,616,750	+348.0%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	170	143	+27	+18.9%	\$609,327	\$599,316	+\$10,011	+1.7%	\$522,500	\$519,000	+\$3,500	+0.7%	\$103,585,520	\$85,702,166	+\$17,883,354	+20.9%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lahaina	55	40	+15	+37.5%	\$705,970	\$623,045	+\$82,925	+13.3%	\$556,990	\$592,500	-\$35,510	-6.0%	\$38,828,345	\$24,921,793	+\$13,906,552	+55.8%
Maalaea	17	15	+2	+13.3%	\$436,024	\$412,663	+\$23,360	+5.7%	\$457,500	\$345,000	+\$112,500	+32.6%	\$7,412,400	\$6,189,950	+\$1,222,450	+19.7%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	75	75	0	0.0%	\$575,544	\$566,240	+\$9,304	+1.6%	\$515,000	\$505,000	+\$10,000	+2.0%	\$43,165,797	\$42,468,022	+\$697,775	+1.6%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	2	2	0	0.0%	\$665,000	\$602,500	+\$62,500	+10.4%	\$665,000	\$602,500	+\$62,500	+10.4%	\$1,330,000	\$1,205,000	+\$125,000	+10.4%
Spreckelsville/Paia/Kuau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailea/Makena	73	39	+34	+87.2%	\$1,820,508	\$1,492,769	+\$327,739	+22.0%	\$1,448,000	\$1,100,000	+\$348,000	+31.6%	\$132,897,100	\$58,218,000	+\$74,679,100	+128.3%
Wailuku	29	29	0	0.0%	\$466,327	\$432,102	+\$34,226	+7.9%	\$465,000	\$395,000	+\$70,000	+17.7%	\$13,523,490	\$12,530,950	+\$992,540	+7.9%
Lanai	0	3	-3	-100.0%	--	\$1,136,000	--	--	--	\$850,000	--	--	\$0	\$3,408,000	-\$3,408,000	-100.0%
Molokai	10	9	+1	+11.1%	\$198,602	\$175,833	+\$22,769	+12.9%	\$174,210	\$163,000	+\$11,210	+6.9%	\$1,986,020	\$1,582,500	+\$403,520	+25.5%
All MLS	511	423	+88	+20.8%	\$886,371	\$721,076	+\$165,295	+22.9%	\$599,000	\$555,000	+\$44,000	+7.9%	\$452,935,422	\$305,015,012	+\$147,920,410	+48.5%

Fee Simple Condominium Sales – Year to Date

March 2021 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Mar-21 YTD Sales	Mar-20 YTD Sales	Unit Change	Percent Change	Mar-21 YTD Average	Mar-20 YTD Average	Dollar Change	Percent Change	Mar-21 YTD Median	Mar-20 YTD Median	Dollar Change	Percent Change	Mar-21 YTD Volume	Mar-20 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	47	42	+5	+11.9%	\$1,300,830	\$1,291,217	+\$9,612	+0.7%	\$970,000	\$962,500	+\$7,500	+0.8%	\$61,139,000	\$54,231,131	+\$6,907,869	+12.7%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	5	14	-9	-64.3%	\$240,000	\$143,964	+\$96,036	+66.7%	\$180,000	\$142,500	+\$37,500	+26.3%	\$1,200,000	\$2,015,500	-\$815,500	-40.5%
Kapalua	24	7	+17	+242.9%	\$1,910,490	\$1,462,143	+\$448,347	+30.7%	\$1,102,500	\$1,200,000	-\$97,500	-8.1%	\$45,851,750	\$10,235,000	+\$35,616,750	+348.0%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	168	139	+29	+20.9%	\$611,313	\$609,123	+\$2,189	+0.4%	\$522,500	\$520,000	+\$2,500	+0.5%	\$102,700,520	\$84,668,166	+\$18,032,354	+21.3%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lahaina	55	40	+15	+37.5%	\$705,970	\$623,045	+\$82,925	+13.3%	\$556,990	\$592,500	-\$35,510	-6.0%	\$38,828,345	\$24,921,793	+\$13,906,552	+55.8%
Maalaea	9	7	+2	+28.6%	\$504,611	\$501,421	+\$3,190	+0.6%	\$520,000	\$465,000	+\$55,000	+11.8%	\$4,541,500	\$3,509,950	+\$1,031,550	+29.4%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	65	61	+4	+6.6%	\$579,585	\$613,787	-\$34,203	-5.6%	\$530,000	\$540,000	-\$10,000	-1.9%	\$37,672,997	\$37,441,022	+\$231,975	+0.6%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	2	2	0	0.0%	\$665,000	\$602,500	+\$62,500	+10.4%	\$665,000	\$602,500	+\$62,500	+10.4%	\$1,330,000	\$1,205,000	+\$125,000	+10.4%
Spreckelsville/Paia/Kuau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailea/Makena	73	39	+34	+87.2%	\$1,820,508	\$1,492,769	+\$327,739	+22.0%	\$1,448,000	\$1,100,000	+\$348,000	+31.6%	\$132,897,100	\$58,218,000	+\$74,679,100	+128.3%
Wailuku	29	29	0	0.0%	\$466,327	\$432,102	+\$34,226	+7.9%	\$465,000	\$395,000	+\$70,000	+17.7%	\$13,523,490	\$12,530,950	+\$992,540	+7.9%
Lanai	0	3	-3	-100.0%	--	\$1,136,000	--	--	--	\$850,000	--	--	\$0	\$3,408,000	-\$3,408,000	-100.0%
Molokai	10	8	+2	+25.0%	\$198,602	\$186,563	+\$12,040	+6.5%	\$174,210	\$176,500	-\$2,290	-1.3%	\$1,986,020	\$1,492,500	+\$493,520	+33.1%
All MLS	487	391	+96	+24.6%	\$906,921	\$751,604	+\$155,318	+20.7%	\$605,000	\$582,900	+\$22,100	+3.8%	\$441,670,722	\$293,877,012	+\$147,793,710	+50.3%

Leasehold Condominium Sales – Year to Date

March 2021 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Mar-21 YTD Sales	Mar-20 YTD Sales	Unit Change	Percent Change	Mar-21 YTD Average	Mar-20 YTD Average	Dollar Change	Percent Change	Mar-21 YTD Median	Mar-20 YTD Median	Dollar Change	Percent Change	Mar-21 YTD Volume	Mar-20 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	4	5	-1	-20.0%	\$504,000	\$461,400	+\$42,600	+9.2%	\$390,000	\$345,000	+\$45,000	+13.0%	\$2,016,000	\$2,307,000	-\$291,000	-12.6%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kapalua	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	2	4	-2	-50.0%	\$442,500	\$258,500	+\$184,000	+71.2%	\$442,500	\$245,000	+\$197,500	+80.6%	\$885,000	\$1,034,000	-\$149,000	-14.4%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lahaina	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maalaea	8	8	0	0.0%	\$358,863	\$335,000	+\$23,863	+7.1%	\$366,000	\$313,750	+\$52,250	+16.7%	\$2,870,900	\$2,680,000	+\$190,900	+7.1%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	10	14	-4	-28.6%	\$549,280	\$359,071	+\$190,209	+53.0%	\$162,500	\$169,250	-\$6,750	-4.0%	\$5,492,800	\$5,027,000	+\$465,800	+9.3%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Spreckelsville/Paia/Kuau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailea/Makena	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailuku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lanai	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Molokai	0	1	-1	-100.0%	--	\$90,000	--	--	--	\$90,000	--	--	\$0	\$90,000	-\$90,000	-100.0%
All MLS	24	32	-8	-25.0%	\$469,363	\$348,063	+\$121,300	+34.9%	\$365,000	\$294,000	+\$71,000	+24.1%	\$11,264,700	\$11,138,000	+\$126,700	+1.1%

Land Sales – Year to Date

March 2021 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Mar-21 YTD Sales	Mar-20 YTD Sales	Unit Change	Percent Change	Mar-21 YTD Average	Mar-20 YTD Average	Dollar Change	Percent Change	Mar-21 YTD Median	Mar-20 YTD Median	Dollar Change	Percent Change	Mar-21 YTD Volume	Mar-20 YTD Volume	Dollar Change	Percent Change
Haiku	8	8	0	0.0%	\$777,500	\$641,688	+\$135,813	+21.2%	\$627,500	\$435,750	+\$191,750	+44.0%	\$6,220,000	\$5,133,500	+\$1,086,500	+21.2%
Hana	5	5	0	0.0%	\$518,000	\$1,134,800	-\$616,800	-54.4%	\$550,000	\$825,000	-\$275,000	-33.3%	\$2,590,000	\$5,674,000	-\$3,084,000	-54.4%
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	23	2	+21	+1,050.0%	\$630,696	\$360,000	+\$270,696	+75.2%	\$535,000	\$360,000	+\$175,000	+48.6%	\$14,506,007	\$720,000	+\$13,786,007	+1,914.7%
Kahakuloa	1	0	+1	--	\$260,000	--	--	--	\$260,000	--	--	--	\$260,000	\$0	+\$260,000	--
Kahului	0	1	-1	-100.0%	--	\$225,000	--	--	--	\$225,000	--	--	\$0	\$225,000	-\$225,000	-100.0%
Kapalua	10	2	+8	+400.0%	\$870,000	\$800,000	+\$70,000	+8.7%	\$850,000	\$800,000	+\$50,000	+6.3%	\$8,700,000	\$1,600,000	+\$7,100,000	+443.8%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	1	2	-1	-50.0%	\$657,500	\$620,000	+\$37,500	+6.0%	\$657,500	\$620,000	+\$37,500	+6.0%	\$657,500	\$1,240,000	-\$582,500	-47.0%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	9	7	+2	+28.6%	\$773,556	\$593,836	+\$179,720	+30.3%	\$830,000	\$650,000	+\$180,000	+27.7%	\$6,962,000	\$4,156,850	+\$2,805,150	+67.5%
Lahaina	3	2	+1	+50.0%	\$1,835,667	\$962,500	+\$873,167	+90.7%	\$2,100,000	\$962,500	+\$1,137,500	+118.2%	\$5,507,000	\$1,925,000	+\$3,582,000	+186.1%
Maalaea	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Makawao/Olinda/Haliimaile	14	0	+14	--	\$718,495	--	--	--	\$505,000	--	--	--	\$10,058,934	\$0	+\$10,058,934	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	1	0	+1	--	\$400,000	--	--	--	\$400,000	--	--	--	\$400,000	\$0	+\$400,000	--
Napili/Kahana/Honokowai	1	0	+1	--	\$507,275	--	--	--	\$507,275	--	--	--	\$507,275	\$0	+\$507,275	--
Olowalu	3	0	+3	--	\$1,800,000	--	--	--	\$950,000	--	--	--	\$5,400,000	\$0	+\$5,400,000	--
Pukalani	5	1	+4	+400.0%	\$412,400	\$370,000	+\$42,400	+11.5%	\$420,000	\$370,000	+\$50,000	+13.5%	\$2,062,000	\$370,000	+\$1,692,000	+457.3%
Spreckelsville/Paia/Kuau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailea/Makena	2	0	+2	--	\$2,232,500	--	--	--	\$2,232,500	--	--	--	\$4,465,000	\$0	+\$4,465,000	--
Wailuku	6	4	+2	+50.0%	\$499,917	\$254,750	+\$245,167	+96.2%	\$490,000	\$272,500	+\$217,500	+79.8%	\$2,999,500	\$1,019,000	+\$1,980,500	+194.4%
Lanai	2	0	+2	--	\$1,300,000	--	--	--	\$1,300,000	--	--	--	\$2,600,000	\$0	+\$2,600,000	--
Molokai	8	5	+3	+60.0%	\$155,750	\$140,900	+\$14,850	+10.5%	\$108,500	\$110,000	-\$1,501	-1.4%	\$1,245,999	\$704,500	+\$541,499	+76.9%
All MLS	102	39	+63	+161.5%	\$736,679	\$583,791	+\$152,888	+26.2%	\$592,000	\$390,000	+\$202,000	+51.8%	\$75,141,215	\$22,767,850	+\$52,373,365	+230.0%