

Both single-family home and condo sales declined in April. Single-family home sales fell 8.0% year-over-year with 241 closed sales, while condo transactions dropped 8.4% to 395. Year-to-date, sales volume remains behind 2024 levels, down 5.3% for single-family homes and 2.3% for condos.

The median sales price for a single-family home rose 6.4% year-over-year to \$1,170,000, a 0.9% uptick from March. Meanwhile, the condo median price dipped 4.4% to \$505,000 year-over-year, up 1.0% month-over-month. Properties also spent more time on the market in April. The median days on market for single-family homes increased to 29 days, up from 17 a year ago, while condos rose to 43 days, up from 29.

In the single-family market, sales declined across most price points, with the \$700,000 to \$999,999 range experiencing the sharpest drop, falling 28.1% from 96 to 69 transactions. Condos saw the largest decrease in the \$400,000 to \$499,999 range, down 33.3% from 78 to 52 sales. In contrast, the \$200,000 to \$399,999 condo range was one of the few to see an increase, rising 31.0% from 84 to 110 transactions.

Affordability remains top of mind for many condo buyers, who continue to weigh financing and rising monthly maintenance fees alongside listing prices. The 30-year fixed-rate mortgage averaged 6.76% as of May 1, while the first quarter average stood at 6.83%, according to Freddie Mac.

Buyers faced a growing selection of listings in April as new listing volume continued to climb across both markets. In the single-family home segment, 366 new listings were added, up 4.9% year-over-year. Of these new listings, homes priced in the \$600,000 to \$999,999 range increased 26.8% year-over-year to 123 listings. In contrast, new listings in the \$1,000,000 to \$1,299,999 range declined 20.9%, falling from 91 to 72. New condo listings rose more significantly, with 851 units in April—a 29.7% year-over-year increase. Nearly 60% of those condo listings were priced at \$599,999 and below.

Active inventory grew in both markets, ending the month with 805 single-family homes and 2,512 condos available for sale—up 30.3% and 59.4%, respectively, compared to April 2024.

Fewer properties closed above the original asking price in April, reflecting a shift in buyer and seller dynamics. Among single-family home sales, 27% closed above asking, down from 33% in April 2024. In the condo market, just 9% of transactions sold above the original asking price, compared to 15% a year ago.



# Oahu Monthly Housing Statistics

## April 2025



### SINGLE-FAMILY HOMES

Median Sales Price	YoY %chg
\$1,170,000	+6.4%
Closed Sales	YoY %chg
241	-8.0%
Average Sales Price	YoY %chg
\$1,399,728	-0.7%

### CONDOS

Median Sales Price	YoY %chg
\$505,000	-4.4%
Closed Sales	YoY %chg
395	-8.4%
Average Sales Price	YoY %chg
\$608,762	-1.4%

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

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# Monthly Indicators

OAHU, HAWAII

## April 2025

	Single-Family Homes						Condos				
	Apr-25	Apr-24	YoY %chg	Mar-25	MoM %chg		Apr-25	Apr-24	YoY %chg	Mar-25	MoM %chg
Closed Sales	241	262	-8.0%	206	17.0%		395	431	-8.4%	369	7.0%
Median Sales Price	\$1,170,000	\$1,100,000	6.4%	\$1,160,000	0.9%		\$505,000	\$528,000	-4.4%	\$500,000	1.0%
Average Sales Price	\$1,399,728	\$1,408,991	-0.7%	\$1,819,326	-23.1%		\$608,762	\$617,664	-1.4%	\$614,751	-1.0%
Median Days on Market	29	17	70.6%	15	93.3%		43	29	48.3%	40	7.5%
Percent of Orig. List Price Received	97.8%	99.0%	-1.2%	99.0%	-1.2%		96.3%	97.8%	-1.5%	97.1%	-0.8%
New Listings	366	349	4.9%	377	-2.9%		851	656	29.7%	789	7.9%
Pending Sales*	264	269	-1.9%	265	-0.4%		375	443	-15.3%	420	-10.7%
Active Inventory*	805	618	30.3%	773	4.1%		2,512	1,576	59.4%	2,302	9.1%
Total Inventory in Escrow*	447	445	0.4%	439	1.8%		582	647	-10.0%	619	-6.0%
Months Supply of Active Inventory*	3.5	2.8	25.0%	3.3	6.1%		6.8	4.2	61.9%	6.2	9.7%

\*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

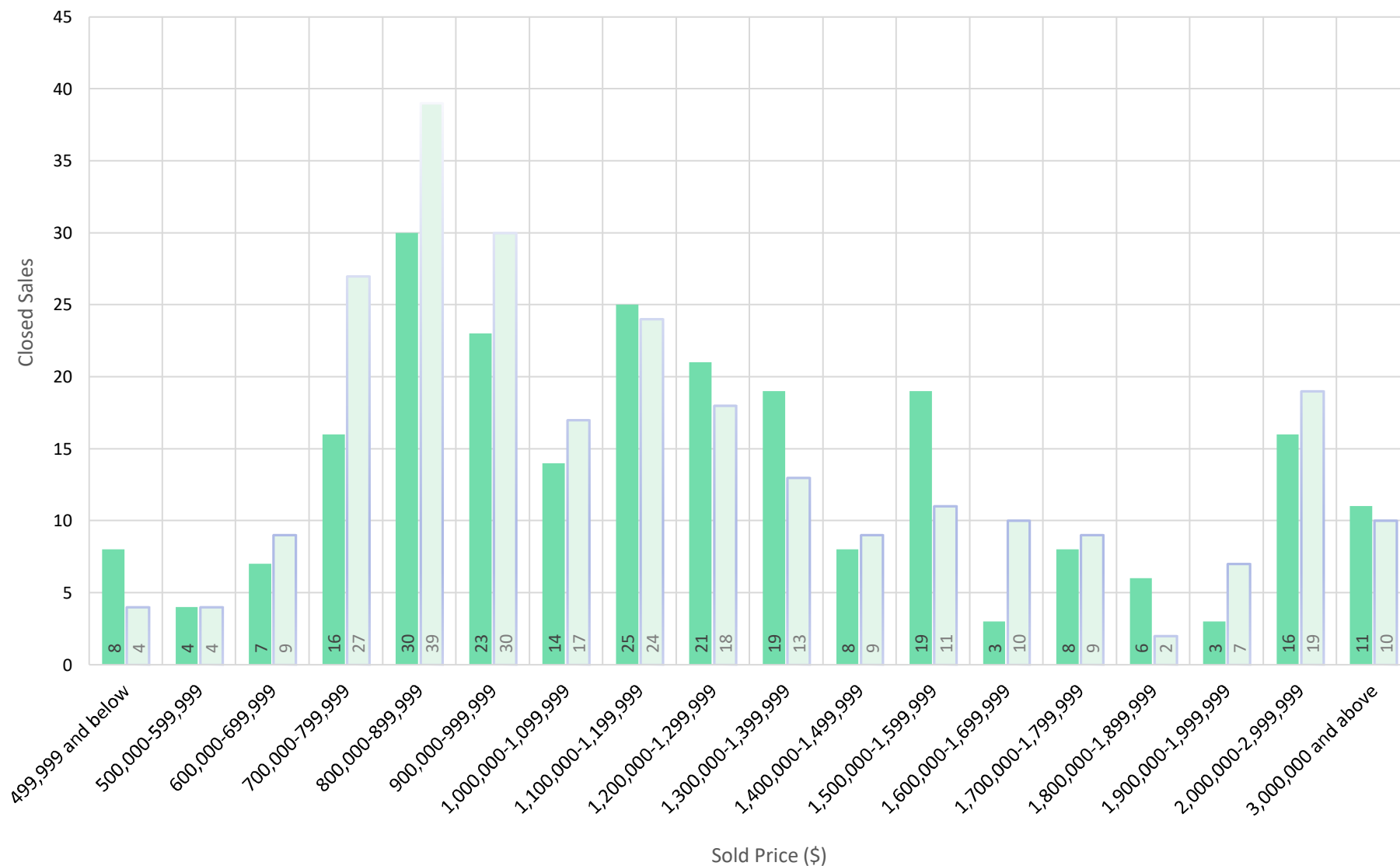
	Single-Family Homes						Condos				
	YTD-2025	YTD-2024	1-yr %chg	YTD-2023	2-yr %chg		YTD-2025	YTD-2024	1-yr %chg	YTD-2023	2-yr %chg
Closed Sales	810	855	-5.3%	767	5.6%		1,369	1,401	-2.3%	1,464	-6.5%
Median Sales Price	\$1,158,000	\$1,072,500	8.0%	\$1,010,000	14.7%		\$510,000	\$510,000	0.0%	\$500,000	2.0%
Average Sales Price	\$1,491,831	\$1,387,325	7.5%	\$1,306,551	14.2%		\$621,155	\$594,685	4.5%	\$620,319	0.1%
Median Days on Market	23	25	-8.0%	32	-28.1%		43	31	38.7%	24	79.2%
Percent of Orig. List Price Received	98.2%	98.4%	-0.2%	97.1%	1.1%		96.8%	97.9%	-1.1%	98.4%	-1.6%
New Listings	1,360	1,220	11.5%	1,086	25.2%		3,020	2,417	24.9%	2,048	47.5%
Pending Sales*	971	1,038	-6.5%	1,013	-4.1%		1,533	1,648	-7.0%	1,659	-7.6%

\*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 April 2025 vs. April 2024

■ 2025 ■ 2024



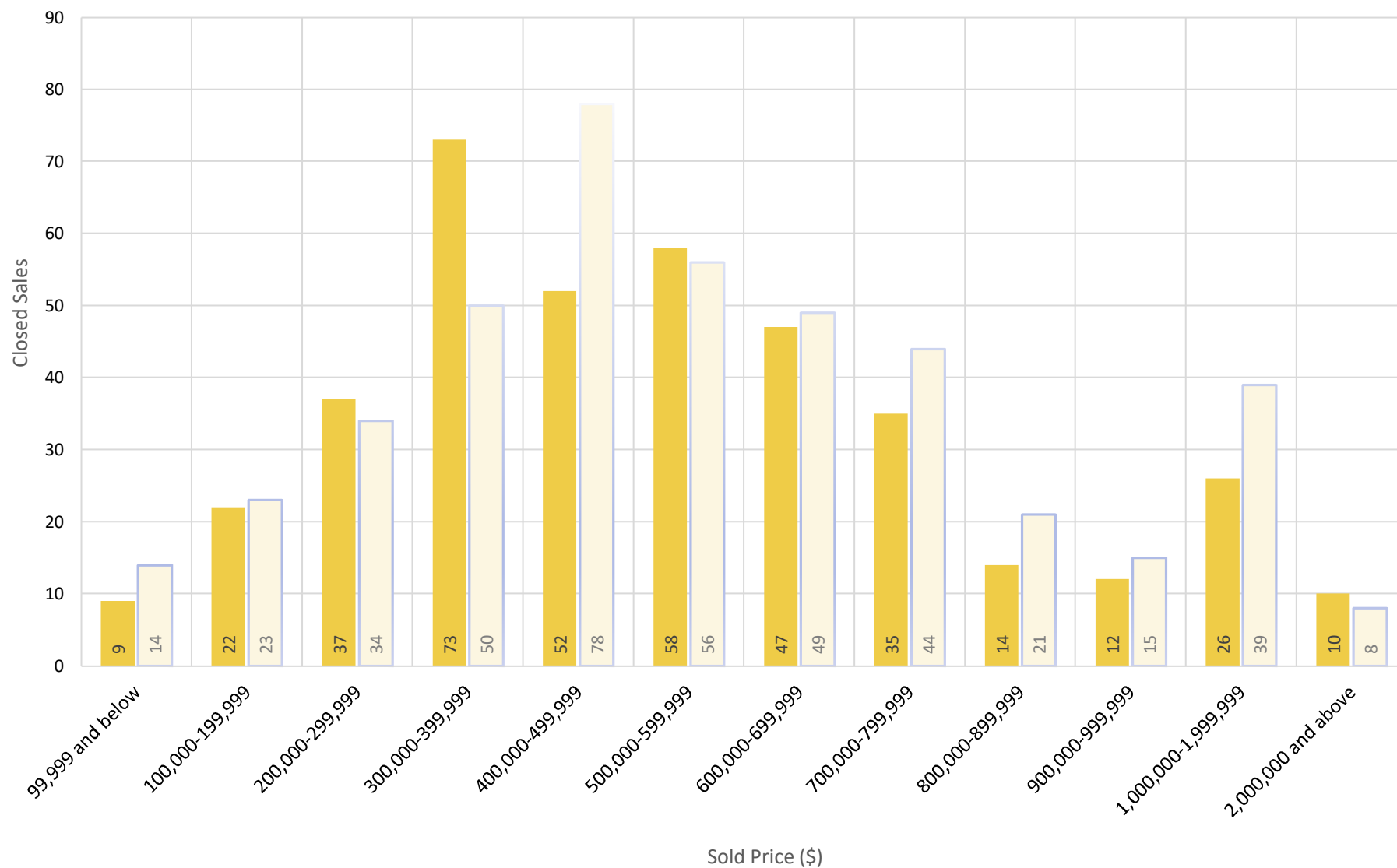
**SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.**

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## Condos Sold

### April 2025 vs. April 2024

■ 2025 ■ 2024



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

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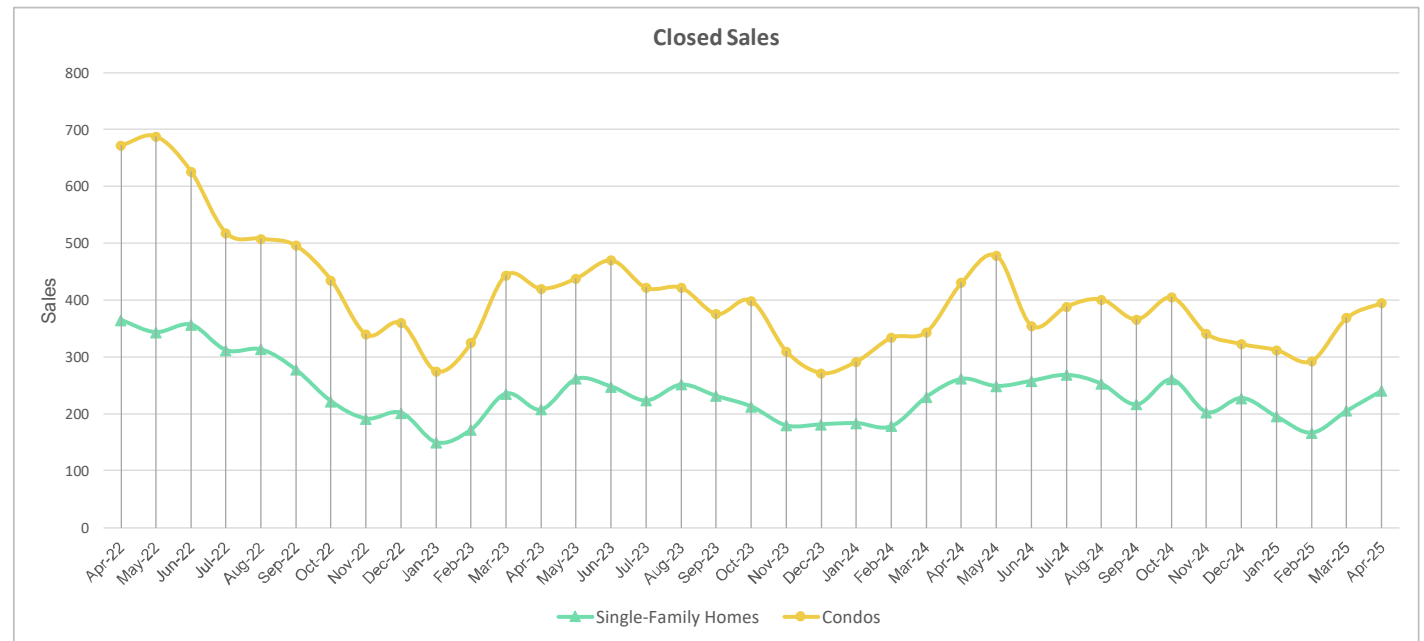
# Closed Sales

April 2025

OAHU, HAWAII

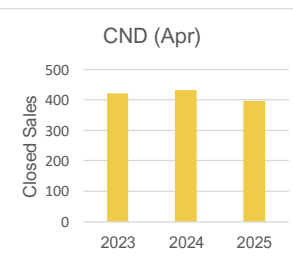
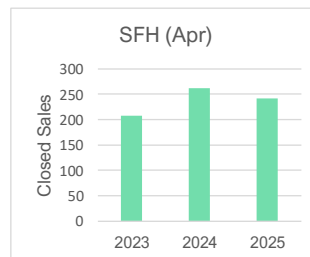
(A count of properties that have closed in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
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
Feb-25	167	293	460
Mar-25	206	369	575
Apr-25	241	395	636



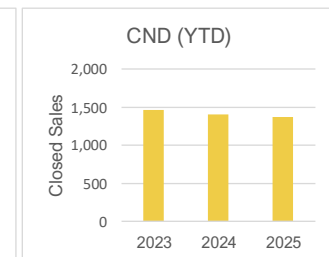
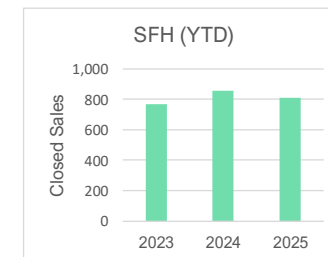
## Monthly Closed Sales

April	SFH	YoY %chg	CND	YoY %chg
2023	208	-43.0%	420	-37.5%
2024	262	26.0%	431	2.6%
2025	241	-8.0%	395	-8.4%



## Year-to-Date Closed Sales

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	767	-38.8%	1,464	-38.5%
2024	855	11.5%	1,401	-4.3%
2025	810	-5.3%	1,369	-2.3%



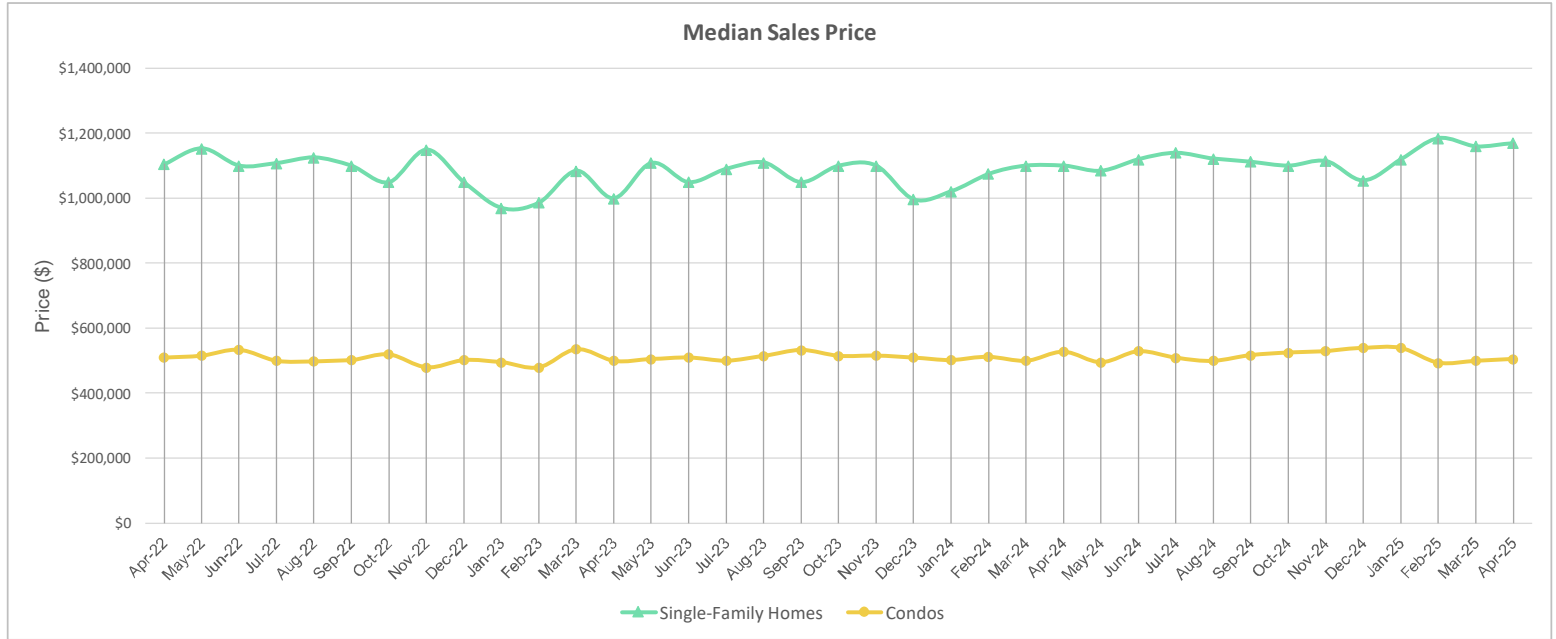
# Median Sales Price

April 2025

OAHU, HAWAII

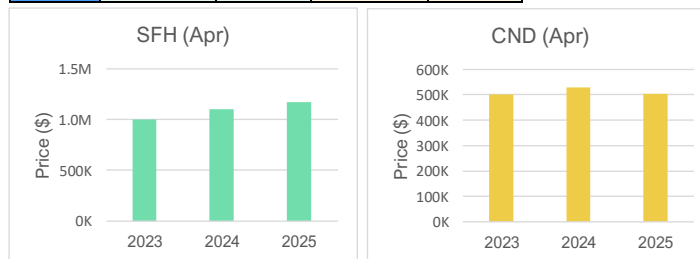
(The median sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Apr-22	\$1,105,000	\$510,000
May-22	\$1,153,500	\$516,500
Jun-22	\$1,100,000	\$534,000
Jul-22	\$1,107,944	\$500,000
Aug-22	\$1,125,500	\$498,500
Sep-22	\$1,100,000	\$502,500
Oct-22	\$1,050,000	\$520,000
Nov-22	\$1,149,500	\$480,000
Dec-22	\$1,049,500	\$502,500
Jan-23	\$970,000	\$495,000
Feb-23	\$987,000	\$480,000
Mar-23	\$1,083,750	\$536,000
Apr-23	\$999,995	\$500,000
May-23	\$1,109,000	\$505,000
Jun-23	\$1,050,000	\$510,000
Jul-23	\$1,090,000	\$500,000
Aug-23	\$1,110,000	\$515,000
Sep-23	\$1,050,000	\$532,500
Oct-23	\$1,100,000	\$515,000
Nov-23	\$1,100,055	\$516,179
Dec-23	\$996,500	\$510,000
Jan-24	\$1,021,016	\$502,500
Feb-24	\$1,075,000	\$512,500
Mar-24	\$1,100,000	\$500,000
Apr-24	\$1,100,000	\$528,000
May-24	\$1,085,000	\$495,000
Jun-24	\$1,120,000	\$530,000
Jul-24	\$1,140,000	\$509,000
Aug-24	\$1,122,000	\$500,000
Sep-24	\$1,112,722	\$517,500
Oct-24	\$1,100,000	\$525,000
Nov-24	\$1,115,000	\$530,000
Dec-24	\$1,054,500	\$540,000
Jan-25	\$1,120,000	\$539,500
Feb-25	\$1,185,000	\$494,000
Mar-25	\$1,160,000	\$500,000
Apr-25	\$1,170,000	\$505,000



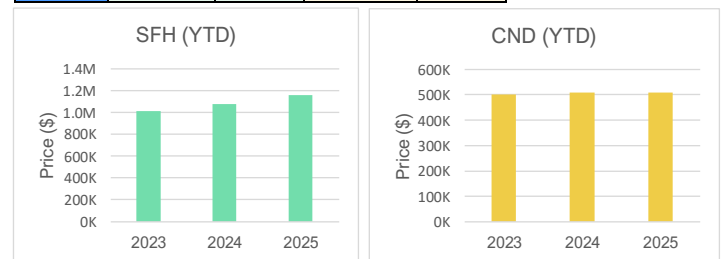
## Monthly Median Sales Price

April	SFH	YoY %chg	CND	YoY %chg
2023	\$999,995	-9.5%	\$500,000	-2.0%
2024	\$1,100,000	10.0%	\$528,000	5.6%
2025	\$1,170,000	6.4%	\$505,000	-4.4%



## Year-to-Date Median Sales Price

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	\$1,010,000	-8.2%	\$500,000	-2.0%
2024	\$1,072,500	6.2%	\$510,000	2.0%
2025	\$1,158,000	8.0%	\$510,000	0.0%



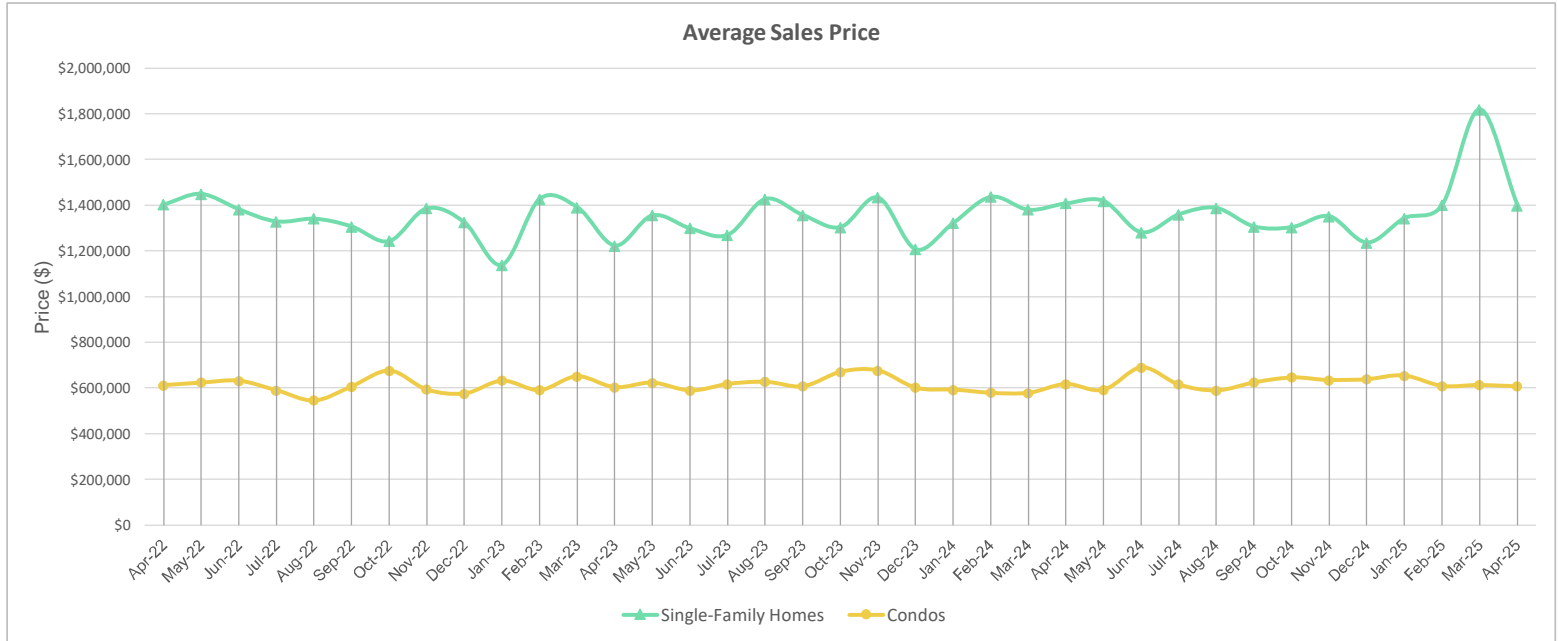
# Average Sales Price

April 2025

OAHU, HAWAII

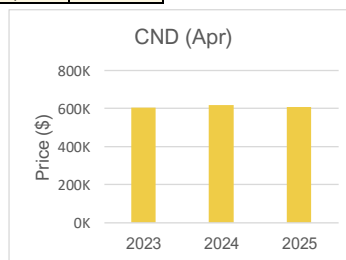
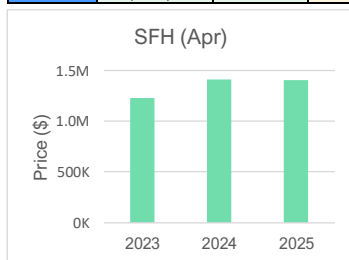
(The average sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
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
Feb-25	\$1,400,996	\$610,108
Mar-25	\$1,819,326	\$614,751
Apr-25	\$1,399,728	\$608,762



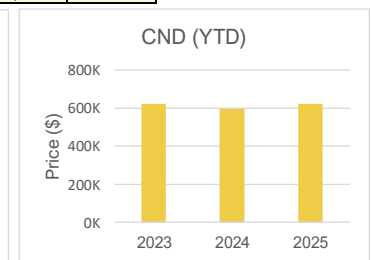
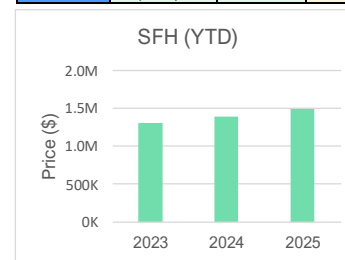
## Monthly Average Sales Price

April	SFH	YoY %chg	CND	YoY %chg
2023	\$1,223,383	-12.9%	\$603,795	-1.5%
2024	\$1,408,991	15.2%	\$617,664	2.3%
2025	\$1,399,728	-0.7%	\$608,762	-1.4%



## Year-to-Date Average Sales Price

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	\$1,306,551	-8.5%	\$620,319	1.2%
2024	\$1,387,325	6.2%	\$594,685	-4.1%
2025	\$1,491,831	7.5%	\$621,155	4.5%





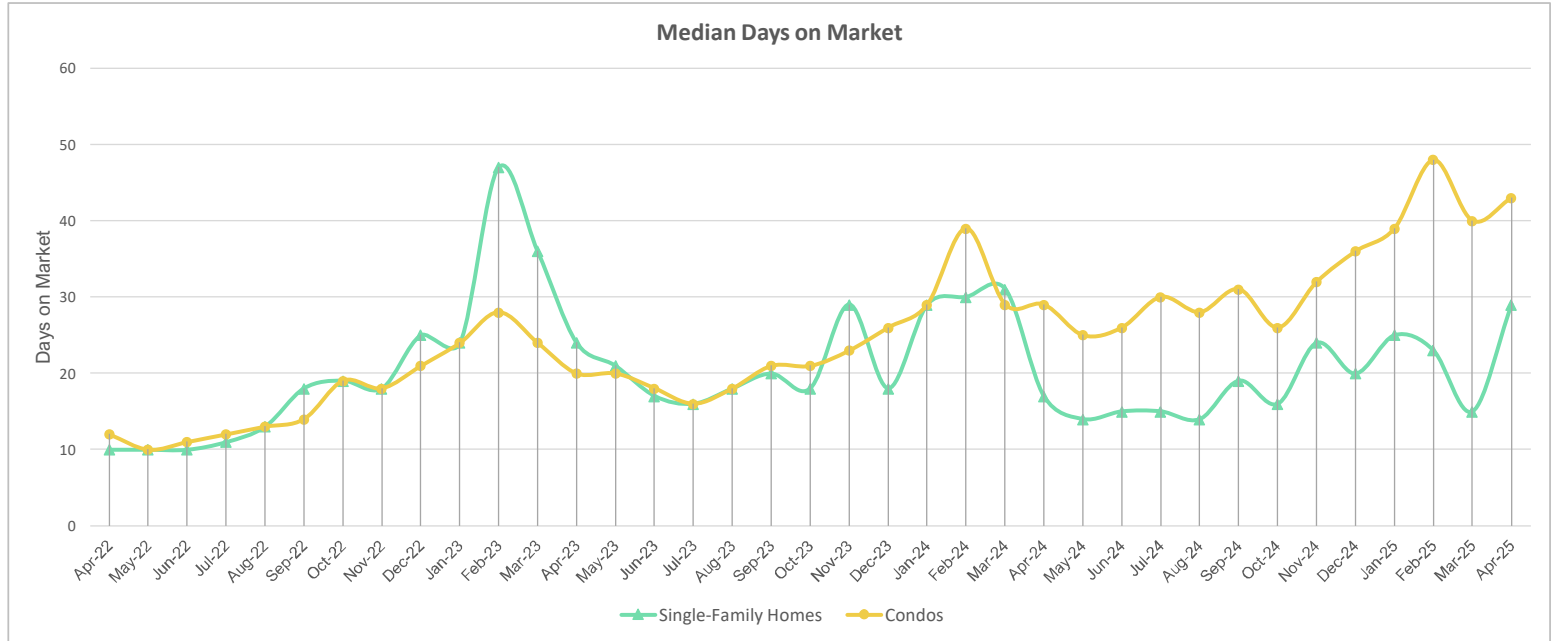
# Median Days on Market

April 2025

OAHU, HAWAII

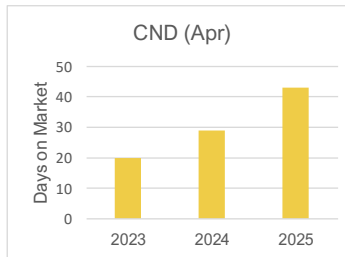
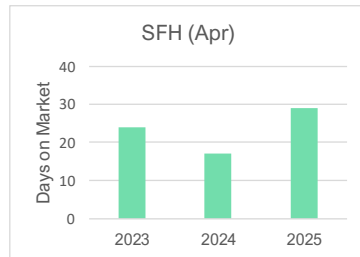
(Days on Market represents the number of days from when a property is first listed to when an offer is accepted; the Median Days on Market represents the median of all sales in a given month)

Mo/Yr	Single-Family Homes	Condos
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
Feb-25	23	48
Mar-25	15	40
Apr-25	29	43



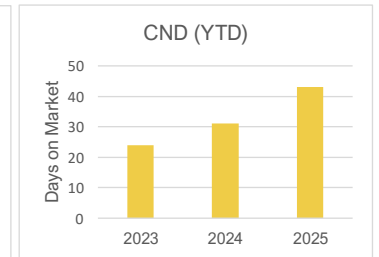
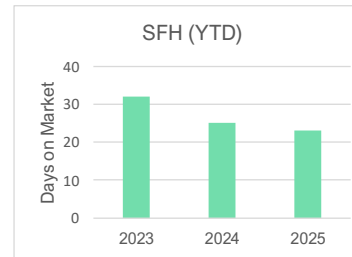
## Monthly Median Days on Market

April	SFH	YoY %chg	CND	YoY %chg
2023	24	140.0%	20	66.7%
2024	17	-29.2%	29	45.0%
2025	29	70.6%	43	48.3%



## Year-to-Date Median Days on Market

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	32	190.9%	24	118.2%
2024	25	-21.9%	31	29.2%
2025	23	-8.0%	43	38.7%



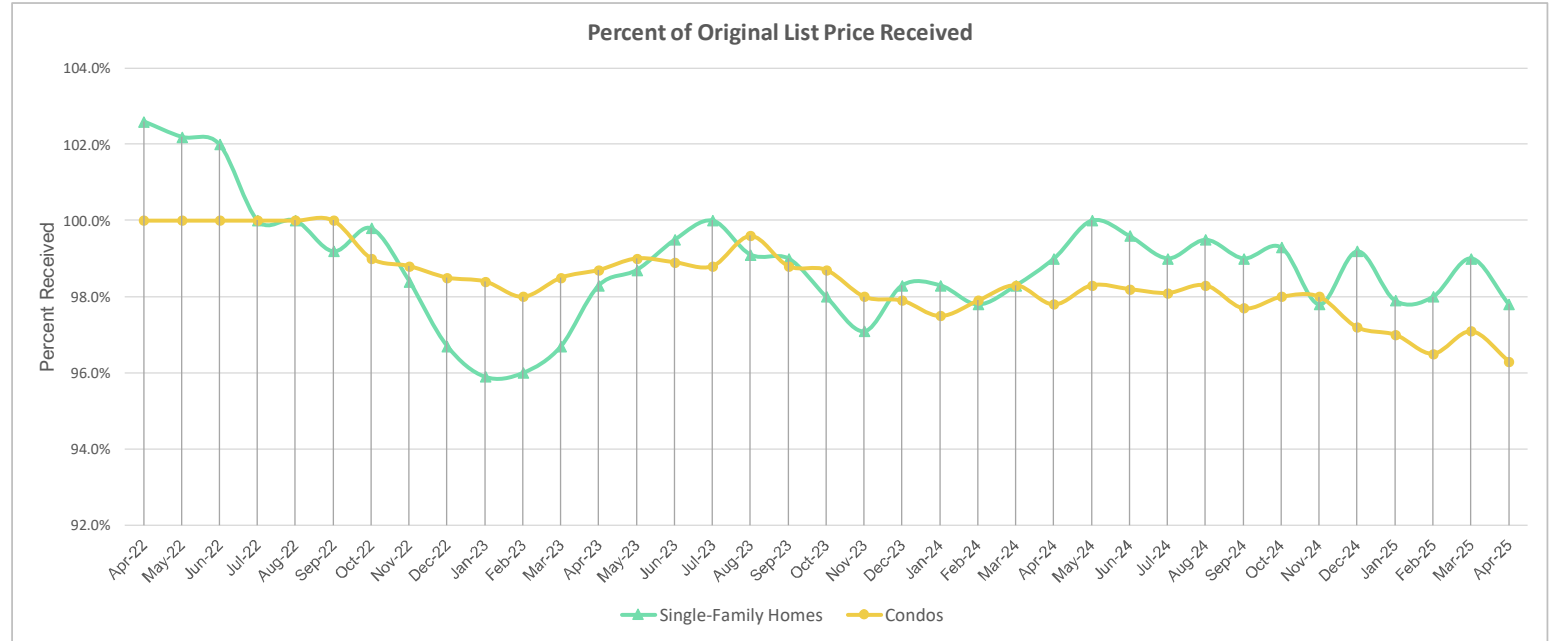
# Percent of Original List Price Received

April 2025

OAHU, HAWAII

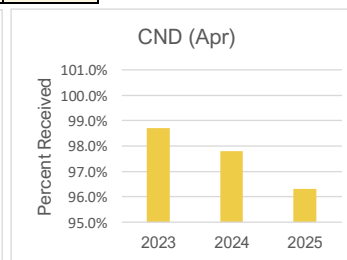
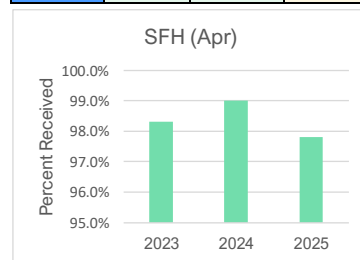
(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period indicated)

Mo/Yr	Single-Family Homes	Condos
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%
Feb-25	98.0%	96.5%
Mar-25	99.0%	97.1%
Apr-25	97.8%	96.3%



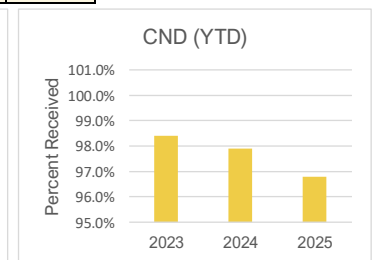
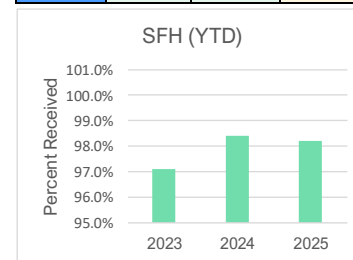
## Monthly Percent of Original List Price Received

April	SFH	YoY %chg	CND	YoY %chg
2023	98.3%	-4.2%	98.7%	-1.3%
2024	99.0%	0.7%	97.8%	-0.9%
2025	97.8%	-1.2%	96.3%	-1.5%



## Year-to-Date Percent of Original List Price Received

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	97.1%	-4.5%	98.4%	-1.6%
2024	98.4%	1.3%	97.9%	-0.5%
2025	98.2%	-0.2%	96.8%	-1.1%



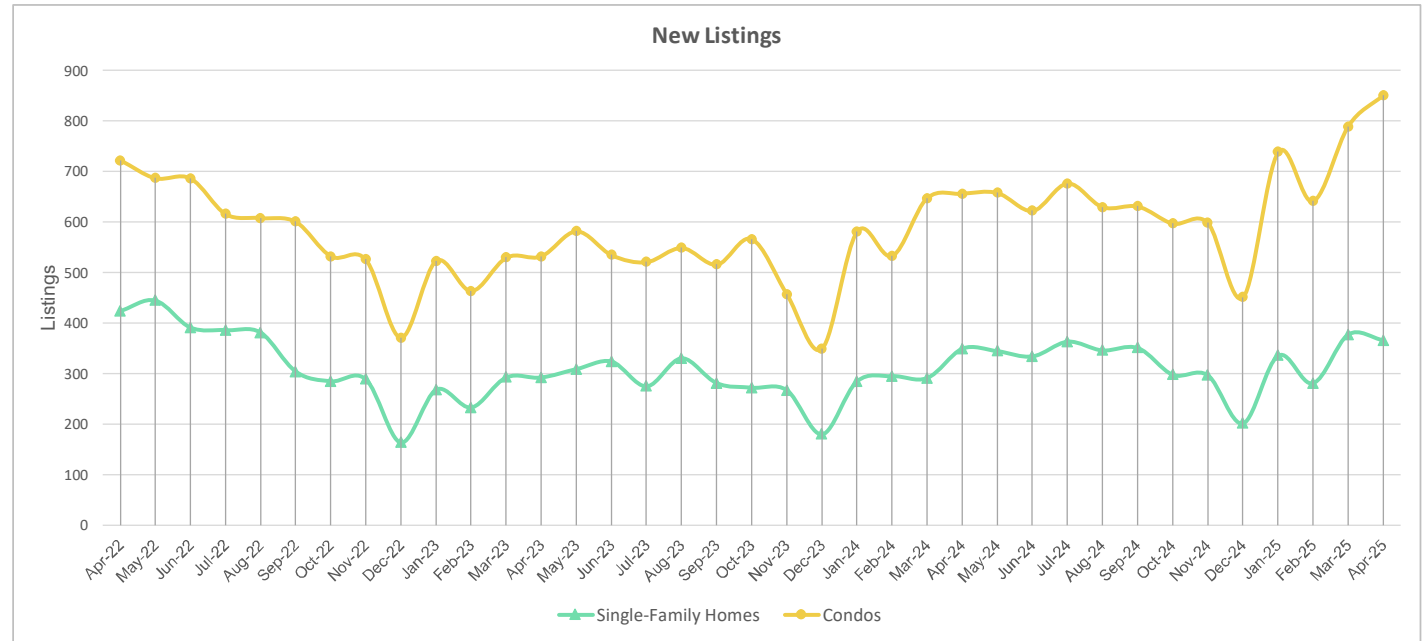
# New Listings

April 2025

OAHU, HAWAII

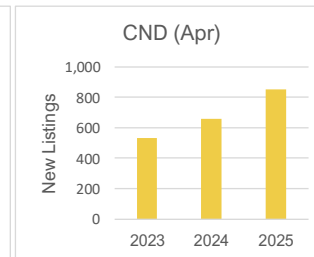
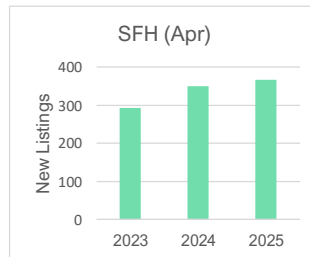
(A count of properties that have been newly listed on the market in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
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
Feb-25	281	641	922
Mar-25	377	789	1,166
Apr-25	366	851	1,217



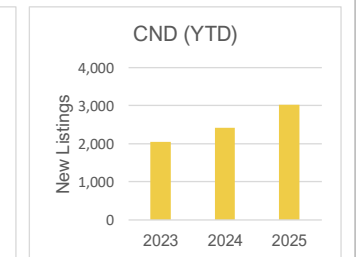
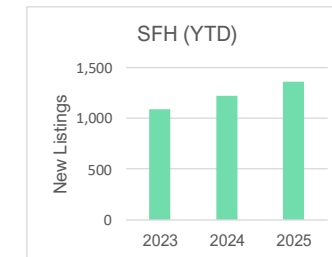
## Monthly New Listings

April	SFH	YoY %chg	CND	YoY %chg
2023	292	-31.1%	532	-26.3%
2024	349	19.5%	656	23.3%
2025	366	4.9%	851	29.7%



## Year-to-Date New Listings

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	1,086	-28.7%	2,048	-27.9%
2024	1,220	12.3%	2,417	18.0%
2025	1,360	11.5%	3,020	24.9%



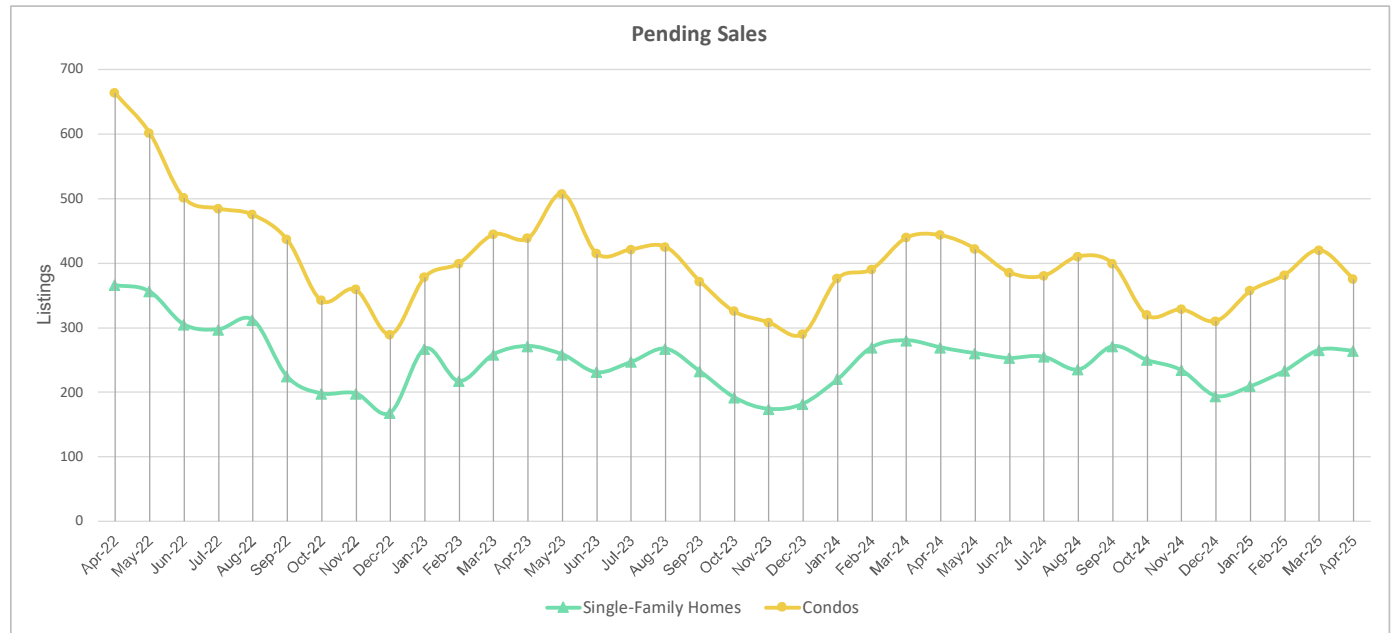
# Pending Sales\*

April 2025

OAHU, HAWAII

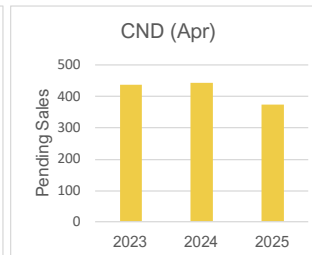
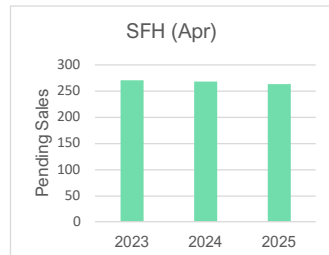
(A measure of contract activity represented by a count of properties that have had offers accepted on them during a given month)

Mo/Yr	Single-Family Homes	Condos	Total
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
Feb-25	233	381	614
Mar-25	265	420	685
Apr-25	264	375	639



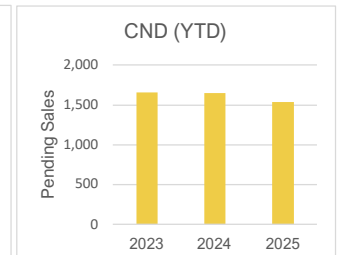
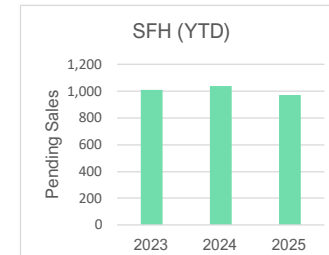
## Monthly Pending Sales

April	SFH	YoY %chg	CND	YoY %chg
2023	271	-26.0%	438	-33.9%
2024	269	-0.7%	443	1.1%
2025	264	-1.9%	375	-15.3%



## Year-to-Date Pending Sales

April	YTD SFH	YoY %chg	YTD CND	YoY %chg
2023	1,013	-26.6%	1,659	-35.5%
2024	1,038	2.5%	1,648	-0.7%
2025	971	-6.5%	1,533	-7.0%



\*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.

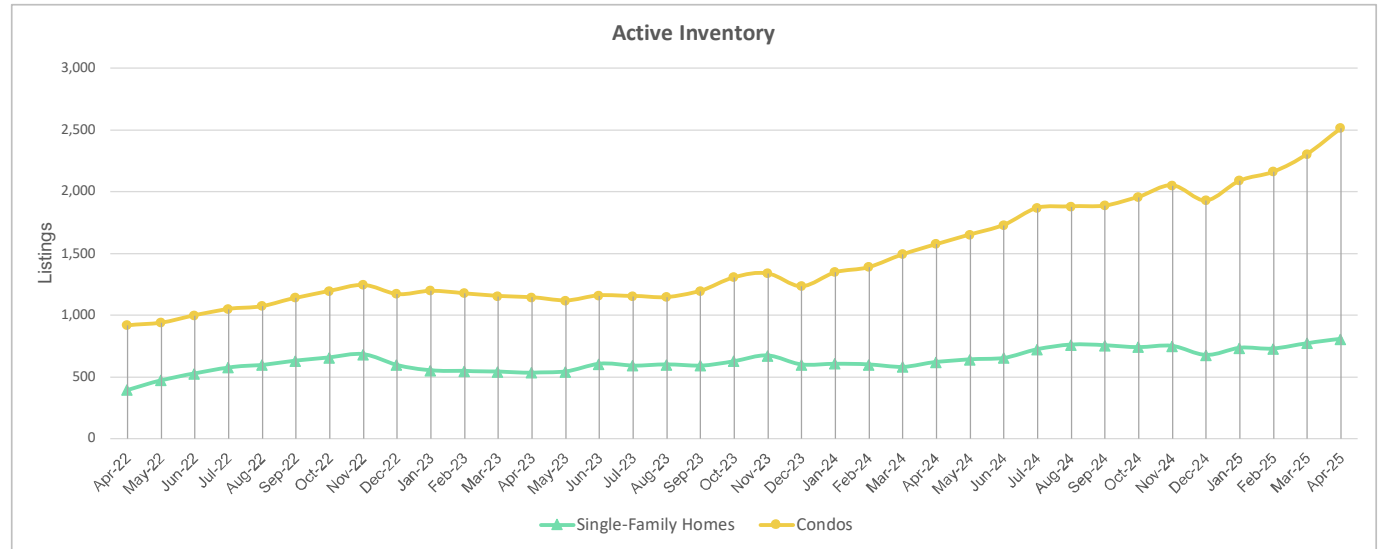
# Active Inventory\*

April 2025

OAHU, HAWAII

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

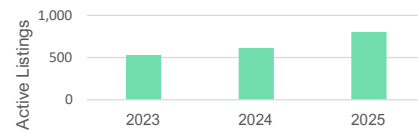
Mo/Yr	Single-Family Homes	Condos	Total
Apr-22	395	917	1,312
May-22	471	939	1,410
Jun-22	527	998	1,525
Jul-22	576	1,050	1,626
Aug-22	596	1,073	1,669
Sep-22	629	1,141	1,770
Oct-22	656	1,194	1,850
Nov-22	682	1,244	1,926
Dec-22	597	1,170	1,767
Jan-23	551	1,196	1,747
Feb-23	547	1,177	1,724
Mar-23	541	1,152	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
Feb-25	728	2,160	2,888
Mar-25	773	2,302	3,075
Apr-25	805	2,512	3,317



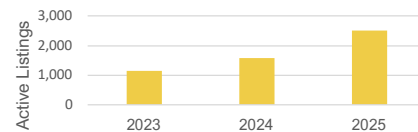
## Active Inventory

April	SFH	YoY %chg	CND	YoY %chg
2023	535	35.4%	1,144	24.8%
2024	618	15.5%	1,576	37.8%
2025	805	30.3%	2,512	59.4%

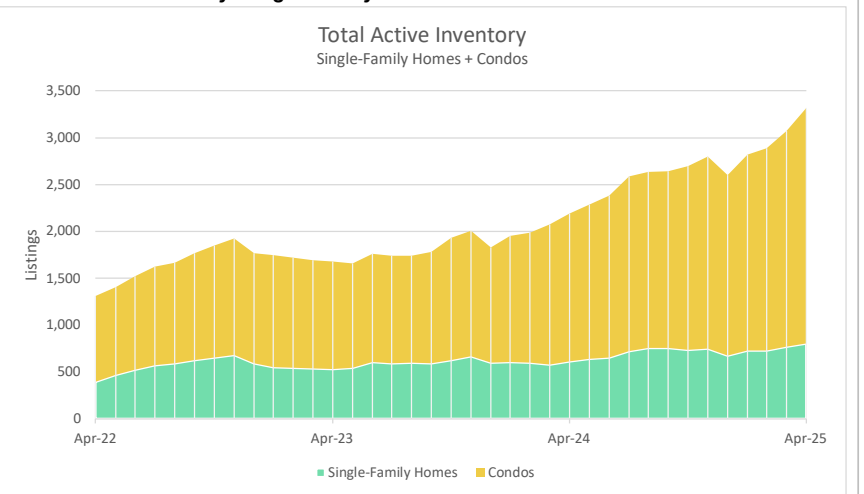
### SFH (Apr)



### CND (Apr)



## 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\*

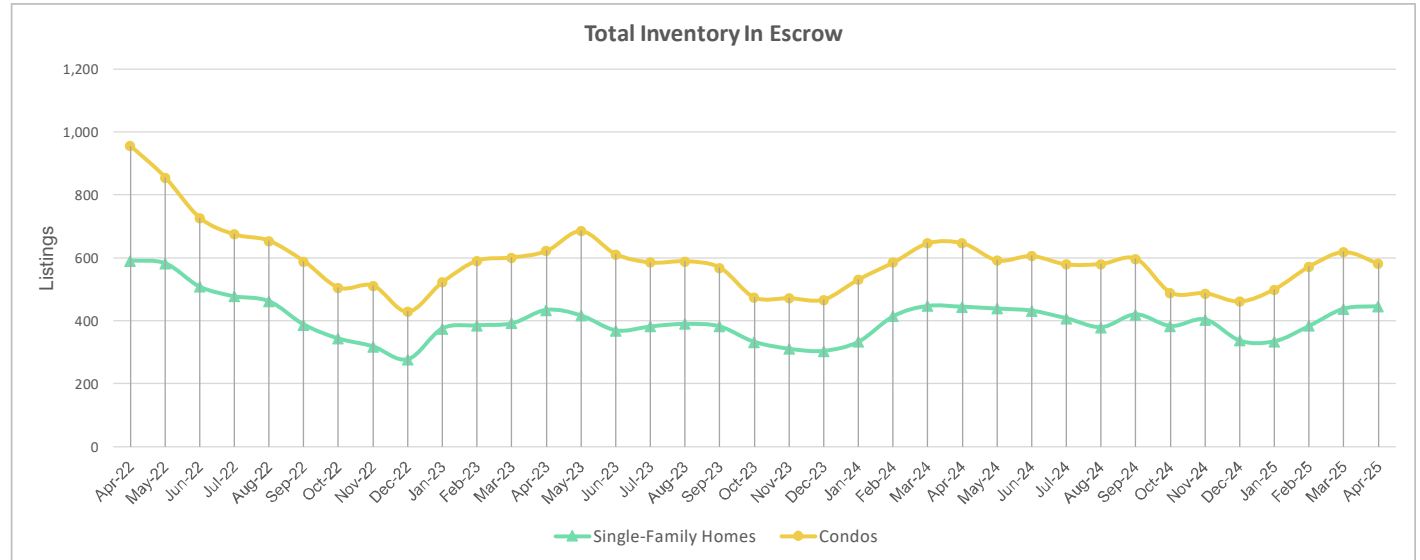
April 2025

OAHU, HAWAII

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

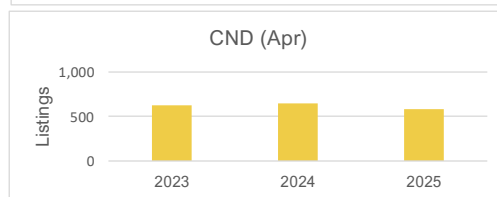
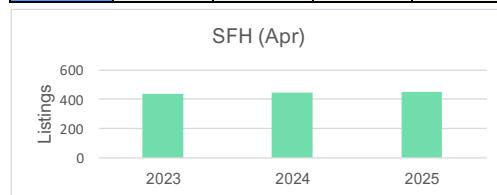
Mo/Yr	Single-Family Homes	Condos	Total
Apr-22	592	956	1,548
May-22	583	856	1,439
Jun-22	509	728	1,237
Jul-22	479	676	1,155
Aug-22	462	654	1,116
Sep-22	388	590	978
Oct-22	345	506	851
Nov-22	319	512	831
Dec-22	278	430	708
Jan-23	376	523	899
Feb-23	386	592	978
Mar-23	393	602	995
Apr-23	435	623	1,058
May-23	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
Feb-25	385	573	958
Mar-25	439	619	1,058
Apr-25	447	582	1,029

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

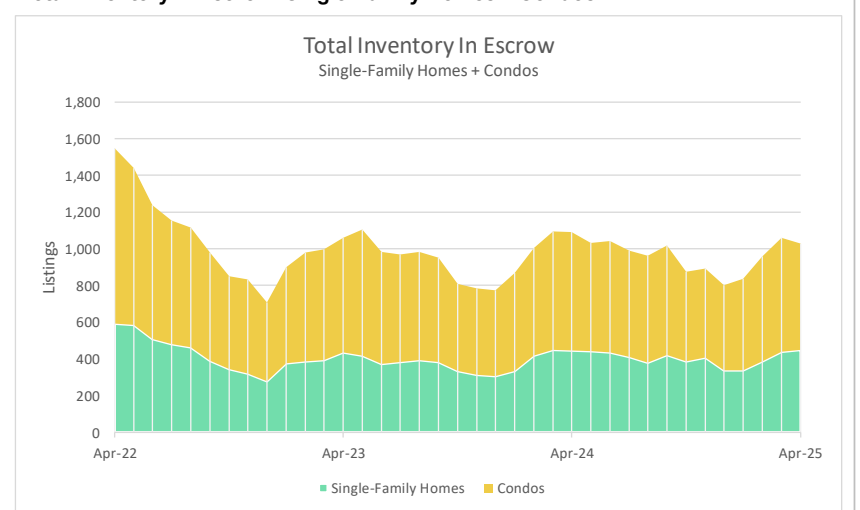


## Total Inventory In Escrow

April	SFH	YoY %chg	CND	YoY %chg
2023	435	-26.5%	623	-34.8%
2024	445	2.3%	647	3.9%
2025	447	0.4%	582	-10.0%



## Total Inventory In Escrow: Single-Family Homes + Condos



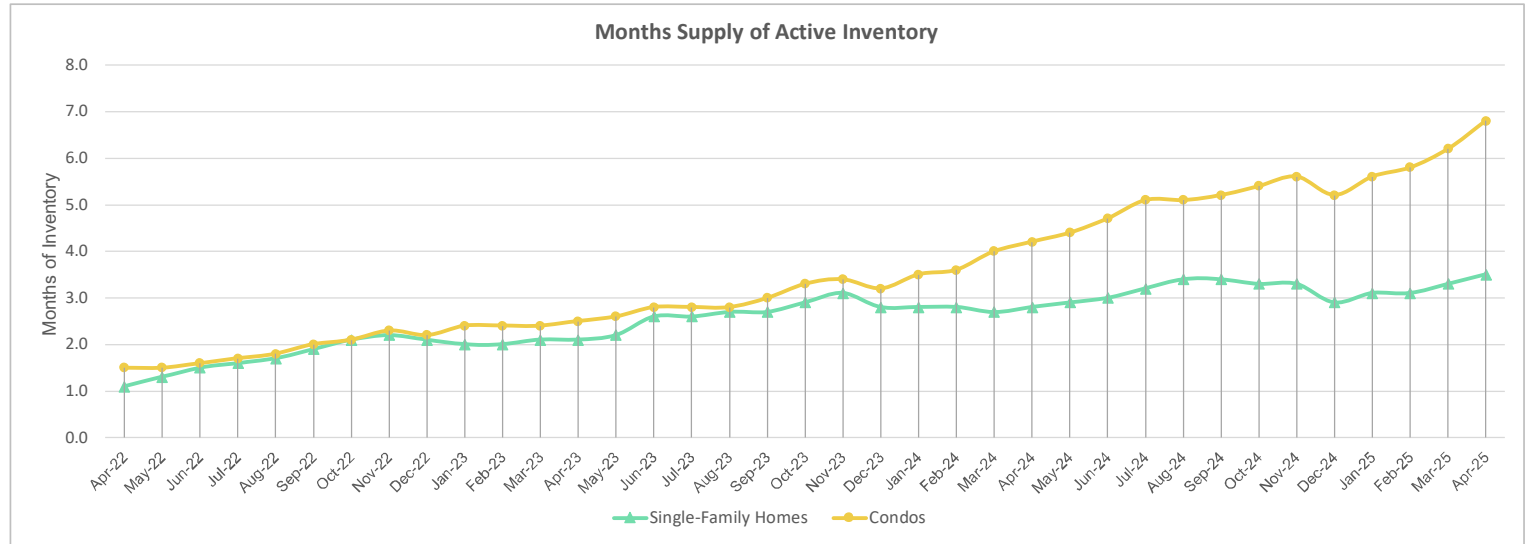
# Months Supply of Active Inventory\*

April 2025

OAHU, HAWAII

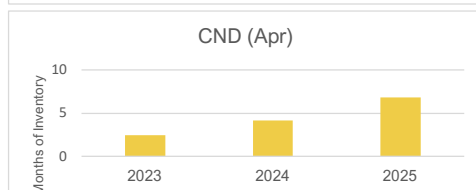
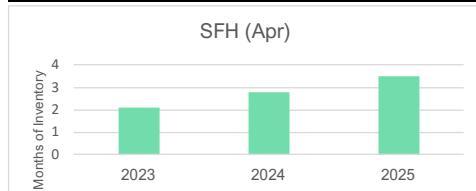
(Compares active inventory to a rolling 12-month average closed sales)

Mo/Yr	Single-Family Homes	Condos
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
Feb-25	3.1	5.8
Mar-25	3.3	6.2
Apr-25	3.5	6.8

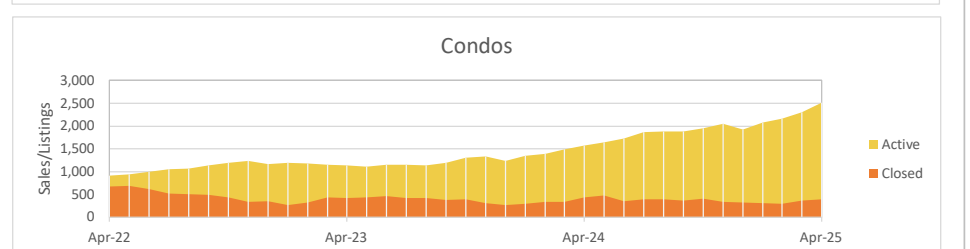
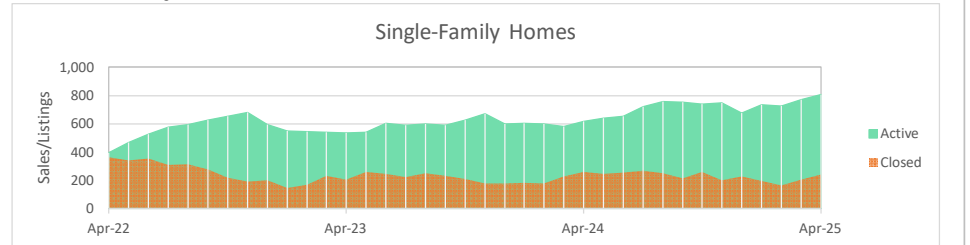


## Months Supply of Active Inventory

April	SFH	YoY %chg	CND	YoY %chg
2023	2.1	90.9%	2.5	66.7%
2024	2.8	33.3%	4.2	68.0%
2025	3.5	25.0%	6.8	61.9%



## 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

April 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	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg
\$449,999 and below	4	1	300.0%	14	9	55.6%	106.5%	123.0%	-13.4%	2	4	-50.0%	3	6	-50.0%	5	4	25.0%	14	12	16.7%	2.5	1.3	92.3%
\$450,000 - \$599,999	8	7	14.3%	80	35	128.6%	88.8%	94.3%	-5.8%	4	11	-63.6%	6	2	200.0%	25	25	0.0%	13	12	8.3%	3.6	5.0	-28.0%
\$600,000 - \$699,999	7	9	-22.2%	61	20	205.0%	98.6%	100.0%	-1.4%	15	10	50.0%	13	10	30.0%	45	19	136.8%	22	17	29.4%	5.6	2.1	166.7%
\$700,000 - \$799,999	16	27	-40.7%	58	20	190.0%	96.5%	100.0%	-3.5%	31	17	82.4%	17	22	-22.7%	53	44	20.5%	32	31	3.2%	3.3	2.2	50.0%
\$800,000 - \$899,999	30	39	-23.1%	19	19	0.0%	98.6%	97.8%	0.8%	36	40	-10.0%	38	37	2.7%	74	57	29.8%	67	66	1.5%	2.6	1.8	44.4%
\$900,000 - \$999,999	23	30	-23.3%	32	12	166.7%	100.0%	100.2%	-0.2%	42	30	40.0%	31	30	3.3%	72	48	50.0%	47	53	-11.3%	2.8	1.8	55.6%
\$1,000,000 - \$1,499,999	87	81	7.4%	20	16	25.0%	100.0%	98.9%	1.1%	117	135	-13.3%	85	99	-14.1%	222	164	35.4%	144	158	-8.9%	2.6	2.2	18.2%
\$1,500,000 - 1,999,999	39	39	0.0%	22	25	-12.0%	97.4%	98.8%	-1.4%	58	43	34.9%	37	32	15.6%	102	89	14.6%	57	47	21.3%	3.2	3.3	-3.0%
\$2,000,000 - \$2,999,999	16	19	-15.8%	38	12	216.7%	95.8%	100.0%	-4.2%	35	32	9.4%	22	20	10.0%	81	68	19.1%	29	32	-9.4%	5.4	4.5	20.0%
\$3,000,000 and above	11	10	10.0%	62	14	342.9%	94.4%	94.1%	0.3%	26	27	-3.7%	12	11	9.1%	126	100	26.0%	22	17	29.4%	12.6	11.1	13.5%
All Single-Family Homes	241	262	-8.0%	29	17	70.6%	97.8%	99.0%	-1.2%	366	349	4.9%	264	269	-1.9%	805	618	30.3%	447	445	0.4%	3.5	2.8	25.0%

	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	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg	Apr-25	Apr-24	%chg
\$149,999 and below	20	21	-4.8%	63	27	133.3%	92.1%	94.9%	-3.0%	24	17	41.2%	20	19	5.3%	55	34	61.8%	28	30	-6.7%	4.2	2.8	50.0%
\$150,000 - \$299,999	48	50	-4.0%	52	43	20.9%	91.0%	96.2%	-5.4%	87	74	17.6%	44	44	0.0%	271	176	54.0%	65	67	-3.0%	6.6	4.0	65.0%
\$300,000 - \$399,999	73	50	46.0%	36	23	56.5%	96.9%	97.3%	-0.4%	131	90	45.6%	65	72	-9.7%	404	239	69.0%	95	111	-14.4%	6.6	4.1	61.0%
\$400,000 - \$499,999	52	78	-33.3%	40	22	81.8%	97.8%	98.9%	-1.1%	141	105	34.3%	58	72	-19.4%	402	258	55.8%	89	103	-13.6%	6.5	4.0	62.5%
\$500,000 - \$599,999	58	56	3.6%	35	23	52.2%	98.1%	98.2%	-0.1%	125	96	30.2%	52	59	-11.9%	334	178	87.6%	78	90	-13.3%	6.1	3.1	96.8%
\$600,000 - \$699,999	47	49	-4.1%	34	37	-8.1%	97.6%	98.5%	-0.9%	104	83	25.3%	37	61	-39.3%	248	132	87.9%	66	79	-16.5%	6.5	2.9	124.1%
\$700,000 - \$999,999	61	80	-23.8%	35	26	34.6%	98.3%	99.1%	-0.8%	138	110	25.5%	56	81	-30.9%	393	232	69.4%	98	115	-14.8%	6.3	3.8	65.8%
\$1,000,000 - \$1,499,999	16	30	-46.7%	46	33	39.4%	95.6%	96.2%	-0.6%	56	47	19.1%	29	21	38.1%	184	145	26.9%	41	32	28.1%	8.4	7.6	10.5%
\$1,500,000 - \$1,999,999	10	9	11.1%	131	69	89.9%	83.3%	94.6%	-11.9%	22	21	4.8%	7	8	-12.5%	92	81	13.6%	11	10	10.0%	11.5	11.6	-0.9%
\$2,000,000 and above	10	8	25.0%	59	146	-59.6%	91.0%	90.0%	1.1%	23	13	76.9%	7	6	16.7%	129	101	27.7%	11	10	10.0%	16.1	14.4	11.8%
All Condos	395	431	-8.4%	43	29	48.3%	96.3%	97.8%	-1.5%	851	656	29.7%	375	443	-15.3%	2,512	1,576	59.4%	582	647	-10.0%	6.8	4.2	61.9%

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

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## Closed Sales by Price Range: Single-Family Homes

April 2025

OAHU, HAWAII

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

Single-Family Homes	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	4	1	300.0%	27	32	-15.6%
\$450,000 - \$599,999	8	7	14.3%	79	61	29.5%
\$600,000 - \$699,999	7	9	-22.2%	93	113	-17.7%
\$700,000 - \$799,999	16	27	-40.7%	193	243	-20.6%
\$800,000 - \$899,999	30	39	-23.1%	339	386	-12.2%
\$900,000 - \$999,999	23	30	-23.3%	316	325	-2.8%
\$1,000,000 - \$1,499,999	87	81	7.4%	1,008	871	15.7%
\$1,500,000 - 1,999,999	39	39	0.0%	385	327	17.7%
\$2,000,000 - \$2,999,999	16	19	-15.8%	185	180	2.8%
\$3,000,000 and above	11	10	10.0%	123	110	11.8%
<b>All Single-Family Homes</b>	<b>241</b>	<b>262</b>	<b>-8.0%</b>	<b>2,748</b>	<b>2,648</b>	<b>3.8%</b>

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

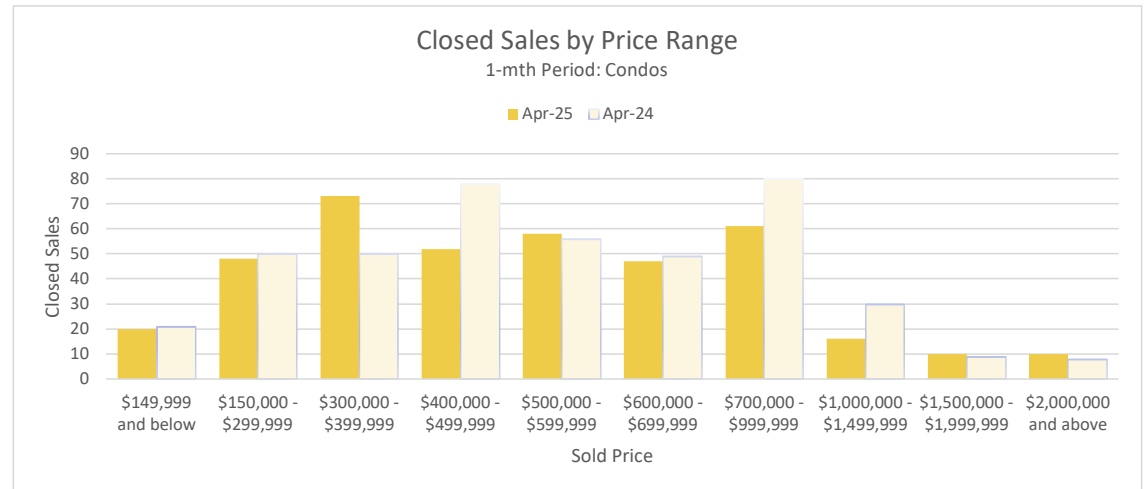
April 2025

OAHU, HAWAII

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

Condos	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	20	21	-4.8%	152	148	2.7%
\$150,000 - \$299,999	48	50	-4.0%	487	523	-6.9%
\$300,000 - \$399,999	73	50	46.0%	733	705	4.0%
\$400,000 - \$499,999	52	78	-33.3%	738	765	-3.5%
\$500,000 - \$599,999	58	56	3.6%	664	694	-4.3%
\$600,000 - \$699,999	47	49	-4.1%	454	551	-17.6%
\$700,000 - \$999,999	61	80	-23.8%	744	734	1.4%
\$1,000,000 - \$1,499,999	16	30	-46.7%	265	229	15.7%
\$1,500,000 - \$1,999,999	10	9	11.1%	100	81	23.5%
\$2,000,000 and above	10	8	25.0%	90	80	12.5%
<b>All Condos</b>	<b>395</b>	<b>431</b>	<b>-8.4%</b>	<b>4,427</b>	<b>4,510</b>	<b>-1.8%</b>

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

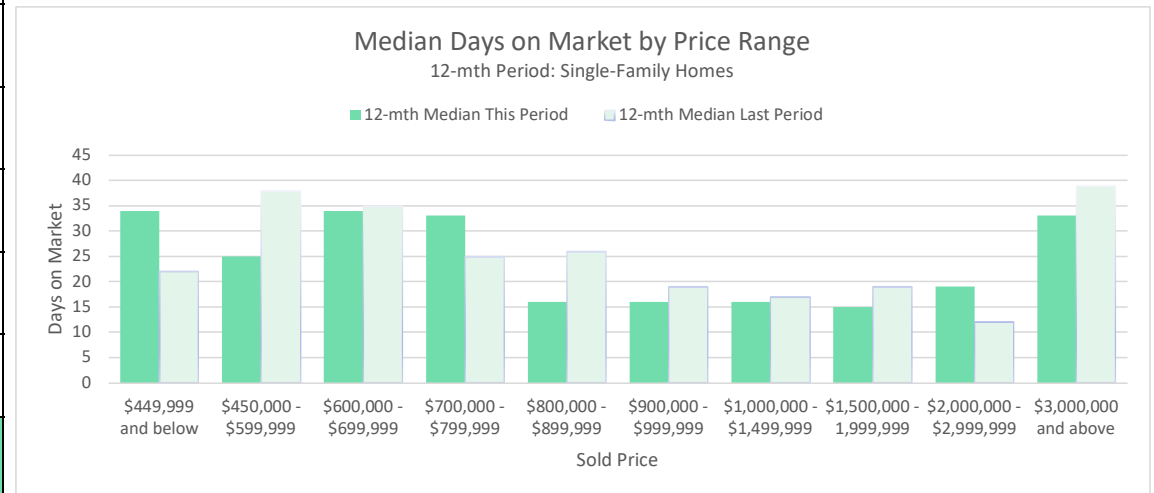
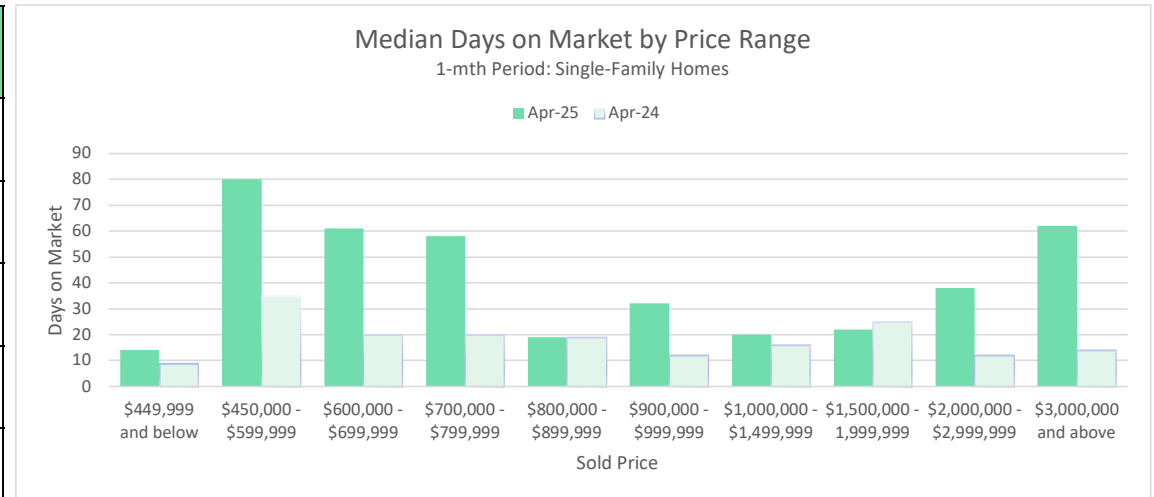
**April 2025**

**OAHU, HAWAII**

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

Single-Family Homes	Apr-25	Apr-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	14	9	55.6%	34	22	54.5%
\$450,000 - \$599,999	80	35	128.6%	25	38	-34.2%
\$600,000 - \$699,999	61	20	205.0%	34	35	-2.9%
\$700,000 - \$799,999	58	20	190.0%	33	25	32.0%
\$800,000 - \$899,999	19	19	0.0%	16	26	-38.5%
\$900,000 - \$999,999	32	12	166.7%	16	19	-15.8%
\$1,000,000 - \$1,499,999	20	16	25.0%	16	17	-5.9%
\$1,500,000 - 1,999,999	22	25	-12.0%	15	19	-21.1%
\$2,000,000 - \$2,999,999	38	12	216.7%	19	12	58.3%
\$3,000,000 and above	62	14	342.9%	33	39	-15.4%
<b>All Single-Family Homes</b>	<b>29</b>	<b>17</b>	<b>70.6%</b>	<b>18</b>	<b>20</b>	<b>-10.0%</b>

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

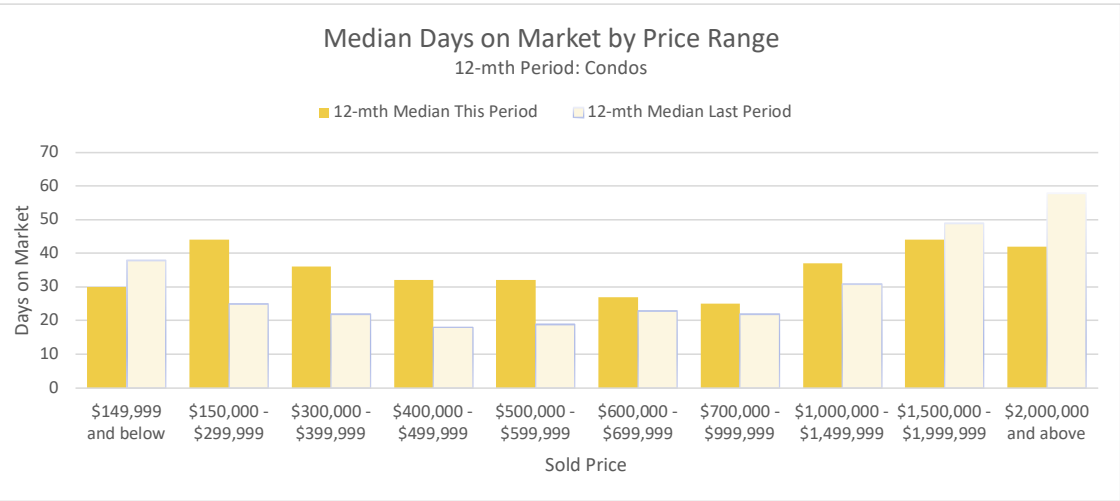
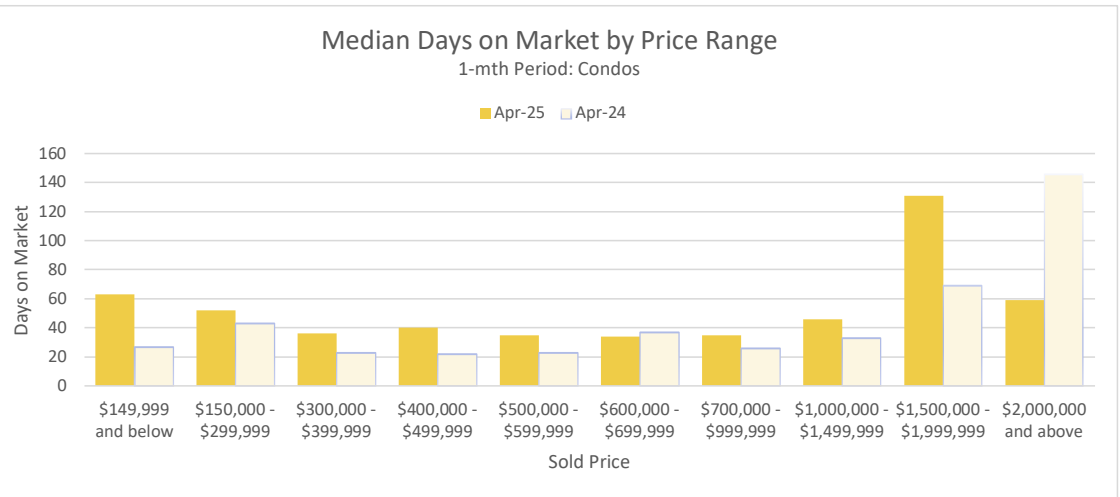
April 2025

OAHU, HAWAII

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

Condos	Apr-25	Apr-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	63	27	133.3%	30	38	-21.1%
\$150,000 - \$299,999	52	43	20.9%	44	25	76.0%
\$300,000 - \$399,999	36	23	56.5%	36	22	63.6%
\$400,000 - \$499,999	40	22	81.8%	32	18	77.8%
\$500,000 - \$599,999	35	23	52.2%	32	19	68.4%
\$600,000 - \$699,999	34	37	-8.1%	27	23	17.4%
\$700,000 - \$999,999	35	26	34.6%	25	22	13.6%
\$1,000,000 - \$1,499,999	46	33	39.4%	37	31	19.4%
\$1,500,000 - \$1,999,999	131	69	89.9%	44	49	-10.2%
\$2,000,000 and above	59	146	-59.6%	42	58	-27.6%
<b>All Condos</b>	<b>43</b>	<b>29</b>	<b>48.3%</b>	<b>32</b>	<b>23</b>	<b>39.1%</b>

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

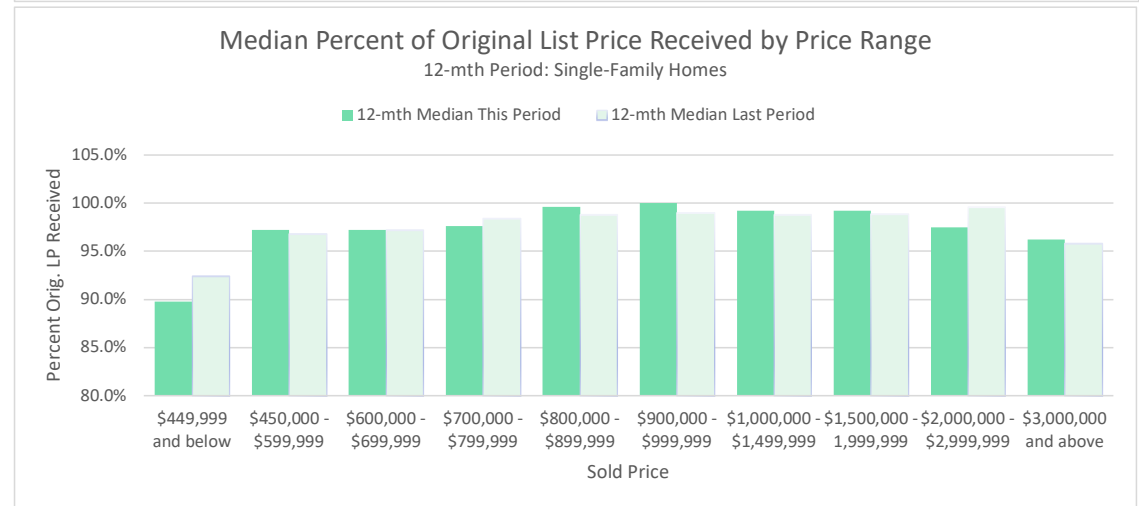
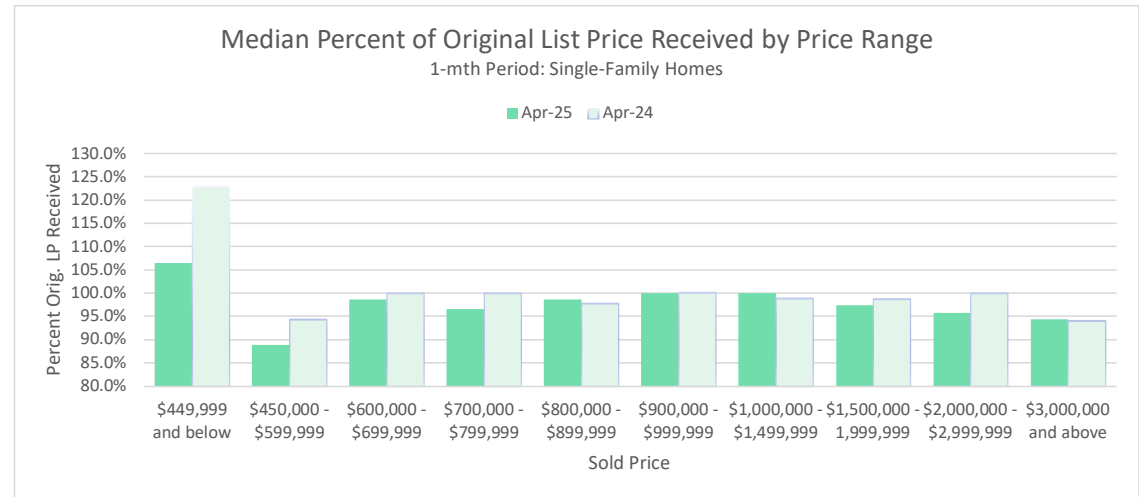
**April 2025**

**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	Apr-25	Apr-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	106.5%	123.0%	-13.4%	89.8%	92.4%	-2.8%
\$450,000 - \$599,999	88.8%	94.3%	-5.8%	97.2%	96.8%	0.4%
\$600,000 - \$699,999	98.6%	100.0%	-1.4%	97.2%	97.2%	0.0%
\$700,000 - \$799,999	96.5%	100.0%	-3.5%	97.6%	98.4%	-0.8%
\$800,000 - \$899,999	98.6%	97.8%	0.8%	99.6%	98.8%	0.8%
\$900,000 - \$999,999	100.0%	100.2%	-0.2%	100.0%	99.0%	1.0%
\$1,000,000 - \$1,499,999	100.0%	98.9%	1.1%	99.2%	98.8%	0.4%
\$1,500,000 - 1,999,999	97.4%	98.8%	-1.4%	99.2%	98.9%	0.3%
\$2,000,000 - \$2,999,999	95.8%	100.0%	-4.2%	97.5%	99.6%	-2.1%
\$3,000,000 and above	94.4%	94.1%	0.3%	96.2%	95.8%	0.4%
<b>All Single-Family Homes</b>	<b>97.8%</b>	<b>99.0%</b>	<b>-1.2%</b>	<b>99.0%</b>	<b>98.5%</b>	<b>0.5%</b>

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

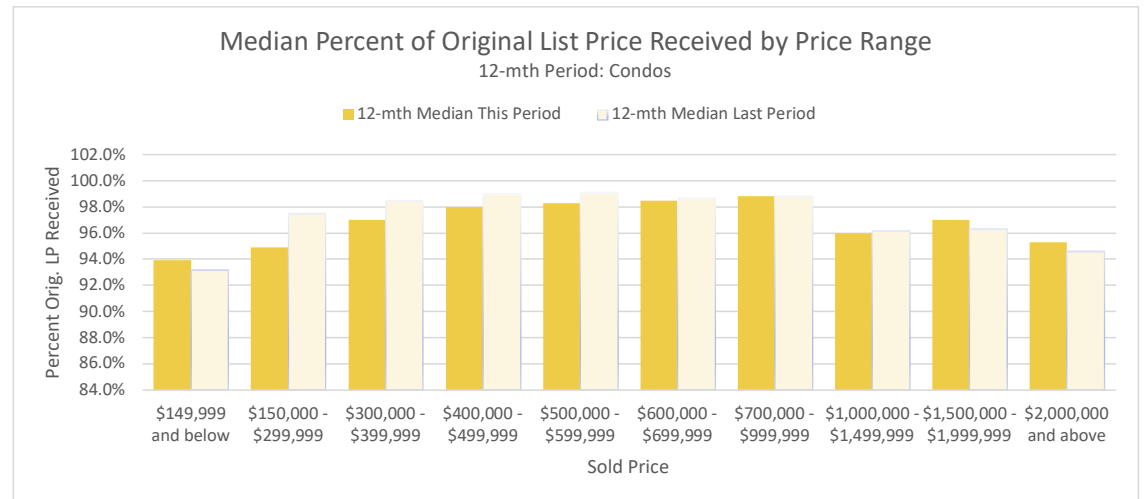
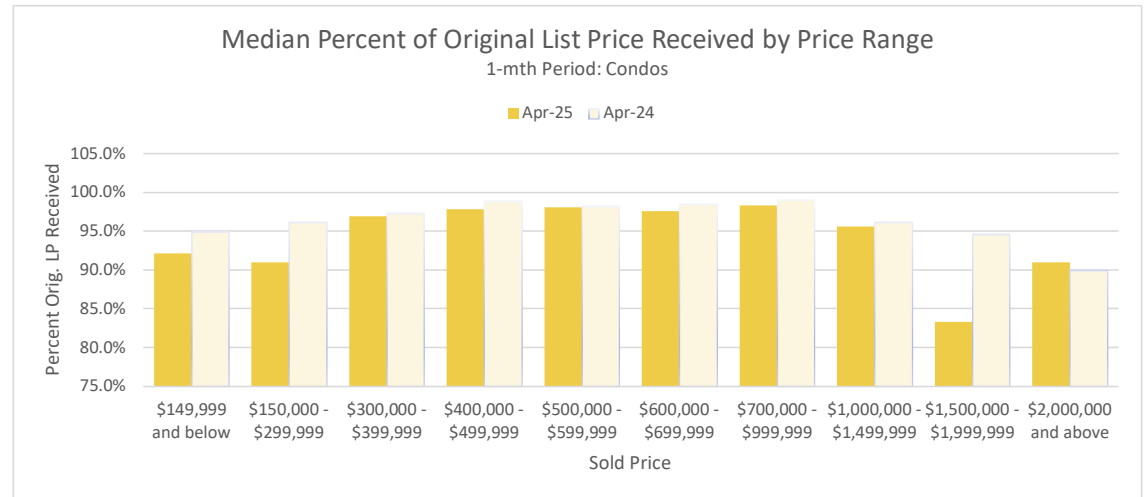
April 2025

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	Apr-25	Apr-24	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	92.1%	94.9%	-3.0%	93.9%	93.2%	0.8%
\$150,000 - \$299,999	91.0%	96.2%	-5.4%	94.9%	97.5%	-2.7%
\$300,000 - \$399,999	96.9%	97.3%	-0.4%	97.0%	98.5%	-1.5%
\$400,000 - \$499,999	97.8%	98.9%	-1.1%	98.0%	99.0%	-1.0%
\$500,000 - \$599,999	98.1%	98.2%	-0.1%	98.3%	99.1%	-0.8%
\$600,000 - \$699,999	97.6%	98.5%	-0.9%	98.5%	98.7%	-0.2%
\$700,000 - \$999,999	98.3%	99.1%	-0.8%	98.8%	98.8%	0.0%
\$1,000,000 - \$1,499,999	95.6%	96.2%	-0.6%	96.0%	96.2%	-0.2%
\$1,500,000 - \$1,999,999	83.3%	94.6%	-11.9%	97.0%	96.3%	0.7%
\$2,000,000 and above	91.0%	90.0%	1.1%	95.3%	94.6%	0.7%
<b>All Condos</b>	<b>96.3%</b>	<b>97.8%</b>	<b>-1.5%</b>	<b>97.7%</b>	<b>98.4%</b>	<b>-0.7%</b>

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

April 2025

OAHU, HAWAII

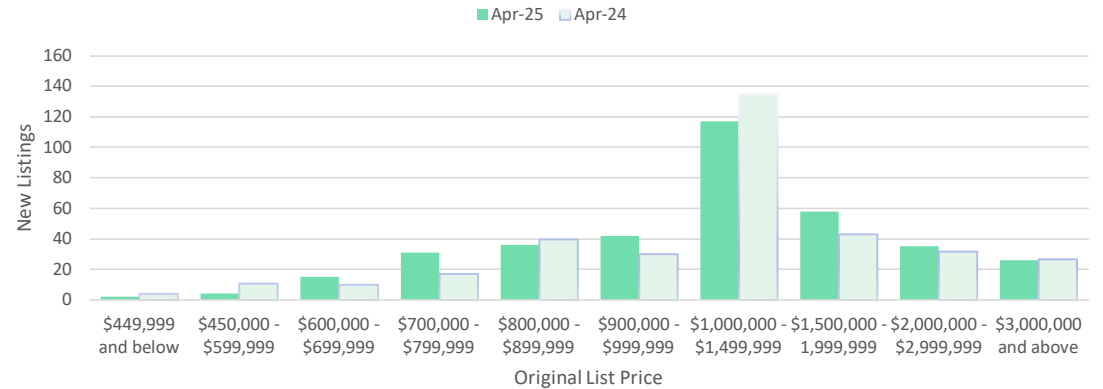
(A count of properties that have been newly listed on the market in a given month)

Single-Family Homes	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	2	4	-50.0%	28	33	-15.2%
\$450,000 - \$599,999	4	11	-63.6%	91	89	2.2%
\$600,000 - \$699,999	15	10	50.0%	159	131	21.4%
\$700,000 - \$799,999	31	17	82.4%	275	275	0.0%
\$800,000 - \$899,999	36	40	-10.0%	405	447	-9.4%
\$900,000 - \$999,999	42	30	40.0%	454	427	6.3%
\$1,000,000 - \$1,499,999	117	135	-13.3%	1,300	1,077	20.7%
\$1,500,000 - 1,999,999	58	43	34.9%	576	473	21.8%
\$2,000,000 - \$2,999,999	35	32	9.4%	304	272	11.8%
\$3,000,000 and above	26	27	-3.7%	304	234	29.9%
<b>All Single-Family Homes</b>	<b>366</b>	<b>349</b>	<b>4.9%</b>	<b>3,896</b>	<b>3,458</b>	<b>12.7%</b>

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.

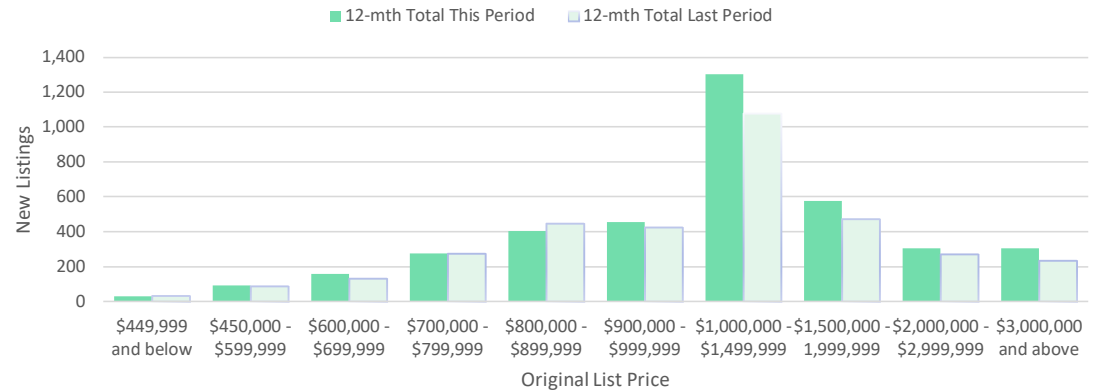
### New Listings by Price Range

1-mth Period: Single-Family Homes



### New Listings by Price Range

12-mth Period: Single-Family Homes



## New Listings by Price Range: Condos

April 2025

OAHU, HAWAII

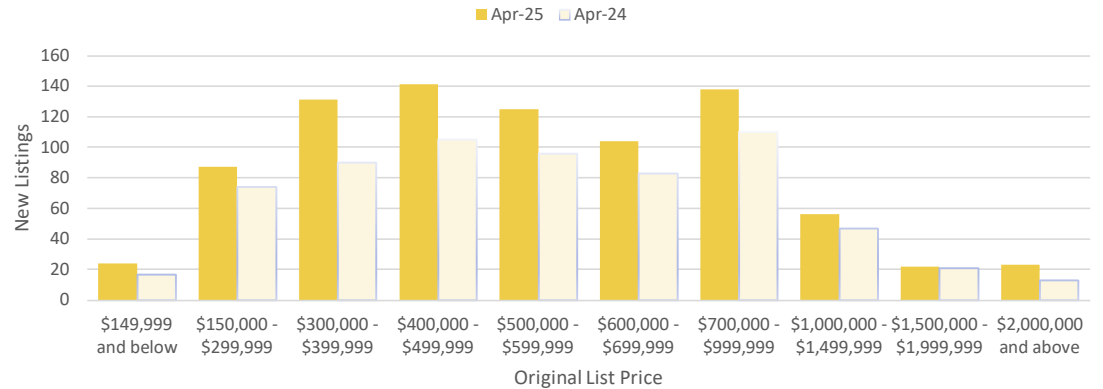
(A count of properties that have been newly listed on the market in a given month)

Condos	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	24	17	41.2%	200	169	18.3%
\$150,000 - \$299,999	87	74	17.6%	767	694	10.5%
\$300,000 - \$399,999	131	90	45.6%	1,212	1,015	19.4%
\$400,000 - \$499,999	141	105	34.3%	1,322	1,089	21.4%
\$500,000 - \$599,999	125	96	30.2%	1,167	960	21.6%
\$600,000 - \$699,999	104	83	25.3%	838	728	15.1%
\$700,000 - \$999,999	138	110	25.5%	1,368	1,046	30.8%
\$1,000,000 - \$1,499,999	56	47	19.1%	526	422	24.6%
\$1,500,000 - \$1,999,999	22	21	4.8%	219	175	25.1%
\$2,000,000 and above	23	13	76.9%	263	194	35.6%
<b>All Condos</b>	<b>851</b>	<b>656</b>	<b>29.7%</b>	<b>7,882</b>	<b>6,492</b>	<b>21.4%</b>

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

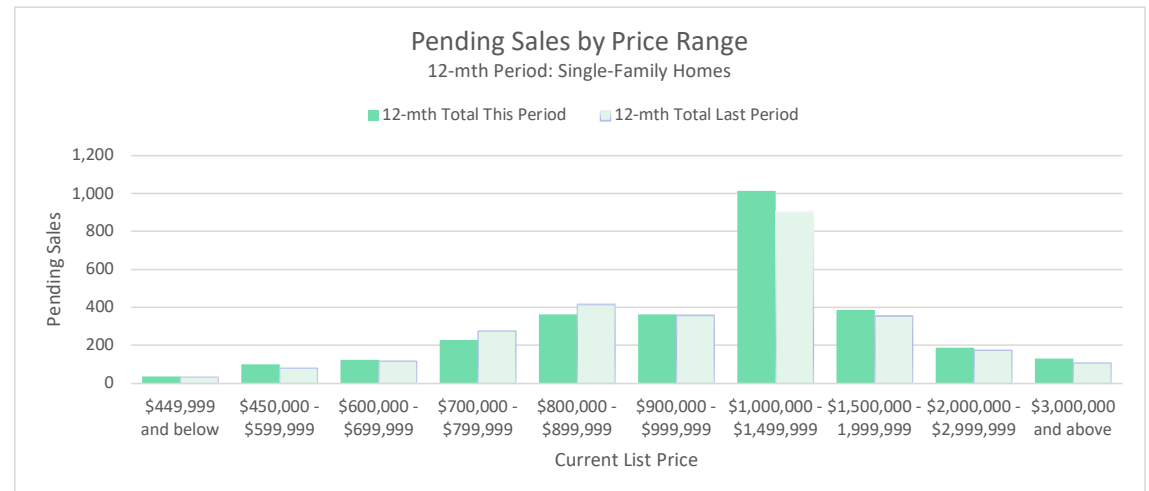
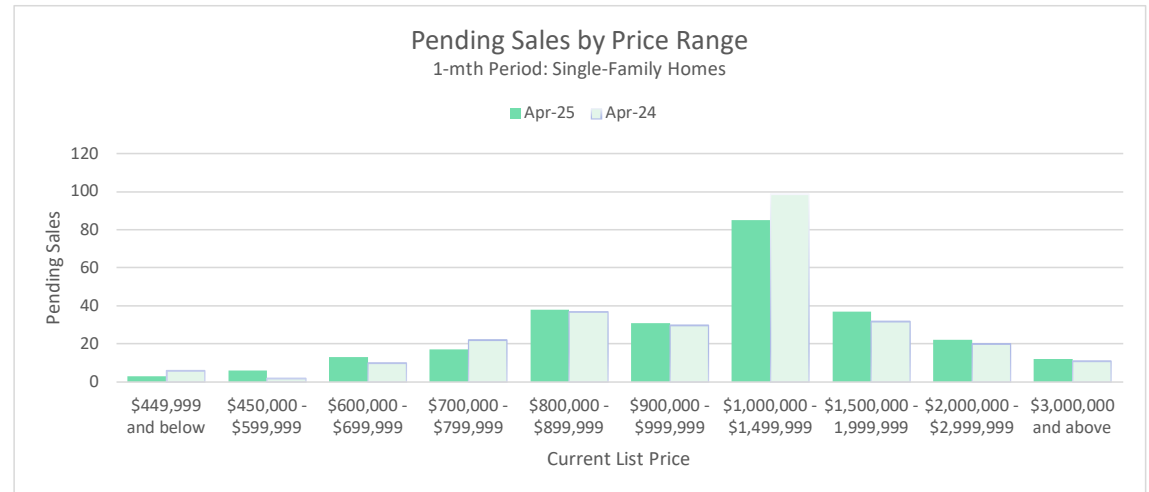
April 2025

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	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	3	6	-50.0%	37	32	15.6%
\$450,000 - \$599,999	6	2	200.0%	99	80	23.8%
\$600,000 - \$699,999	13	10	30.0%	122	117	4.3%
\$700,000 - \$799,999	17	22	-22.7%	228	274	-16.8%
\$800,000 - \$899,999	38	37	2.7%	363	416	-12.7%
\$900,000 - \$999,999	31	30	3.3%	362	360	0.6%
\$1,000,000 - \$1,499,999	85	99	-14.1%	1,012	907	11.6%
\$1,500,000 - 1,999,999	37	32	15.6%	385	355	8.5%
\$2,000,000 - \$2,999,999	22	20	10.0%	186	173	7.5%
\$3,000,000 and above	12	11	9.1%	129	107	20.6%
<b>All Single-Family Homes</b>	<b>264</b>	<b>269</b>	<b>-1.9%</b>	<b>2,923</b>	<b>2,821</b>	<b>3.6%</b>

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

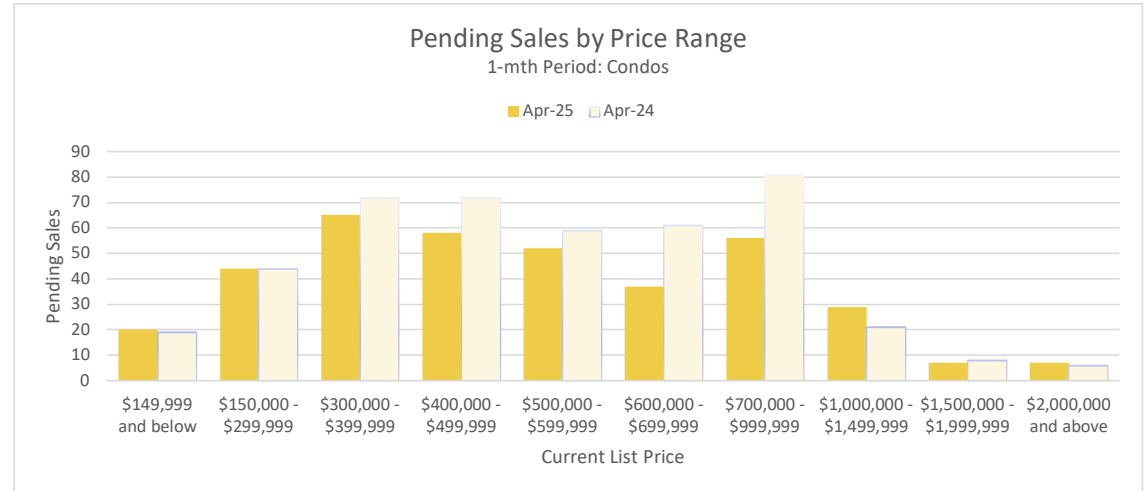
April 2025

OAHU, HAWAII

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

Condos	Apr-25	Apr-24	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	20	19	5.3%	145	162	-10.5%
\$150,000 - \$299,999	44	44	0.0%	493	539	-8.5%
\$300,000 - \$399,999	65	72	-9.7%	754	763	-1.2%
\$400,000 - \$499,999	58	72	-19.4%	763	797	-4.3%
\$500,000 - \$599,999	52	59	-11.9%	655	735	-10.9%
\$600,000 - \$699,999	37	61	-39.3%	495	574	-13.8%
\$700,000 - \$999,999	56	81	-30.9%	713	755	-5.6%
\$1,000,000 - \$1,499,999	29	21	38.1%	284	224	26.8%
\$1,500,000 - \$1,999,999	7	8	-12.5%	100	75	33.3%
\$2,000,000 and above	7	6	16.7%	84	86	-2.3%
<b>All Condos</b>	<b>375</b>	<b>443</b>	<b>-15.3%</b>	<b>4,486</b>	<b>4,710</b>	<b>-4.8%</b>

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.



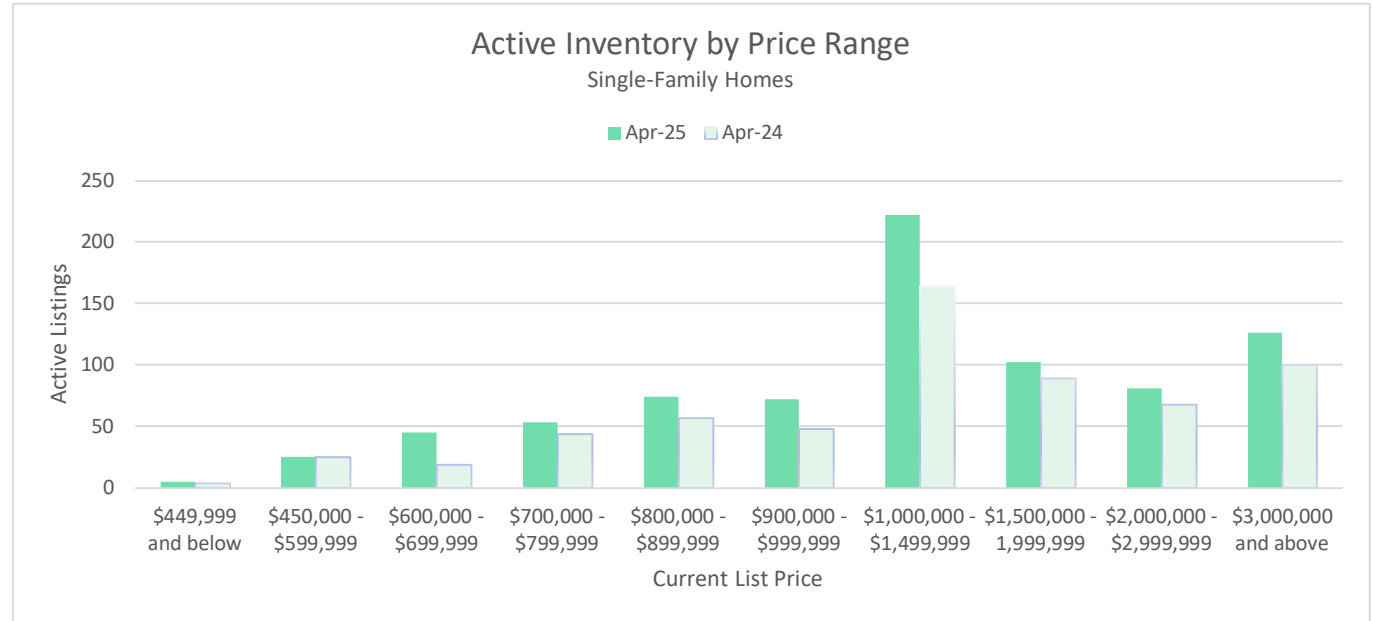
## Active Inventory\* by Price Range: Single-Family Homes

April 2025

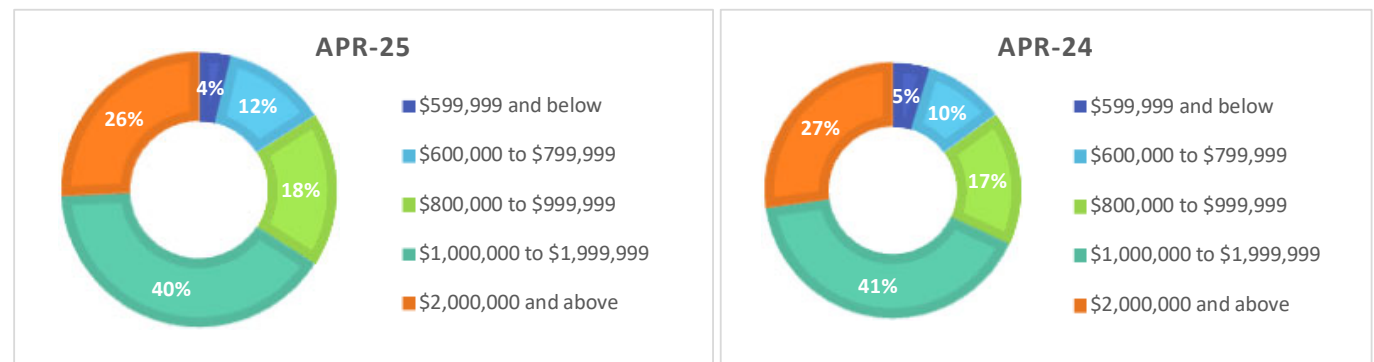
OAHU, HAWAII

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

Single-Family Homes	Apr-25	Apr-24	YOY chg
\$449,999 and below	5	4	25.0%
\$450,000 - \$599,999	25	25	0.0%
\$600,000 - \$699,999	45	19	136.8%
\$700,000 - \$799,999	53	44	20.5%
\$800,000 - \$899,999	74	57	29.8%
\$900,000 - \$999,999	72	48	50.0%
\$1,000,000 - \$1,499,999	222	164	35.4%
\$1,500,000 - 1,999,999	102	89	14.6%
\$2,000,000 - \$2,999,999	81	68	19.1%
\$3,000,000 and above	126	100	26.0%
<b>All Single-Family Homes</b>	<b>805</b>	<b>618</b>	<b>30.3%</b>



### 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.

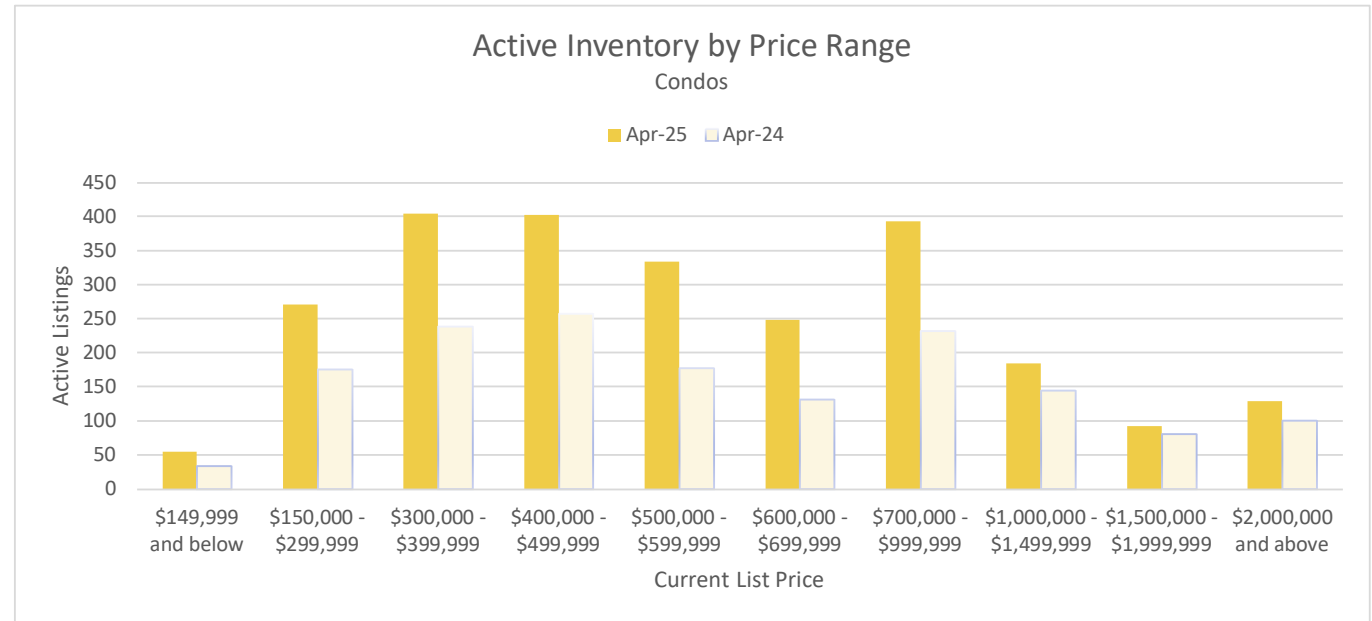
## Active Inventory\* by Price Range: Condos

April 2025

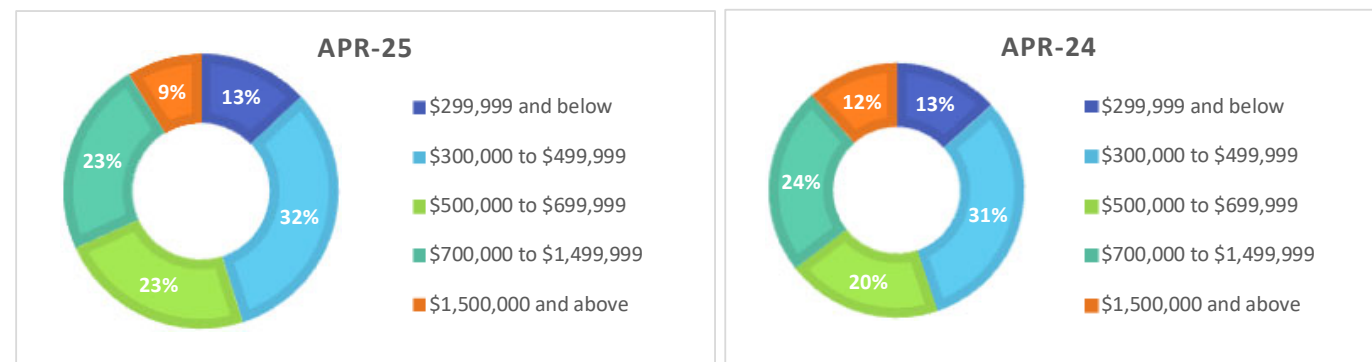
OAHU, HAWAII

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

Condos	Apr-25	Apr-24	YOY chg
\$149,999 and below	55	34	61.8%
\$150,000 - \$299,999	271	176	54.0%
\$300,000 - \$399,999	404	239	69.0%
\$400,000 - \$499,999	402	258	55.8%
\$500,000 - \$599,999	334	178	87.6%
\$600,000 - \$699,999	248	132	87.9%
\$700,000 - \$999,999	393	232	69.4%
\$1,000,000 - \$1,499,999	184	145	26.9%
\$1,500,000 - \$1,999,999	92	81	13.6%
\$2,000,000 and above	129	101	27.7%
<b>All Condos</b>	<b>2,512</b>	<b>1,576</b>	<b>59.4%</b>



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

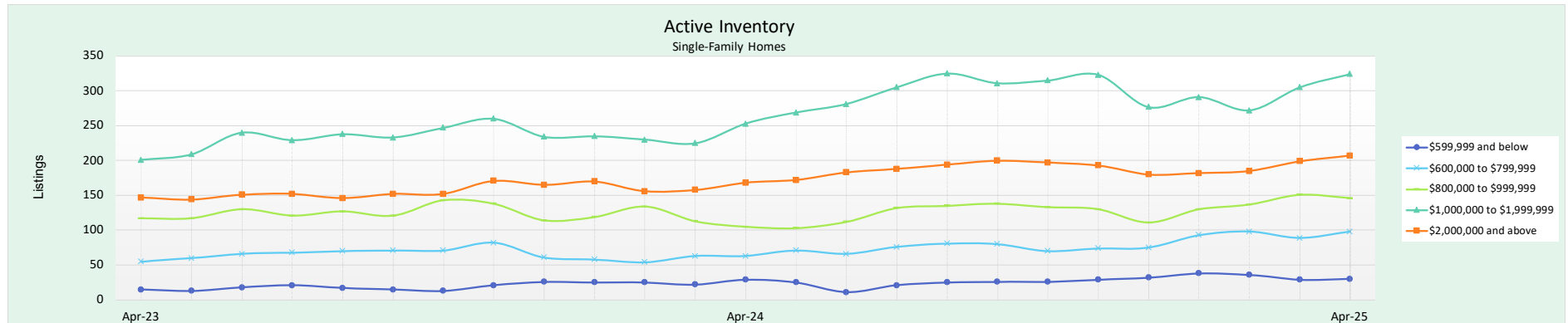


\*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

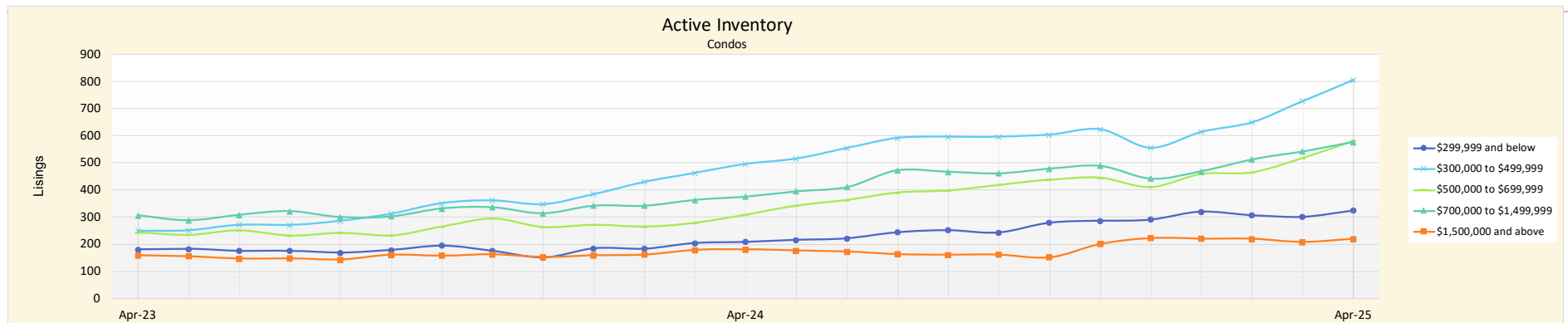
## Active Inventory\*: Single-Family Homes and Condos

April 2025

OAHU, HAWAII



Single-Family Homes	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	F-25	M-25	A-25
\$599,999 and below	15	13	18	21	17	15	13	21	26	25	25	22	29	25	11	21	25	26	26	29	32	38	36	29	30
\$600,000 to \$799,999	55	60	66	68	70	71	71	82	61	58	54	63	63	71	66	76	81	80	70	74	75	93	98	89	98
\$800,000 to \$999,999	117	117	130	121	127	121	143	138	114	119	134	113	105	103	112	132	135	138	133	130	111	130	137	151	146
\$1,000,000 to \$1,999,999	201	209	240	229	238	233	247	260	234	235	230	225	253	269	281	305	325	311	315	323	277	291	272	305	324
\$2,000,000 and above	147	144	151	152	146	152	152	171	165	170	156	158	168	172	183	188	194	200	197	193	180	182	185	199	207
<b>Total</b>	<b>535</b>	<b>543</b>	<b>605</b>	<b>591</b>	<b>598</b>	<b>592</b>	<b>626</b>	<b>672</b>	<b>600</b>	<b>607</b>	<b>599</b>	<b>581</b>	<b>618</b>	<b>640</b>	<b>653</b>	<b>722</b>	<b>760</b>	<b>755</b>	<b>741</b>	<b>749</b>	<b>675</b>	<b>734</b>	<b>728</b>	<b>773</b>	<b>805</b>



Condos	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	F-25	M-25	A-25
\$299,999 and below	182	184	177	177	170	180	196	177	152	186	185	205	210	217	223	245	253	244	281	287	292	321	308	302	326
\$300,000 to \$499,999	251	252	273	272	287	314	352	363	349	386	431	464	497	517	556	593	597	597	605	624	557	615	651	729	806
\$500,000 to \$699,999	244	236	252	233	243	234	266	296	264	273	266	280	310	343	364	391	399	420	439	446	412	460	466	519	582
\$700,000 to \$1,499,999	307	289	309	323	301	304	333	337	315	343	343	364	377	396	412	473	468	463	479	490	443	470	514	543	577
\$1,500,000 and above	160	157	148	149	145	162	159	164	154	160	163	180	182	178	174	165	162	163	153	202	224	222	221	209	221
<b>Total</b>	<b>1,144</b>	<b>1,118</b>	<b>1,159</b>	<b>1,154</b>	<b>1,146</b>	<b>1,194</b>	<b>1,306</b>	<b>1,337</b>	<b>1,234</b>	<b>1,348</b>	<b>1,388</b>	<b>1,493</b>	<b>1,576</b>	<b>1,651</b>	<b>1,729</b>	<b>1,867</b>	<b>1,879</b>	<b>1,887</b>	<b>1,957</b>	<b>2,049</b>	<b>1,928</b>	<b>2,088</b>	<b>2,160</b>	<b>2,302</b>	<b>2,512</b>

\*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.

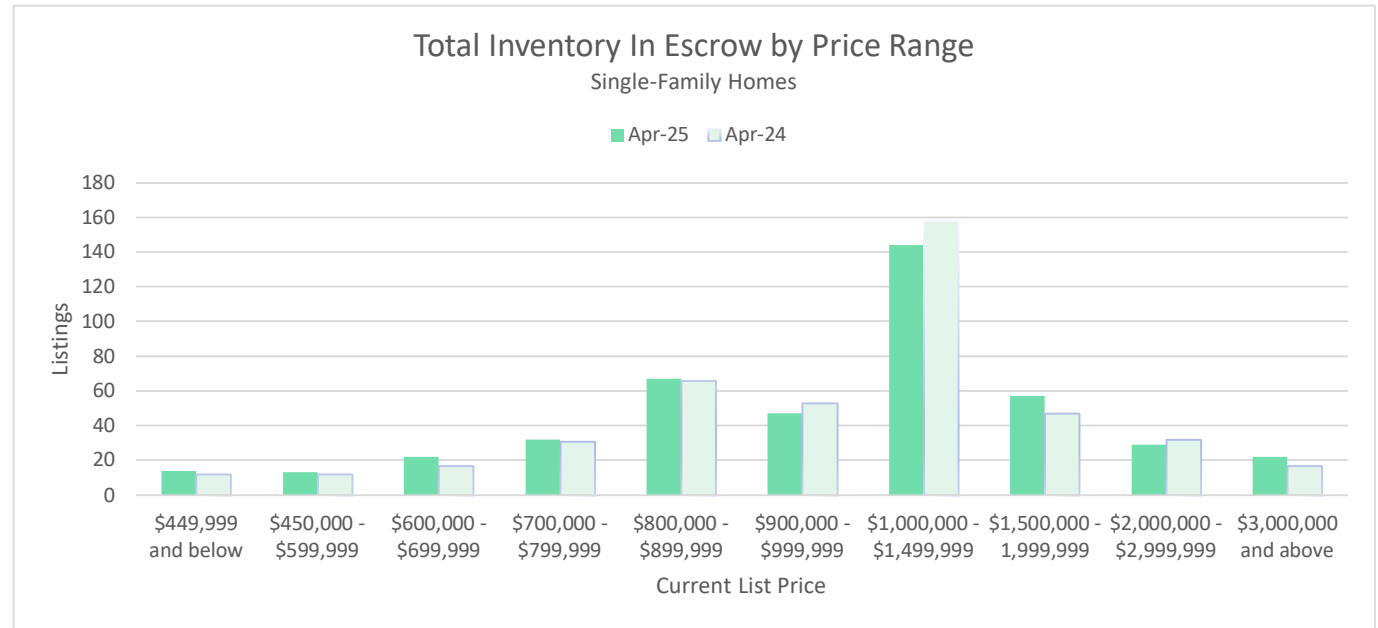
## Total Inventory In Escrow\* by Price Range: Single-Family Homes

April 2025

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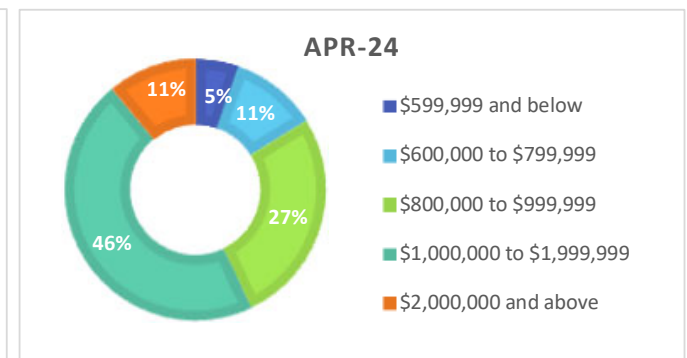
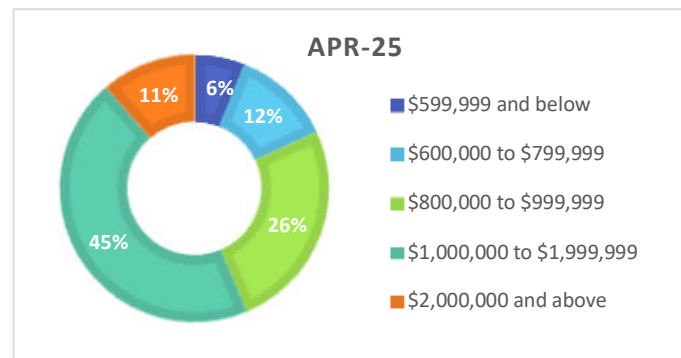
(The number of properties in an escrow status at the end of a given month)

Single-Family Homes	Apr-25	Apr-24	YOY chg
\$449,999 and below	14	12	16.7%
\$450,000 - \$599,999	13	12	8.3%
\$600,000 - \$699,999	22	17	29.4%
\$700,000 - \$799,999	32	31	3.2%
\$800,000 - \$899,999	67	66	1.5%
\$900,000 - \$999,999	47	53	-11.3%
\$1,000,000 - \$1,499,999	144	158	-8.9%
\$1,500,000 - 1,999,999	57	47	21.3%
\$2,000,000 - \$2,999,999	29	32	-9.4%
\$3,000,000 and above	22	17	29.4%
<b>All Single-Family Homes</b>	<b>447</b>	<b>445</b>	<b>0.4%</b>



### 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.

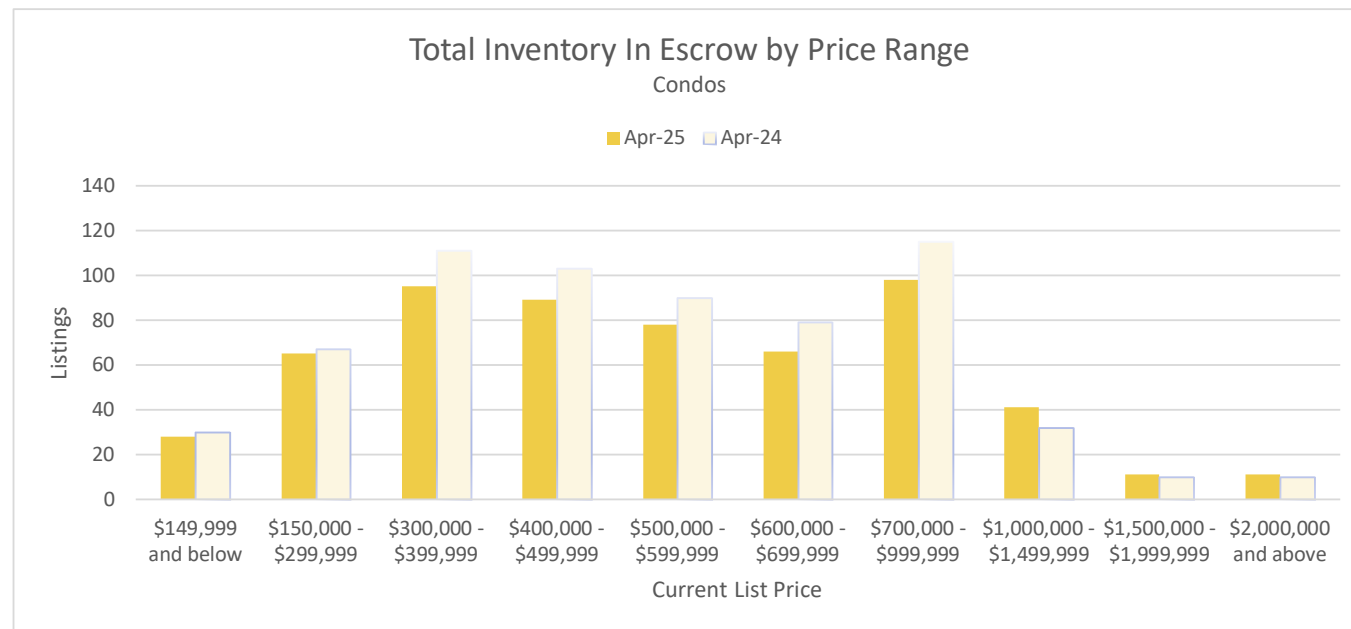
# Total Inventory In Escrow\* by Price Range: Condos

April 2025

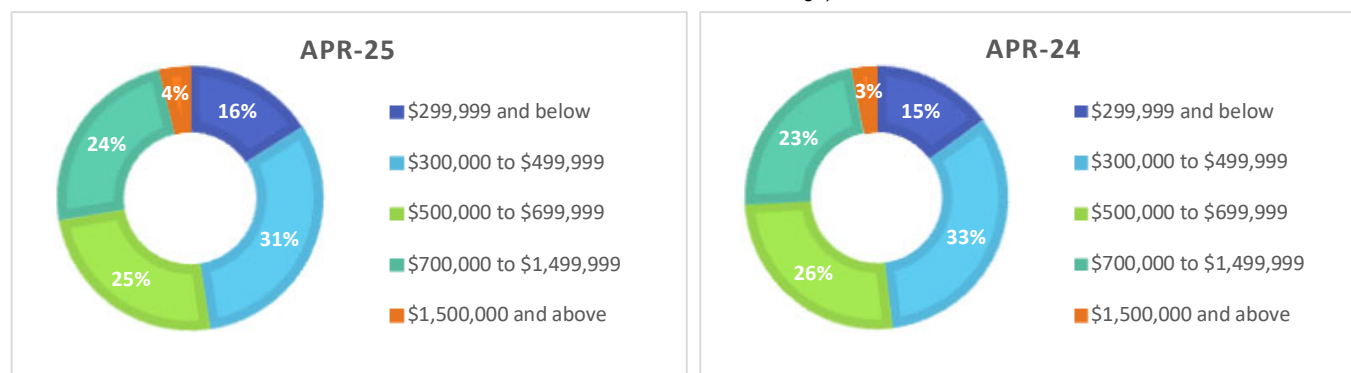
OAHU, HAWAII

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

Condos	Apr-25	Apr-24	YOY chg
\$149,999 and below	28	30	-6.7%
\$150,000 - \$299,999	65	67	-3.0%
\$300,000 - \$399,999	95	111	-14.4%
\$400,000 - \$499,999	89	103	-13.6%
\$500,000 - \$599,999	78	90	-13.3%
\$600,000 - \$699,999	66	79	-16.5%
\$700,000 - \$999,999	98	115	-14.8%
\$1,000,000 - \$1,499,999	41	32	28.1%
\$1,500,000 - \$1,999,999	11	10	10.0%
\$2,000,000 and above	11	10	10.0%
<b>All Condos</b>	<b>582</b>	<b>647</b>	<b>-10.0%</b>



**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.

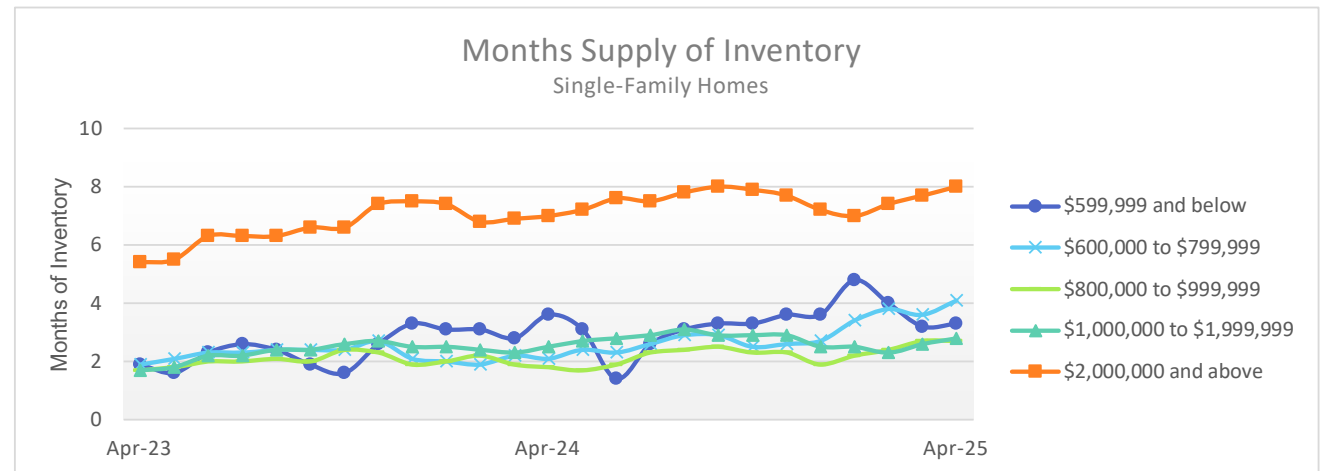
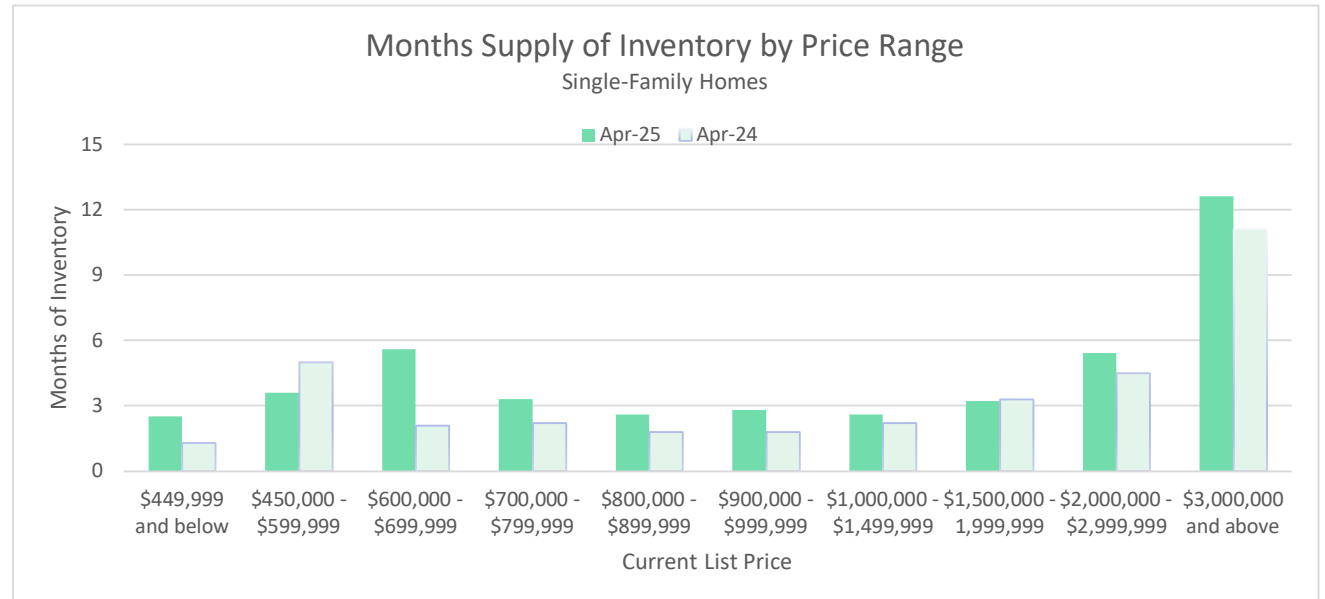
# Months Supply of Active Inventory by Price Range: Single-Family Homes

April 2025

OAHU, HAWAII

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

Single-Family Homes	Apr-25	Apr-24	YOY chg
\$449,999 and below	2.5	1.3	92.3%
\$450,000 - \$599,999	3.6	5.0	-28.0%
\$600,000 - \$699,999	5.6	2.1	166.7%
\$700,000 - \$799,999	3.3	2.2	50.0%
\$800,000 - \$899,999	2.6	1.8	44.4%
\$900,000 - \$999,999	2.8	1.8	55.6%
\$1,000,000 - \$1,499,999	2.6	2.2	18.2%
\$1,500,000 - 1,999,999	3.2	3.3	-3.0%
\$2,000,000 - \$2,999,999	5.4	4.5	20.0%
\$3,000,000 and above	12.6	11.1	13.5%
<b>All Single-Family Homes</b>	<b>3.5</b>	<b>2.8</b>	<b>25.0%</b>





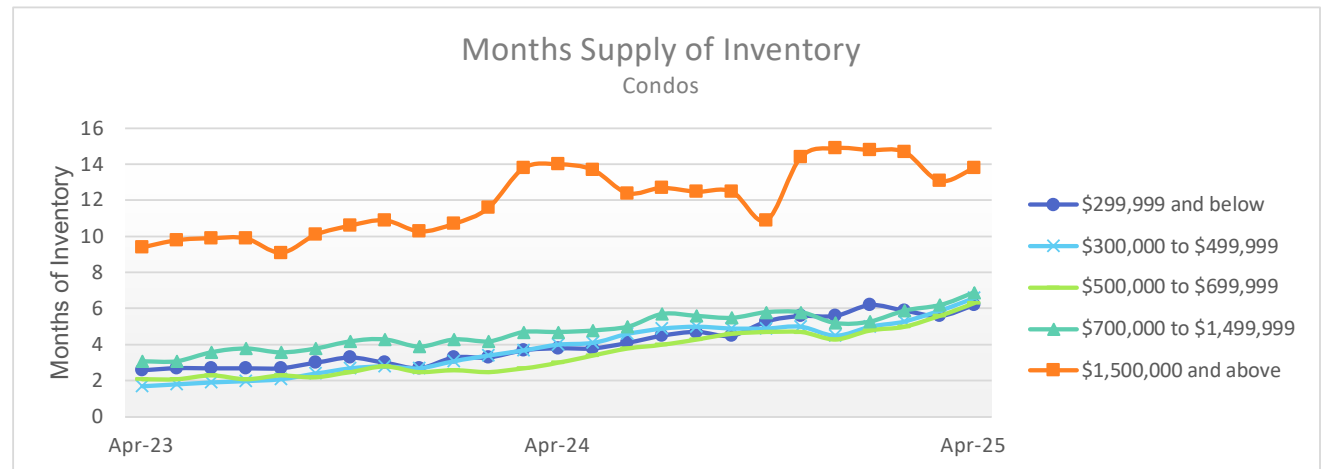
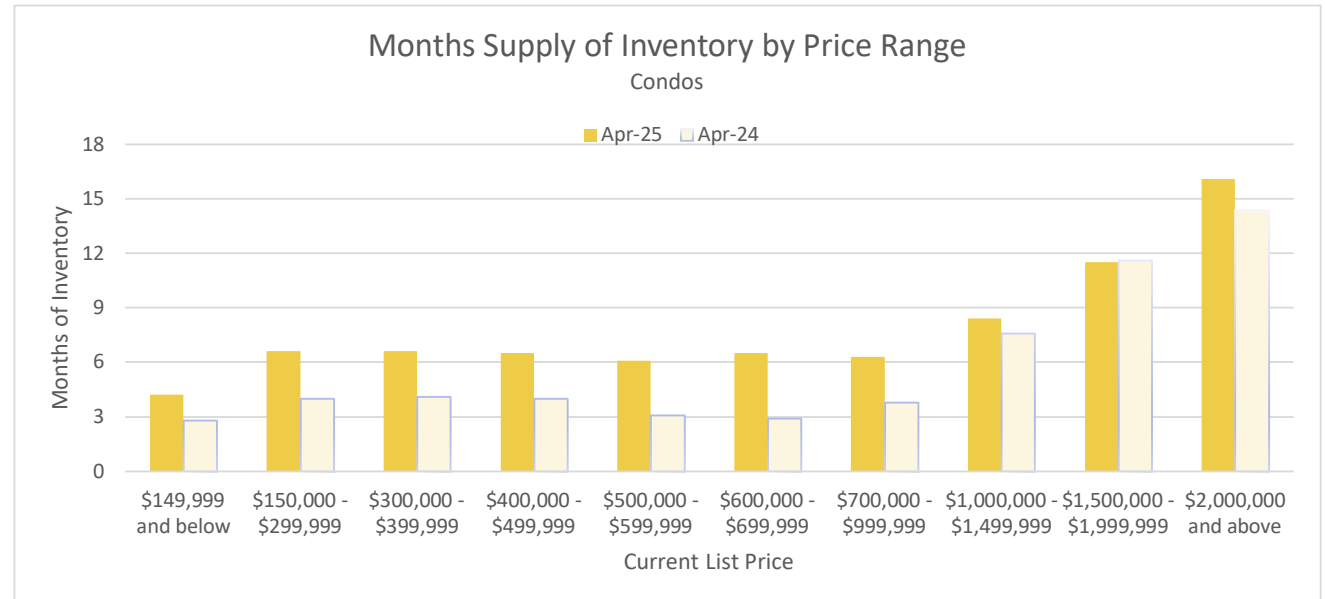
# Months Supply of Active Inventory by Price Range: Condos

April 2025

OAHU, HAWAII

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

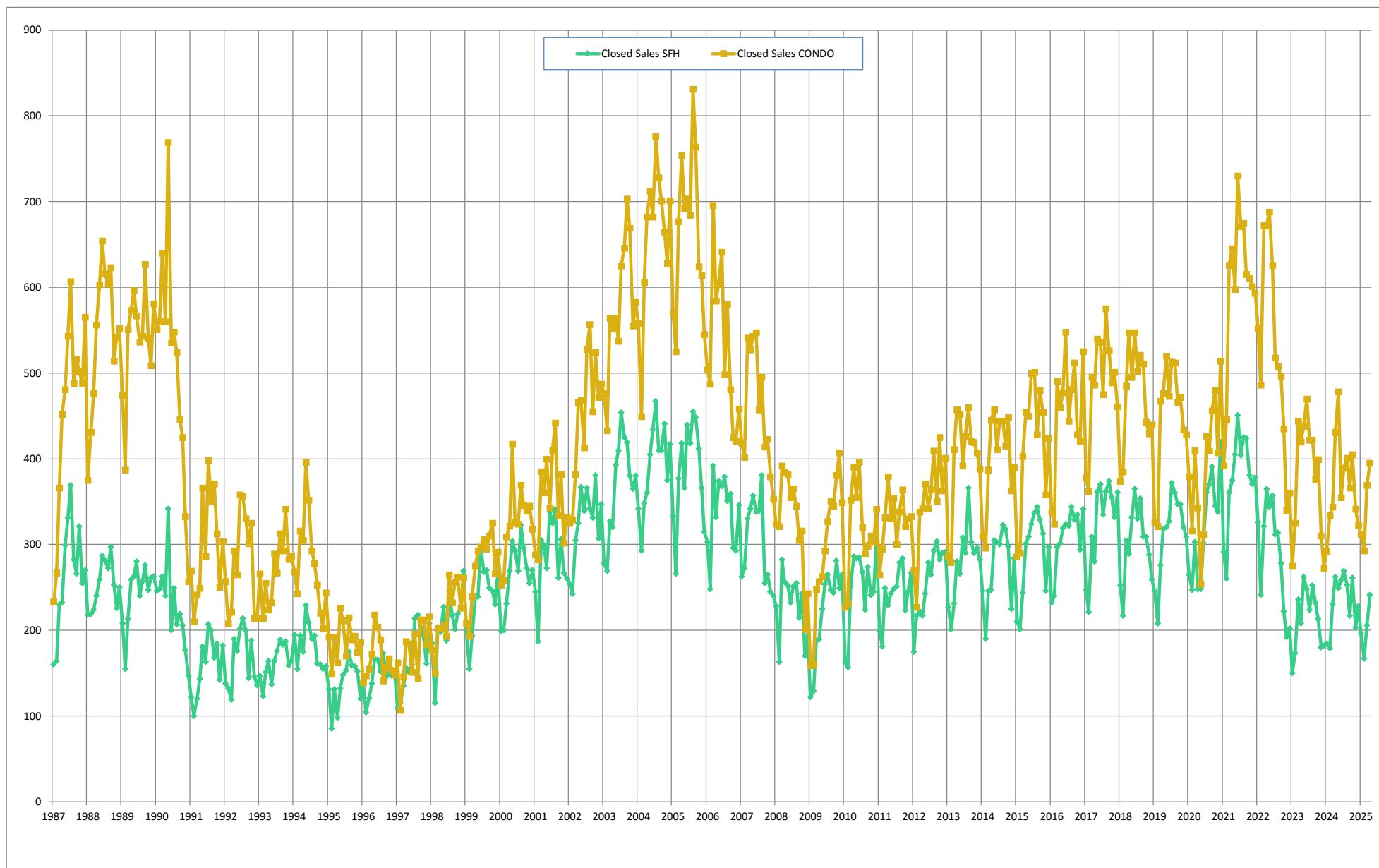
Condos	Apr-25	Apr-24	YOY chg
\$149,999 and below	4.2	2.8	50.0%
\$150,000 - \$299,999	6.6	4.0	65.0%
\$300,000 - \$399,999	6.6	4.1	61.0%
\$400,000 - \$499,999	6.5	4.0	62.5%
\$500,000 - \$599,999	6.1	3.1	96.8%
\$600,000 - \$699,999	6.5	2.9	124.1%
\$700,000 - \$999,999	6.3	3.8	65.8%
\$1,000,000 - \$1,499,999	8.4	7.6	10.5%
\$1,500,000 - \$1,999,999	11.5	11.6	-0.9%
\$2,000,000 and above	16.1	14.4	11.8%
<b>All Condos</b>	<b>6.8</b>	<b>4.2</b>	<b>61.9%</b>



# Closed Sales

## Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



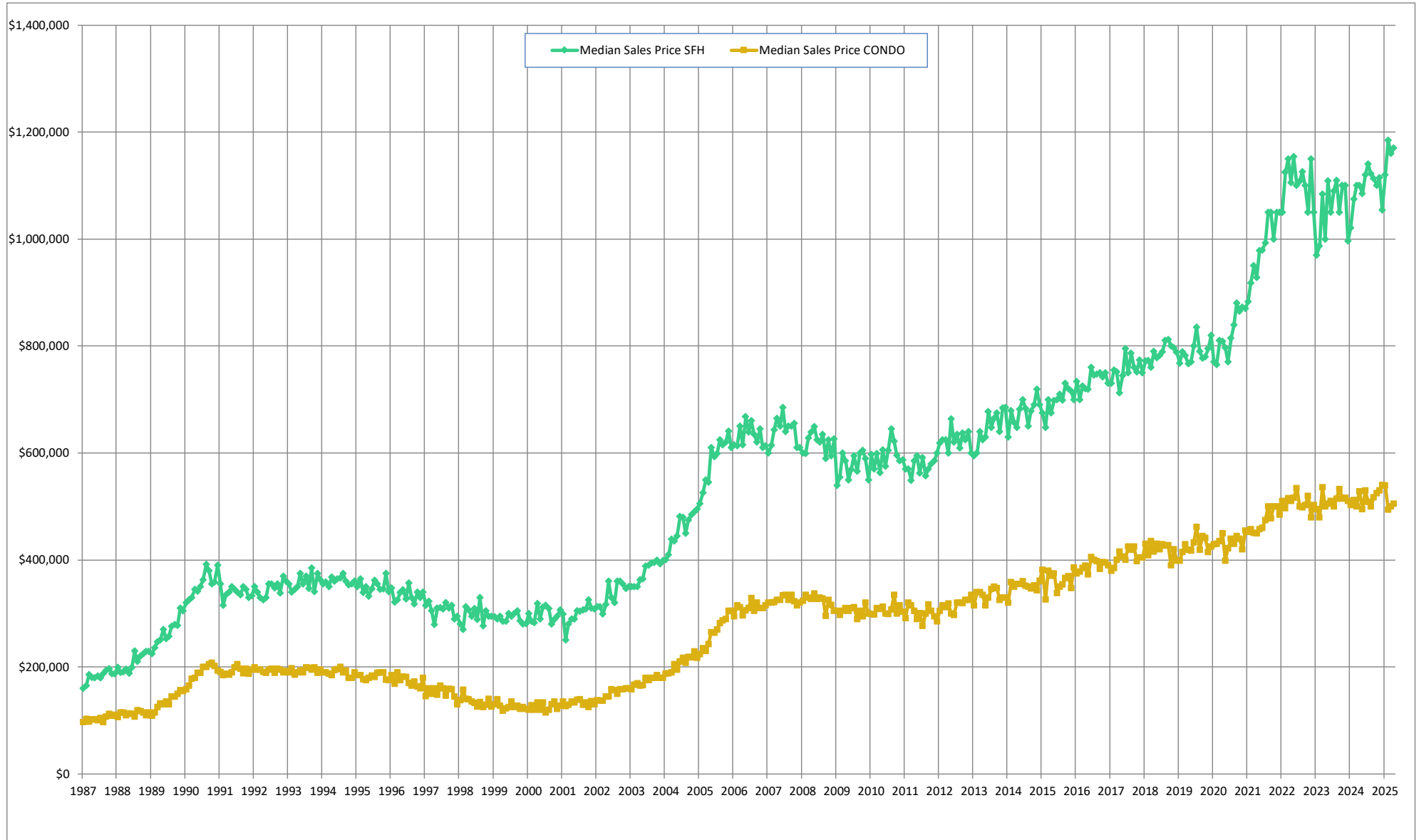
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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# Median Sales Price

## Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



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