

Executive Summary

Sales volume remained stable in October, with both single-family homes and condos experiencing moderate year-over-year declines of 4.1% and 8.3%, respectively. The median sales price for single-family homes in October increased 4.8% to \$1,100,000 while condos experienced a minor 1.0% decrease, ending the month at \$515,000.

Compared to the previous month, sales of single-family homes dipped by 8.2%, while condo sales showed an increase of 6.1%. Year-to-date, sales in both markets declined approximately 29%, with single-family home median prices down 5.1% to \$1,050,000 and condo median prices slipping 0.6% to \$507,000.

Month-over-month, pending sales volume fell by 17.2% for single-family homes and 12.4% for condos. Year-over-year, pending sales volume experienced a modest decrease of 3.0% for single-family homes and 5.0% for condos.

Both single-family homes and condos saw a decline in properties closing at their full asking price or more. For single-family homes, 43% of sales (91 properties) closed at or above the asking price, down from 50% (111 properties) in October 2022. For condos, 38% of sales (151 condos) closed at or above the asking price, down from 48% of sales (208 condos) in October 2022. Most regions in the condo market ended the month with a median sales-to-original-list-price ratio of 100.0% or higher, while only the Kailua and Diamond Head regions did in the single-family home market.

In total, 187 properties—the majority were condos—sold for under \$500,000. Sales volume for single-family homes in the \$800,000-\$999,999 range dipped by 25.6% to 29 sales, while those priced over \$1,000,000 increased slightly to 127 closings, up from 122 in October 2022. In the condo market, units priced between \$500,000 and \$599,999 surged by 44.7% year-over-year to 68 sales, whereas condos in the \$600,000-\$699,999 range saw the most significant decline, with sales falling 27.1% to 35 units compared to 48 in the previous year.

However, median days on the market for single-family homes and condos remained under 30 days, with single-family homes at 18 days and condos at 21 days, compared to 19 days each in October 2022. In the single-family home market, regions with a median above 30 days on the market included Leeward (41), Hawai'i Kai (38), Makakilo (34) and Waipahu (32). For condos, only Leeward and the North Shore had a median above 30 days, at 38 and 37 days, respectively.

Both markets witnessed a rise in active inventory from September, with a month-over-month increase of 5.7% for single-family homes and 9.4% for condos. New listing volume showed mixed results for the month, with the single-family home market seeing a 4.6% decrease to 272 new listings compared to 285 in October 2022. In contrast, new listing volume in the condo market grew by 6.4%, reaching 566 new listings in October compared to 532 a year ago.



Oahu Monthly Housing Statistics

October 2023



SINGLE-FAMILY HOMES

Median Sales Price	YoY %chg
\$1,100,000	+4.8%
Closed Sales	YoY %chg
213	-4.1%
Average Sales Price	YoY %chg
\$1,304,757	+4.9%

CONDOS

Median Sales Price	YoY %chg
\$515,000	-1.0%
Closed Sales	YoY %chg
399	-8.3%
Average Sales Price	YoY %chg
\$670,805	-0.9%

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

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Monthly Indicators

OAHU, HAWAII

October 2023

	Single-Family Homes					Condos				
	Oct-23	Oct-22	YoY %chg	Sep-23	MoM %chg	Oct-23	Oct-22	YoY %chg	Sep-23	MoM %chg
Closed Sales	213	222	-4.1%	232	-8.2%	399	435	-8.3%	376	6.1%
Median Sales Price	\$1,100,000	\$1,050,000	4.8%	\$1,050,000	4.8%	\$515,000	\$520,000	-1.0%	\$532,500	-3.3%
Average Sales Price	\$1,304,757	\$1,243,960	4.9%	\$1,357,981	-3.9%	\$670,805	\$676,988	-0.9%	\$608,222	10.3%
Median Days on Market	18	19	-5.3%	20	-10.0%	21	19	10.5%	21	0.0%
Percent of Orig. List Price Received	98.0%	99.8%	-1.8%	99.0%	-1.0%	98.7%	99.0%	-0.3%	98.8%	-0.1%
New Listings	272	285	-4.6%	281	-3.2%	566	532	6.4%	516	9.7%
Pending Sales*	192	198	-3.0%	232	-17.2%	325	342	-5.0%	371	-12.4%
Active Inventory*	626	656	-4.6%	592	5.7%	1,306	1,194	9.4%	1,194	9.4%
Total Inventory in Escrow*	333	345	-3.5%	383	-13.1%	475	506	-6.1%	569	-16.5%
Months Supply of Active Inventory*	2.9	2.1	38.1%	2.7	7.4%	3.3	2.1	57.1%	3.0	10.0%

*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-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg	YTD-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg
Closed Sales	2,198	3,080	-28.6%	3,777	-41.8%	3,991	5,653	-29.4%	6,009	-33.6%
Median Sales Price	\$1,050,000	\$1,106,000	-5.1%	\$975,000	7.7%	\$507,000	\$510,000	-0.6%	\$470,000	7.9%
Average Sales Price	\$1,326,983	\$1,384,727	-4.2%	\$1,240,879	6.9%	\$620,628	\$613,246	1.2%	\$553,458	12.1%
Median Days on Market	22	11	100.0%	9	144.4%	21	12	75.0%	12	75.0%
Percent of Orig. List Price Received	98.4%	100.6%	-2.2%	102.0%	-3.5%	98.7%	100.0%	-1.3%	100.0%	-1.3%
New Listings	2,877	3,715	-22.6%	4,214	-31.7%	5,317	6,571	-19.1%	7,010	-24.2%
Pending Sales*	2,440	3,073	-20.6%	4,013	-39.2%	4,123	5,410	-23.8%	6,388	-35.5%

*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.

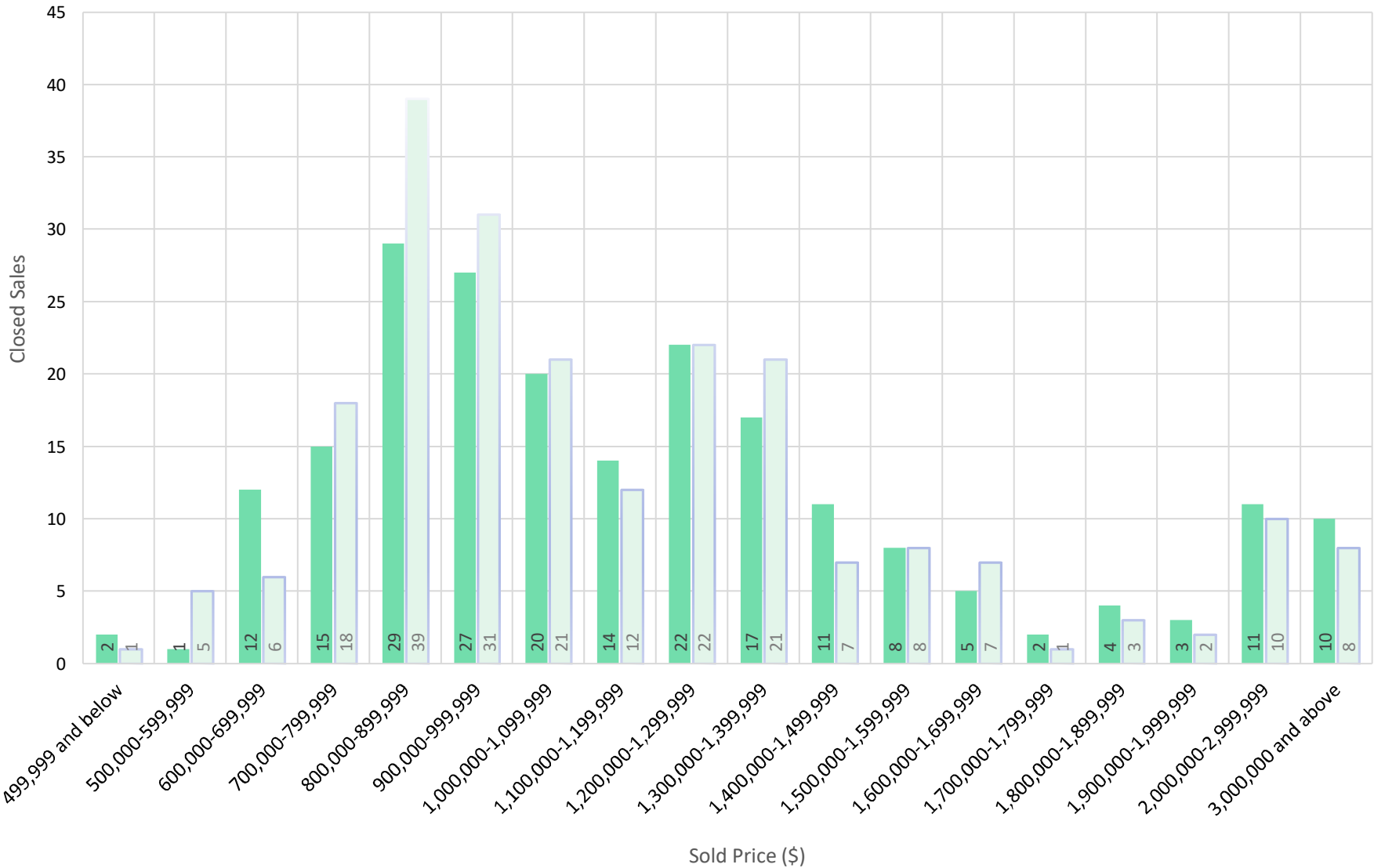
SOURCE: Honolulu Board of REALTORS®, residential resales compiled from MLS data.

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Single-Family Homes Sold

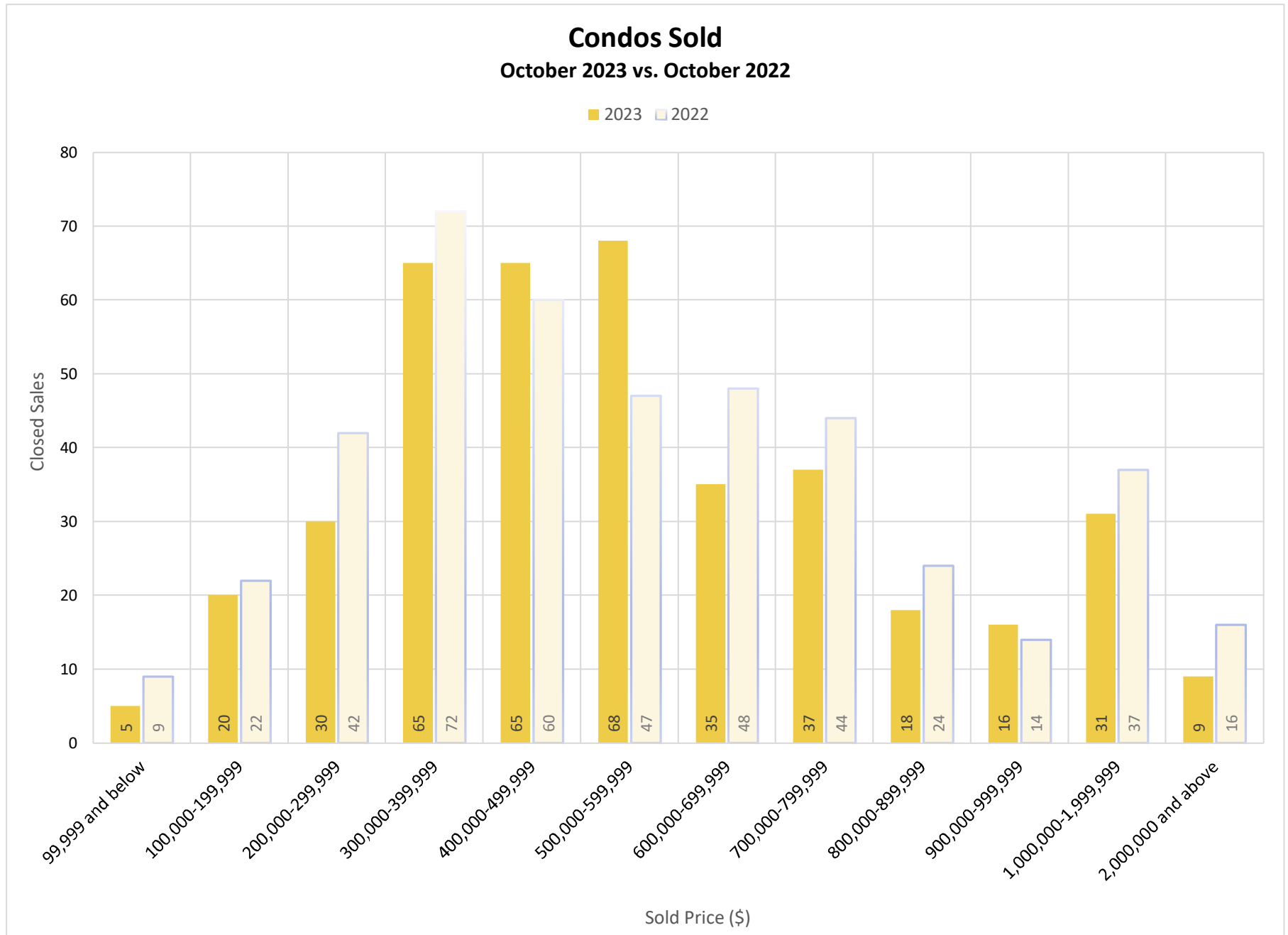
October 2023 vs. October 2022

2023 2022



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

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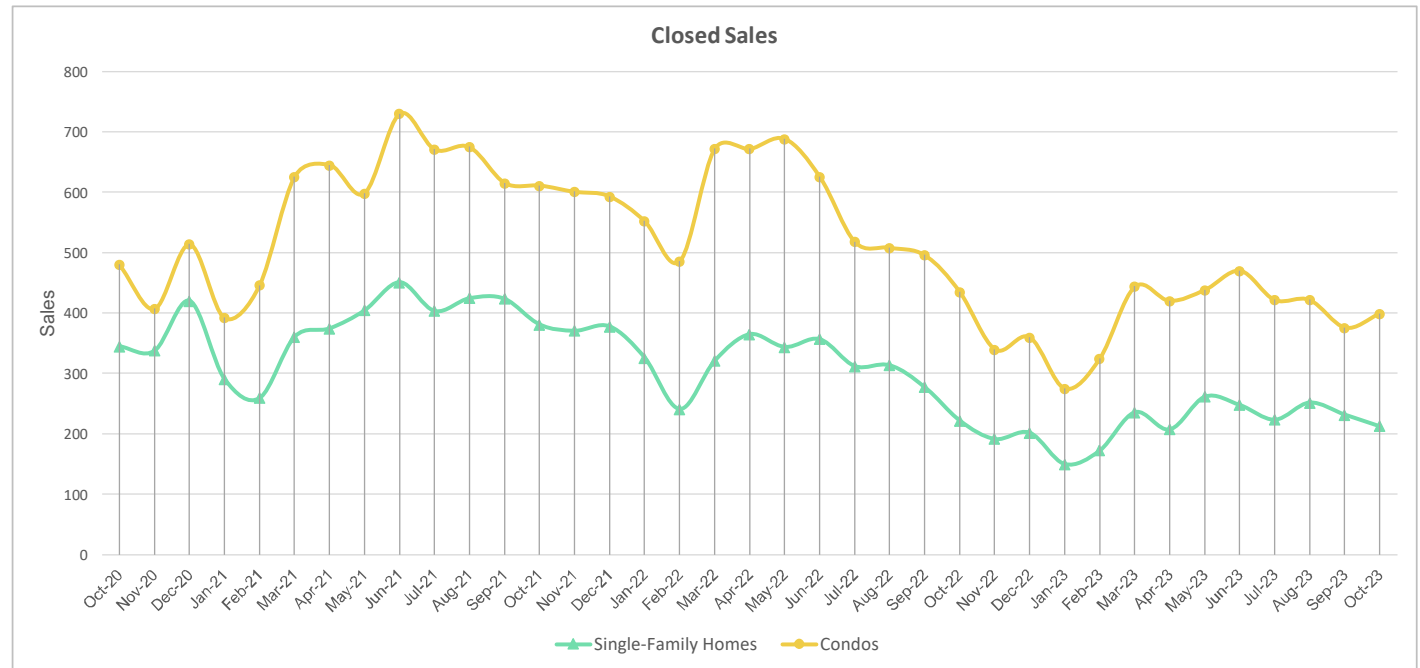
Closed Sales

October 2023

OAHU, HAWAII

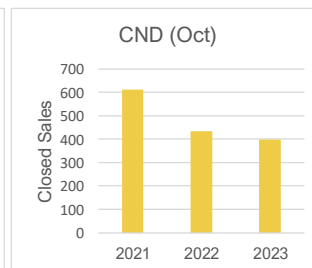
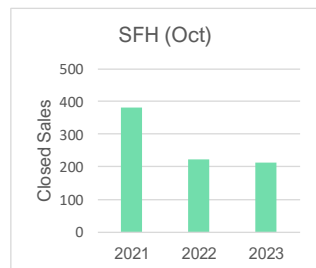
(A count of properties that have closed in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Oct-20	345	480	825
Nov-20	338	407	745
Dec-20	420	514	934
Jan-21	291	392	683
Feb-21	260	446	706
Mar-21	361	626	987
Apr-21	375	645	1,020
May-21	405	598	1,003
Jun-21	451	730	1,181
Jul-21	404	671	1,075
Aug-21	425	675	1,100
Sep-21	424	615	1,039
Oct-21	381	611	992
Nov-21	371	601	972
Dec-21	378	593	971
Jan-22	326	552	878
Feb-22	241	486	727
Mar-22	321	672	993
Apr-22	365	672	1,037
May-22	344	688	1,032
Jun-22	357	626	983
Jul-22	312	518	830
Aug-22	314	508	822
Sep-22	278	496	774
Oct-22	222	435	657
Nov-22	192	340	532
Dec-22	202	360	562
Jan-23	150	275	425
Feb-23	173	325	498
Mar-23	236	444	680
Apr-23	208	420	628
May-23	262	438	700
Jun-23	248	470	718
Jul-23	224	422	646
Aug-23	252	422	674
Sep-23	232	376	608
Oct-23	213	399	612



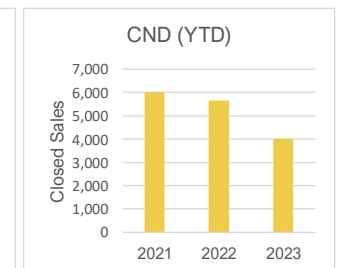
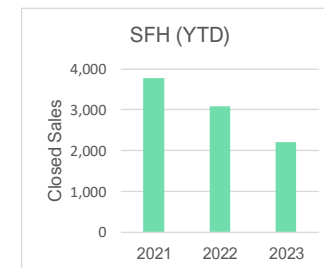
Monthly Closed Sales

October	SFH	YoY %chg	CND	YoY %chg
2021	381	10.4%	611	27.3%
2022	222	-41.7%	435	-28.8%
2023	213	-4.1%	399	-8.3%



Year-to-Date Closed Sales

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	3,777	22.6%	6,009	58.8%
2022	3,080	-18.5%	5,653	-5.9%
2023	2,198	-28.6%	3,991	-29.4%



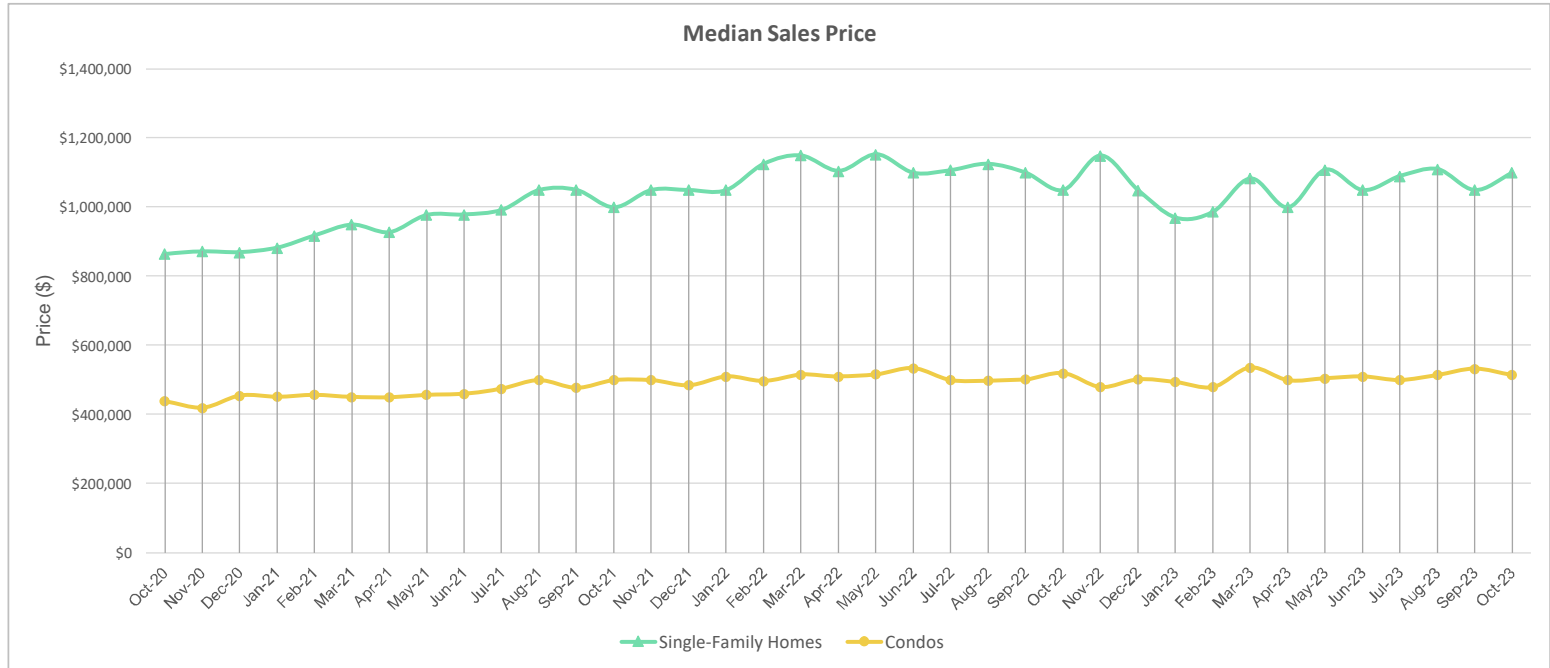
Median Sales Price

October 2023

OAHU, HAWAII

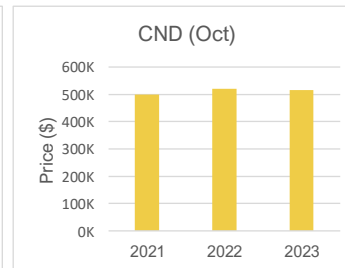
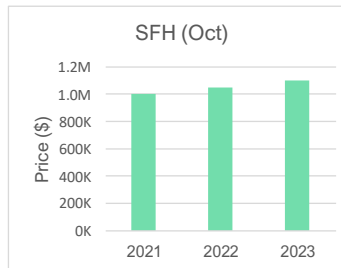
(The median sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Oct-20	\$865,000	\$439,500
Nov-20	\$872,500	\$420,000
Dec-20	\$870,000	\$455,000
Jan-21	\$883,000	\$452,000
Feb-21	\$917,500	\$457,500
Mar-21	\$950,000	\$451,000
Apr-21	\$928,000	\$450,000
May-21	\$978,000	\$457,750
Jun-21	\$979,000	\$460,000
Jul-21	\$992,500	\$475,000
Aug-21	\$1,050,000	\$500,000
Sep-21	\$1,050,000	\$478,000
Oct-21	\$1,000,000	\$500,000
Nov-21	\$1,050,000	\$500,000
Dec-21	\$1,050,000	\$485,000
Jan-22	\$1,050,000	\$510,000
Feb-22	\$1,125,000	\$497,000
Mar-22	\$1,150,000	\$515,500
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



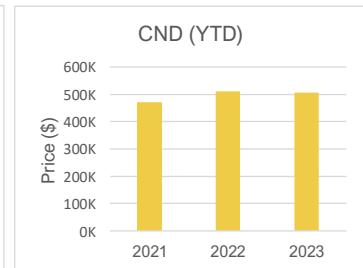
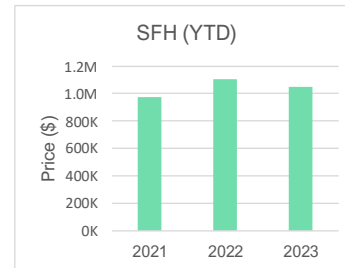
Monthly Median Sales Price

October	SFH	YoY %chg	CND	YoY %chg
2021	\$1,000,000	15.6%	\$500,000	13.8%
2022	\$1,050,000	5.0%	\$520,000	4.0%
2023	\$1,100,000	4.8%	\$515,000	-1.0%



Year-to-Date Median Sales Price

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$975,000	19.1%	\$470,000	8.6%
2022	\$1,106,000	13.4%	\$510,000	8.5%
2023	\$1,050,000	-5.1%	\$507,000	-0.6%



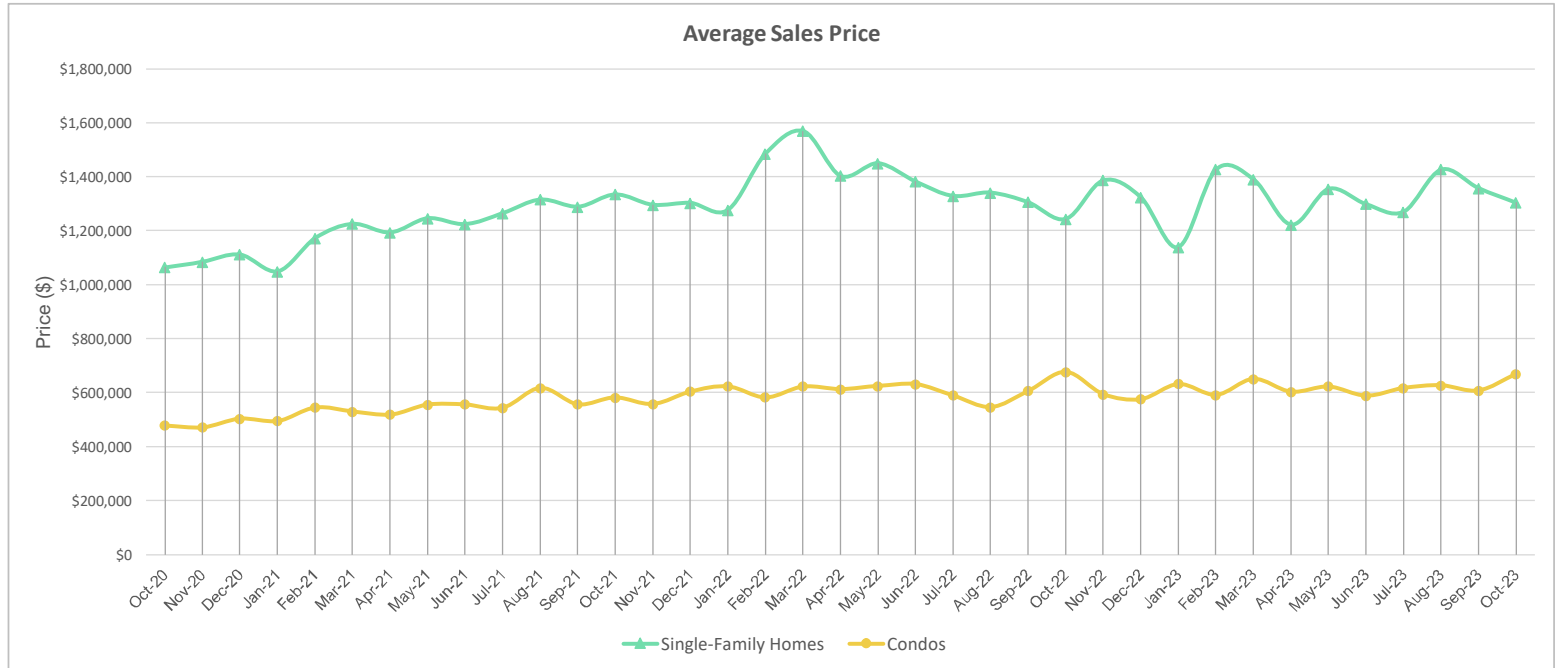
Average Sales Price

October 2023

OAHU, HAWAII

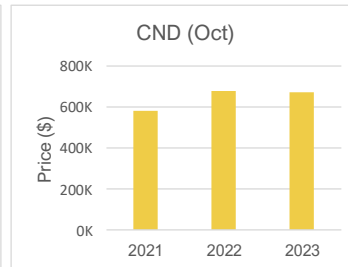
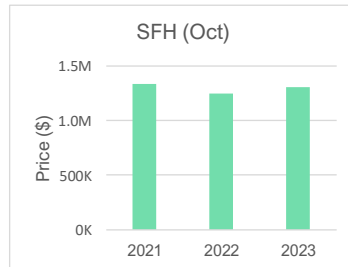
(The average sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
Oct-20	\$1,065,594	\$479,736
Nov-20	\$1,084,834	\$472,726
Dec-20	\$1,113,076	\$504,222
Jan-21	\$1,050,263	\$496,296
Feb-21	\$1,172,804	\$545,629
Mar-21	\$1,226,827	\$530,257
Apr-21	\$1,194,150	\$520,192
May-21	\$1,246,611	\$555,798
Jun-21	\$1,225,011	\$557,302
Jul-21	\$1,265,382	\$544,064
Aug-21	\$1,316,681	\$618,612
Sep-21	\$1,289,510	\$558,002
Oct-21	\$1,335,171	\$582,509
Nov-21	\$1,296,551	\$559,007
Dec-21	\$1,303,481	\$604,749
Jan-22	\$1,277,309	\$623,928
Feb-22	\$1,486,088	\$583,367
Mar-22	\$1,570,668	\$623,684
Apr-22	\$1,404,481	\$613,189
May-22	\$1,450,008	\$625,327
Jun-22	\$1,382,559	\$631,822
Jul-22	\$1,329,023	\$590,934
Aug-22	\$1,341,958	\$547,319
Sep-22	\$1,307,249	\$607,502
Oct-22	\$1,243,960	\$676,988
Nov-22	\$1,387,685	\$594,444
Dec-22	\$1,325,156	\$576,689
Jan-23	\$1,139,294	\$633,441
Feb-23	\$1,427,864	\$592,131
Mar-23	\$1,391,538	\$651,630
Apr-23	\$1,223,383	\$603,795
May-23	\$1,355,804	\$623,748
Jun-23	\$1,300,456	\$589,597
Jul-23	\$1,270,421	\$617,683
Aug-23	\$1,427,996	\$628,127
Sep-23	\$1,357,981	\$608,222
Oct-23	\$1,304,757	\$670,805



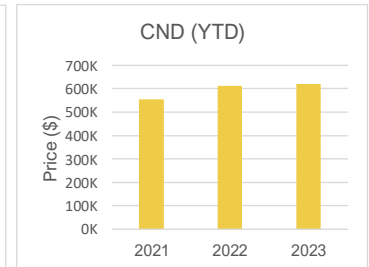
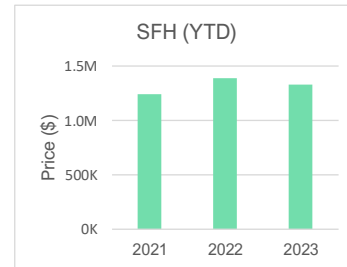
Monthly Average Sales Price

October	SFH	YoY %chg	CND	YoY %chg
2021	\$1,335,171	25.3%	\$582,509	21.4%
2022	\$1,243,960	-6.8%	\$676,988	16.2%
2023	\$1,304,757	4.9%	\$670,805	-0.9%



Year-to-Date Average Sales Price

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$1,240,879	25.0%	\$553,458	9.3%
2022	\$1,384,727	11.6%	\$613,246	10.8%
2023	\$1,326,983	-4.2%	\$620,628	1.2%



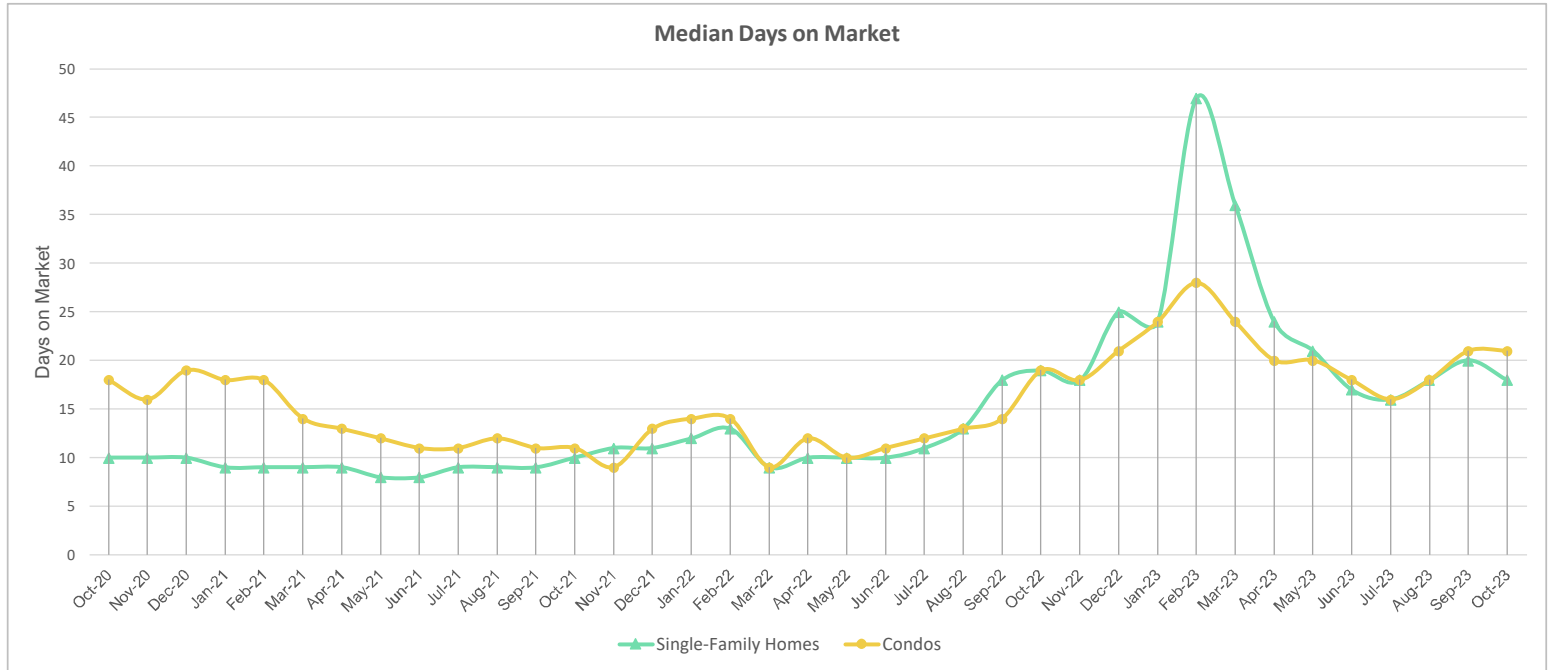
Median Days on Market

October 2023

OAHU, HAWAII

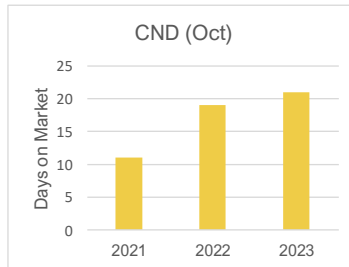
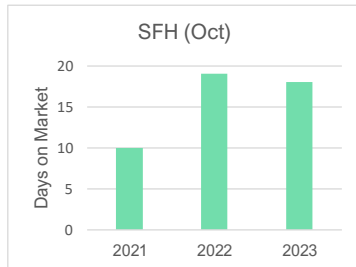
(Days on Market represents the number of days from when a property is first listed to when an offer is accepted; the Median Days on Market represents the median of all sales in a given month)

Mo/Yr	Single-Family Homes	Condos
Oct-20	10	18
Nov-20	10	16
Dec-20	10	19
Jan-21	9	18
Feb-21	9	18
Mar-21	9	14
Apr-21	9	13
May-21	8	12
Jun-21	8	11
Jul-21	9	11
Aug-21	9	12
Sep-21	9	11
Oct-21	10	11
Nov-21	11	9
Dec-21	11	13
Jan-22	12	14
Feb-22	13	14
Mar-22	9	9
Apr-22	10	12
May-22	10	10
Jun-22	10	11
Jul-22	11	12
Aug-22	13	13
Sep-22	18	14
Oct-22	19	19
Nov-22	18	18
Dec-22	25	21
Jan-23	24	24
Feb-23	47	28
Mar-23	36	24
Apr-23	24	20
May-23	21	20
Jun-23	17	18
Jul-23	16	16
Aug-23	18	18
Sep-23	20	21
Oct-23	18	21



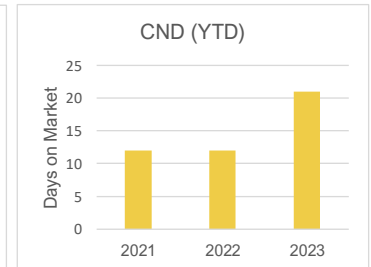
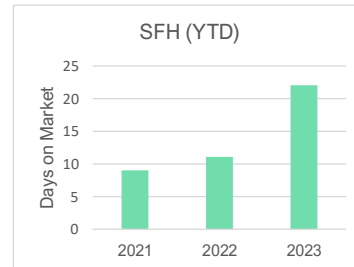
Monthly Median Days on Market

October	SFH	YoY %chg	CND	YoY %chg
2021	10	0.0%	11	-38.9%
2022	19	90.0%	19	72.7%
2023	18	-5.3%	21	10.5%



Year-to-Date Median Days on Market

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	9	-40.0%	12	-53.8%
2022	11	22.2%	12	0.0%
2023	22	100.0%	21	75.0%



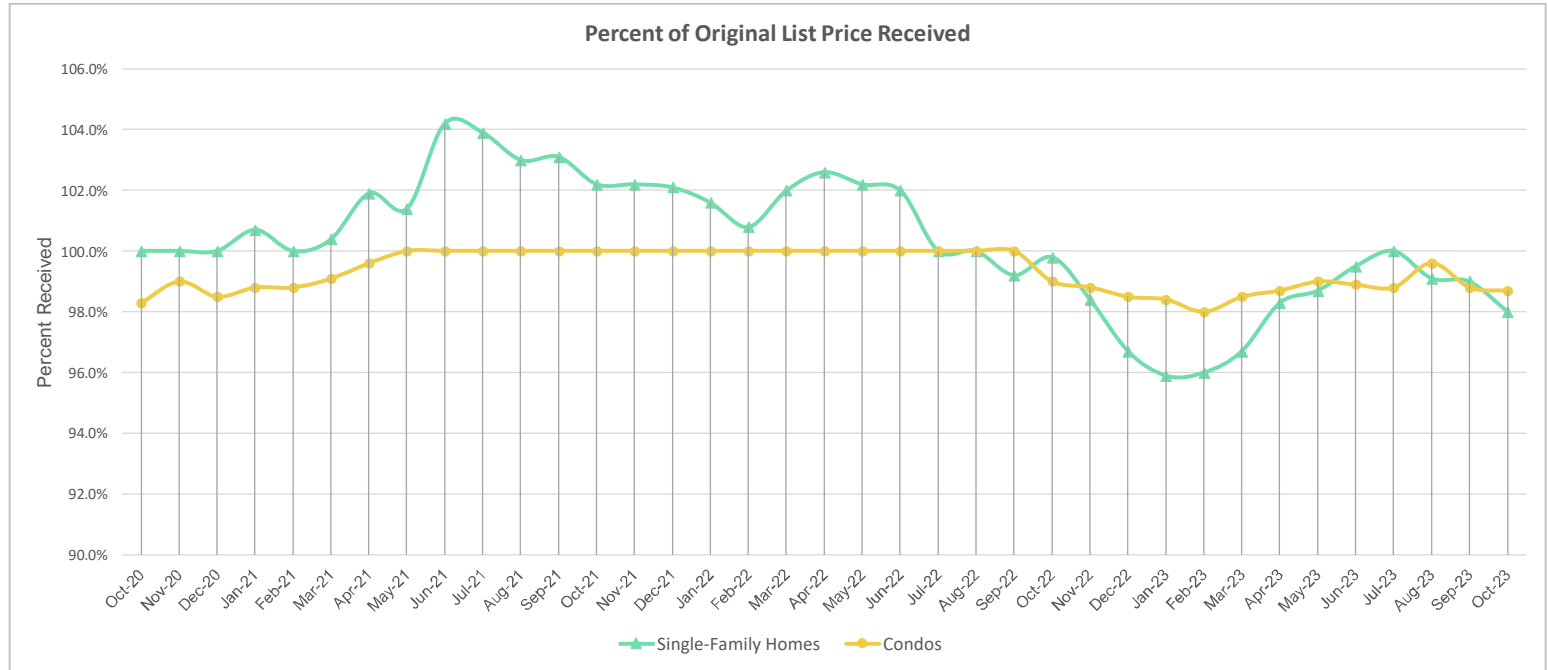
Percent of Original List Price Received

October 2023

OAHU, HAWAII

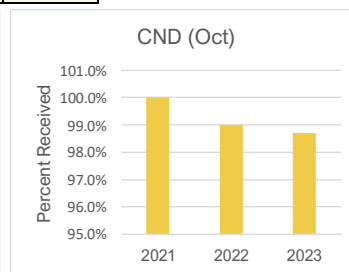
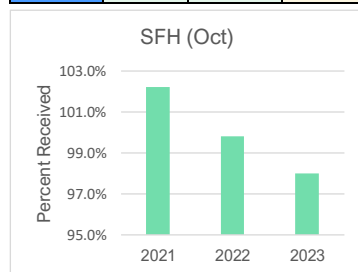
(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period indicated)

Mo/Yr	Single-Family Homes	Condos
Oct-20	100.0%	98.3%
Nov-20	100.0%	99.0%
Dec-20	100.0%	98.5%
Jan-21	100.7%	98.8%
Feb-21	100.0%	98.8%
Mar-21	100.4%	99.1%
Apr-21	101.9%	99.6%
May-21	101.4%	100.0%
Jun-21	104.2%	100.0%
Jul-21	103.9%	100.0%
Aug-21	103.0%	100.0%
Sep-21	103.1%	100.0%
Oct-21	102.2%	100.0%
Nov-21	102.2%	100.0%
Dec-21	102.1%	100.0%
Jan-22	101.6%	100.0%
Feb-22	100.8%	100.0%
Mar-22	102.0%	100.0%
Apr-22	102.6%	100.0%
May-22	102.2%	100.0%
Jun-22	102.0%	100.0%
Jul-22	100.0%	100.0%
Aug-22	100.0%	100.0%
Sep-22	99.2%	100.0%
Oct-22	99.8%	99.0%
Nov-22	98.4%	98.8%
Dec-22	96.7%	98.5%
Jan-23	95.9%	98.4%
Feb-23	96.0%	98.0%
Mar-23	96.7%	98.5%
Apr-23	98.3%	98.7%
May-23	98.7%	99.0%
Jun-23	99.5%	98.9%
Jul-23	100.0%	98.8%
Aug-23	99.1%	99.6%
Sep-23	99.0%	98.8%
Oct-23	98.0%	98.7%



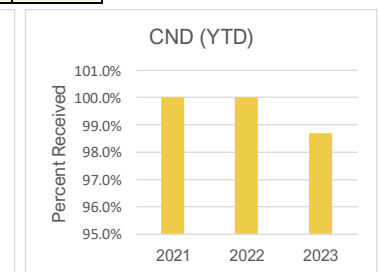
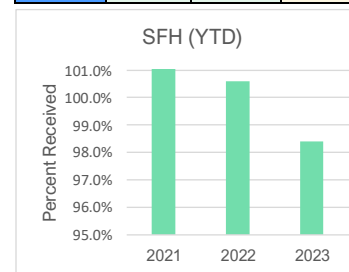
Monthly Percent of Original List Price Received

October	SFH	YoY %chg	CND	YoY %chg
2021	102.2%	2.2%	100.0%	1.7%
2022	99.8%	-2.3%	99.0%	-1.0%
2023	98.0%	-1.8%	98.7%	-0.3%



Year-to-Date Percent of Original List Price Received

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	102.0%	3.1%	100.0%	2.0%
2022	100.6%	-1.4%	100.0%	0.0%
2023	98.4%	-2.2%	98.7%	-1.3%



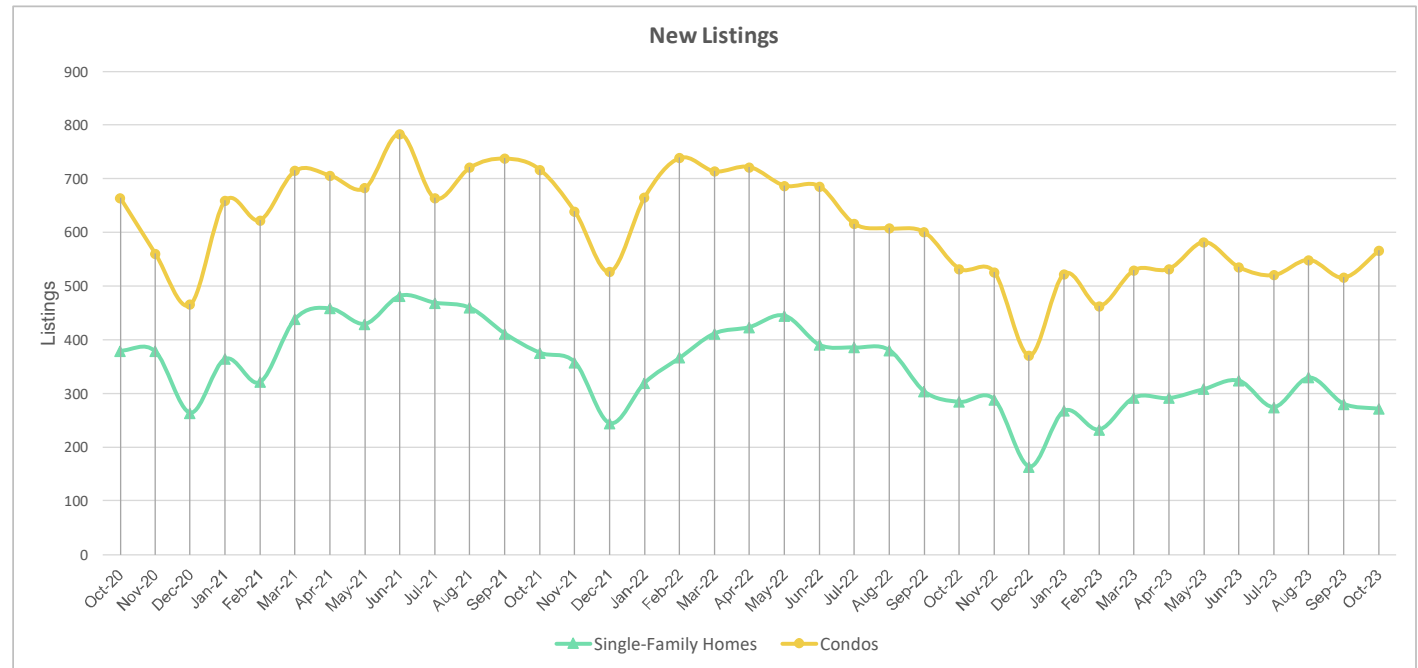
New Listings

October 2023

OAHU, HAWAII

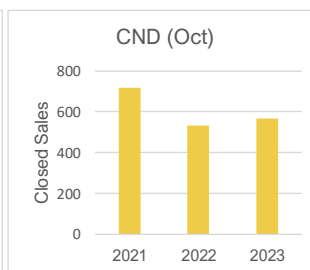
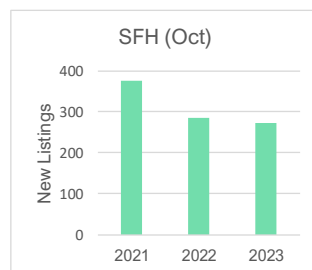
(A count of properties that have been newly listed on the market in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
Oct-20	380	664	1,044
Nov-20	379	561	940
Dec-20	264	466	730
Jan-21	365	659	1,024
Feb-21	322	623	945
Mar-21	439	715	1,154
Apr-21	459	706	1,165
May-21	430	683	1,113
Jun-21	482	784	1,266
Jul-21	469	664	1,133
Aug-21	460	721	1,181
Sep-21	412	738	1,150
Oct-21	376	717	1,093
Nov-21	358	639	997
Dec-21	245	527	772
Jan-22	320	666	986
Feb-22	367	739	1,106
Mar-22	412	714	1,126
Apr-22	424	722	1,146
May-22	445	687	1,132
Jun-22	391	686	1,077
Jul-22	386	616	1,002
Aug-22	381	608	989
Sep-22	304	601	905
Oct-22	285	532	817
Nov-22	289	526	815
Dec-22	164	371	535
Jan-23	268	523	791
Feb-23	233	463	696
Mar-23	293	530	823
Apr-23	292	532	824
May-23	309	582	891
Jun-23	324	535	859
Jul-23	275	521	796
Aug-23	330	549	879
Sep-23	281	516	797
Oct-23	272	566	838



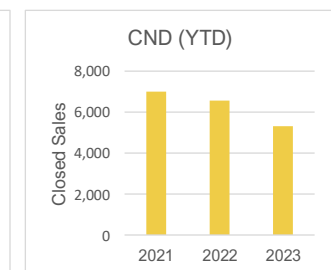
Monthly New Listings

October	SFH	YoY %chg	CND	YoY %chg
2021	376	-1.1%	717	8.0%
2022	285	-24.2%	532	-25.8%
2023	272	-4.6%	566	6.4%



Year-to-Date New Listings

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	4,214	10.9%	7,010	15.2%
2022	3,715	-11.8%	6,571	-6.3%
2023	2,877	-22.6%	5,317	-19.1%



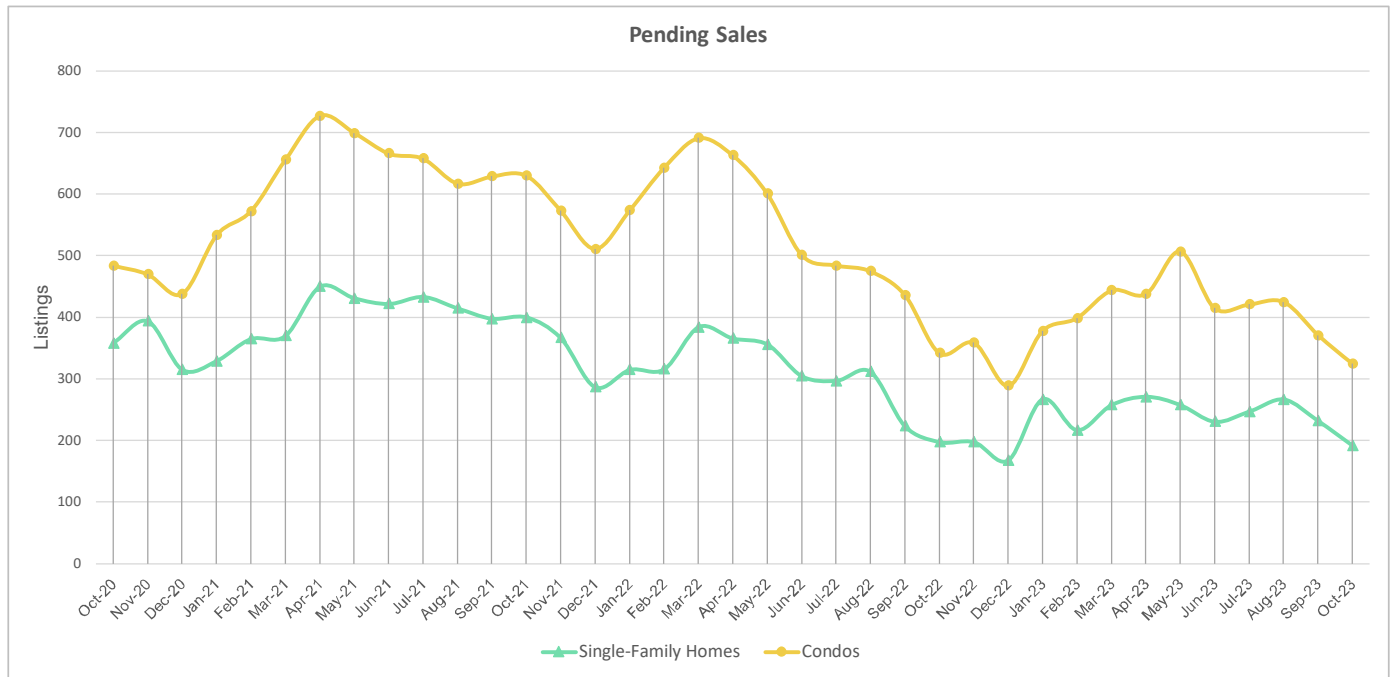
Pending Sales*

October 2023

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
Oct-20	358	484	842
Nov-20	394	470	864
Dec-20	315	438	753
Jan-21	329	534	863
Feb-21	365	572	937
Mar-21	370	656	1,026
Apr-21	450	727	1,177
May-21	431	699	1,130
Jun-21	422	666	1,088
Jul-21	433	658	1,091
Aug-21	415	617	1,032
Sep-21	398	629	1,027
Oct-21	400	630	1,030
Nov-21	367	573	940
Dec-21	287	511	798
Jan-22	315	574	889
Feb-22	316	643	959
Mar-22	384	691	1,075
Apr-22	366	663	1,029
May-22	356	601	957
Jun-22	305	501	806
Jul-22	297	484	781
Aug-22	312	475	787
Sep-22	224	436	660
Oct-22	198	342	540
Nov-22	198	359	557
Dec-22	168	289	457
Jan-23	267	378	645
Feb-23	217	399	616
Mar-23	258	444	702
Apr-23	271	438	709
May-23	258	507	765
Jun-23	231	415	646
Jul-23	247	421	668
Aug-23	267	425	692
Sep-23	232	371	603
Oct-23	192	325	517

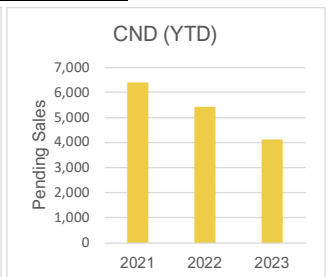
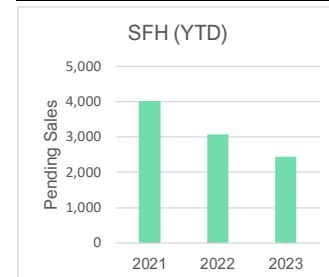
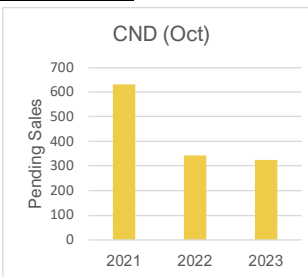


Monthly Pending Sales

October	SFH	YoY %chg	CND	YoY %chg
2021	400	11.7%	630	30.2%
2022	198	-50.5%	342	-45.7%
2023	192	-3.0%	325	-5.0%

Year-to-Date Pending Sales

October	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	4,013	11.0%	6,388	53.5%
2022	3,073	-23.4%	5,410	-15.3%
2023	2,440	-20.6%	4,123	-23.8%



*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.

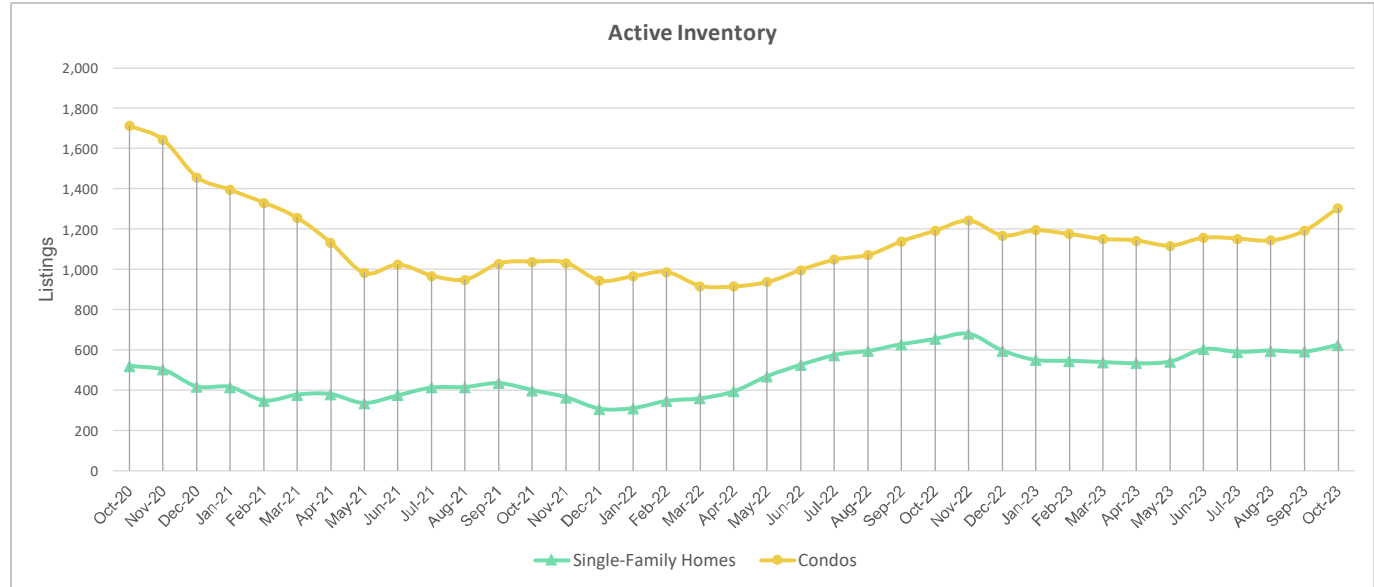
Active Inventory*

October 2023

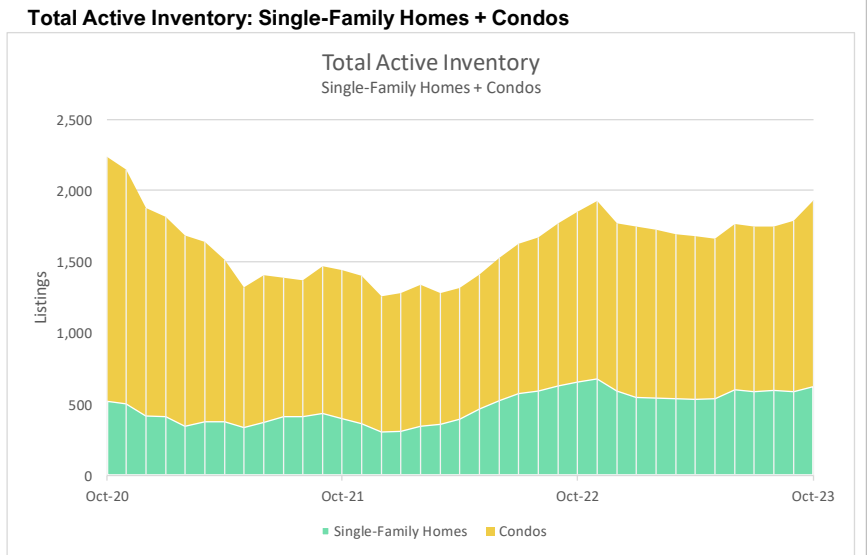
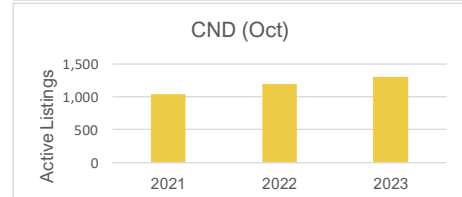
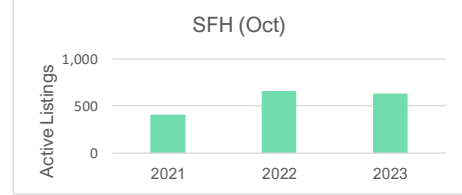
OAHU, HAWAII

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

Mo/Yr	Single-Family Homes	Condos	Total
Oct-20	521	1,715	2,236
Nov-20	503	1,645	2,148
Dec-20	419	1,459	1,878
Jan-21	417	1,396	1,813
Feb-21	350	1,332	1,682
Mar-21	379	1,257	1,636
Apr-21	381	1,133	1,514
May-21	337	983	1,320
Jun-21	377	1,025	1,402
Jul-21	415	969	1,384
Aug-21	416	950	1,366
Sep-21	437	1,030	1,467
Oct-21	401	1,039	1,440
Nov-21	366	1,033	1,399
Dec-21	309	946	1,255
Jan-22	311	967	1,278
Feb-22	348	989	1,337
Mar-22	360	919	1,279
Apr-22	395	917	1,312
May-22	471	939	1,410
Jun-22	527	998	1,525
Jul-22	576	1,050	1,626
Aug-22	596	1,073	1,669
Sep-22	629	1,141	1,770
Oct-22	656	1,194	1,850
Nov-22	682	1,244	1,926
Dec-22	597	1,170	1,767
Jan-23	551	1,196	1,747
Feb-23	547	1,177	1,724
Mar-23	541	1,152	1,693
Apr-23	535	1,144	1,679
May-23	543	1,118	1,661
Jun-23	605	1,159	1,764
Jul-23	591	1,154	1,745
Aug-23	598	1,146	1,744
Sep-23	592	1,194	1,786
Oct-23	626	1,306	1,932



Active Inventory				
October	SFH	YoY %chg	CND	YoY %chg
2021	401	-23.0%	1,039	-39.4%
2022	656	63.6%	1,194	14.9%
2023	626	-4.6%	1,306	9.4%



*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.

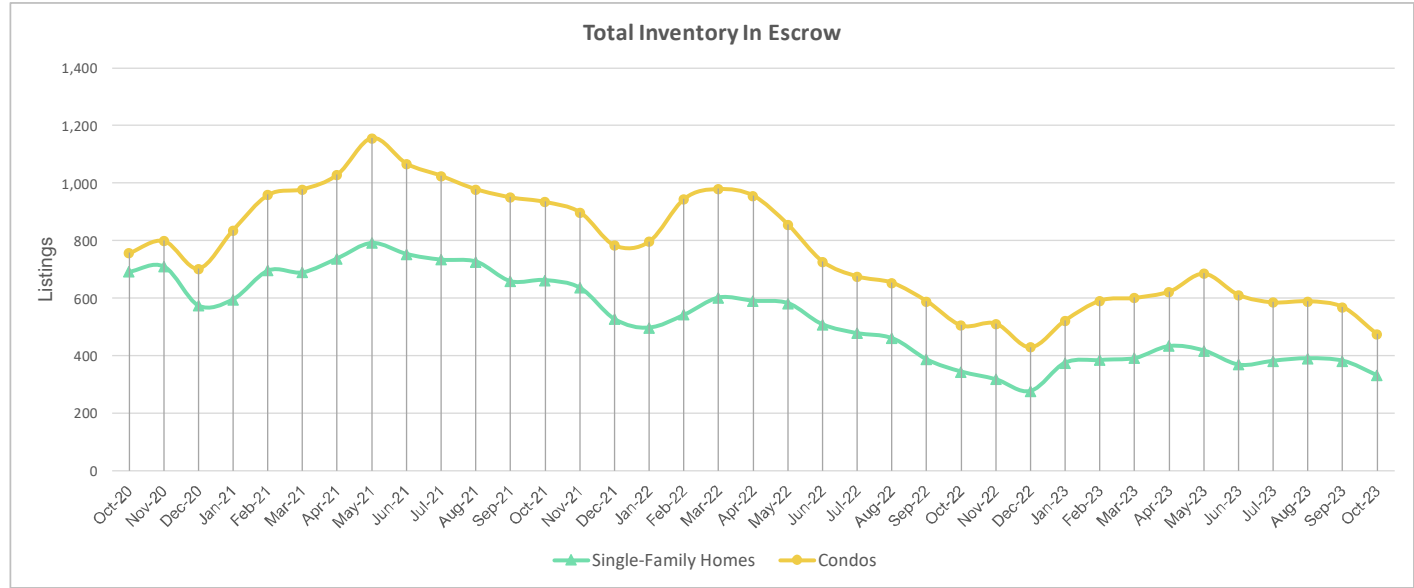
Total Inventory In Escrow*

October 2023

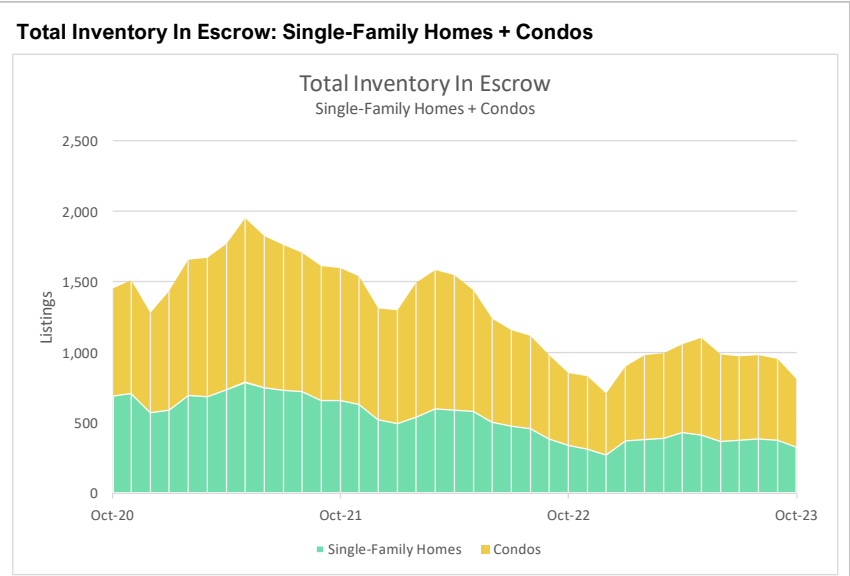
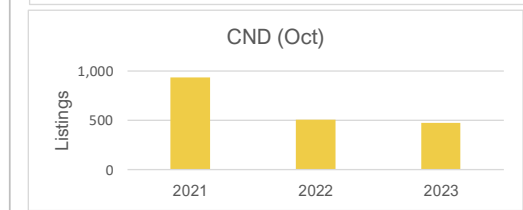
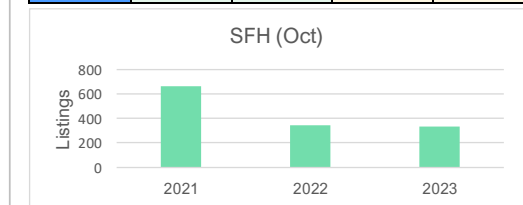
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(The number of properties under contract at the end of the given month / combined listings in C and P status)

Mo/Yr	Single-Family Homes	Condos	Total
Oct-20	693	757	1,450
Nov-20	711	800	1,511
Dec-20	575	703	1,278
Jan-21	596	837	1,433
Feb-21	697	960	1,657
Mar-21	691	979	1,670
Apr-21	739	1,030	1,769
May-21	793	1,157	1,950
Jun-21	754	1,068	1,822
Jul-21	735	1,026	1,761
Aug-21	727	979	1,706
Sep-21	660	951	1,611
Oct-21	663	935	1,598
Nov-21	637	899	1,536
Dec-21	528	784	1,312
Jan-22	498	797	1,295
Feb-22	544	946	1,490
Mar-22	603	980	1,583
Apr-22	592	956	1,548
May-22	583	856	1,439
Jun-22	509	728	1,237
Jul-22	479	676	1,155
Aug-22	462	654	1,116
Sep-22	388	590	978
Oct-22	345	506	851
Nov-22	319	512	831
Dec-22	278	430	708
Jan-23	376	523	899
Feb-23	386	592	978
Mar-23	393	602	995
Apr-23	435	623	1,058
May-23	418	686	1,104
Jun-23	370	612	982
Jul-23	383	586	969
Aug-23	391	590	981
Sep-23	383	569	952
Oct-23	333	475	808



Month	SFH	YoY %chg	CND	YoY %chg
October 2021	663	-4.3%	935	23.5%
October 2022	345	-48.0%	506	-45.9%
October 2023	333	-3.5%	475	-6.1%



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

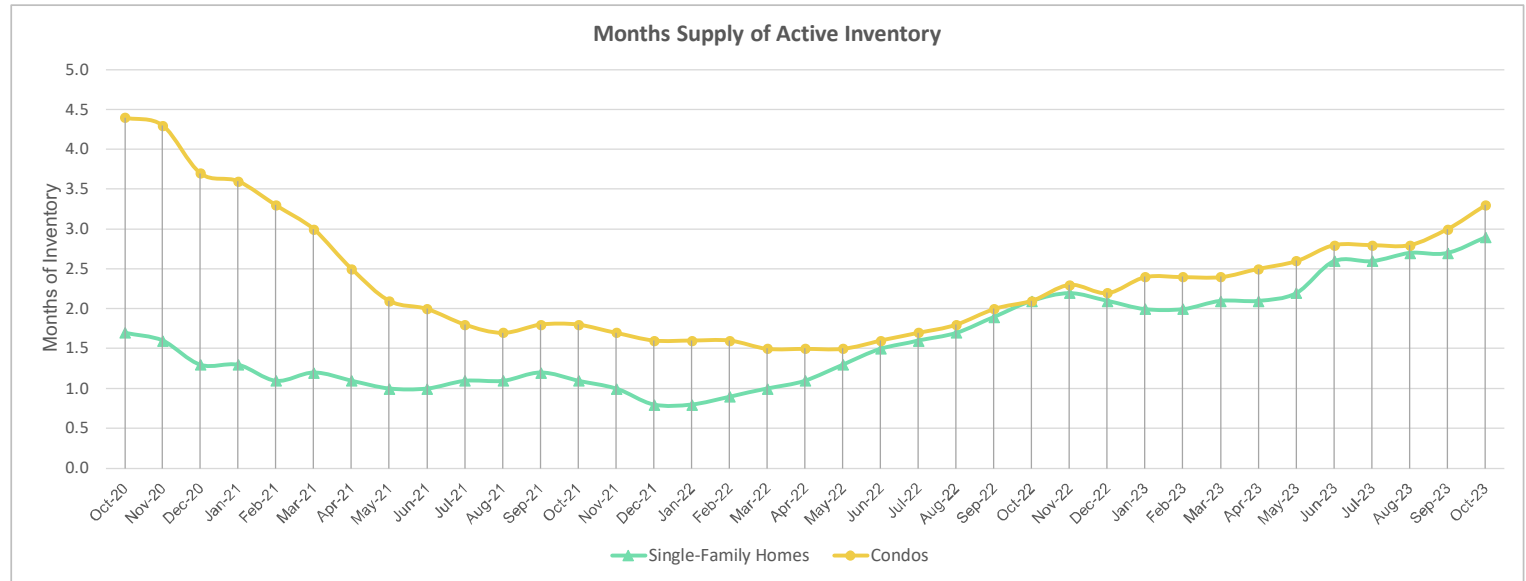
Months Supply of Active Inventory*

October 2023

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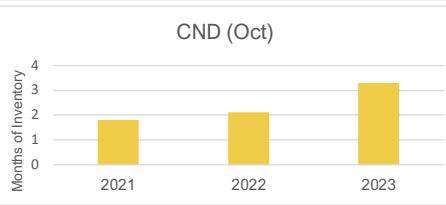
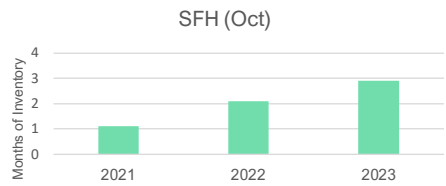
(Compares active inventory to a rolling 12-month average closed sales)

Mo/Yr	Single-Family Homes	Condos
Oct-20	1.7	4.4
Nov-20	1.6	4.3
Dec-20	1.3	3.7
Jan-21	1.3	3.6
Feb-21	1.1	3.3
Mar-21	1.2	3.0
Apr-21	1.1	2.5
May-21	1.0	2.1
Jun-21	1.0	2.0
Jul-21	1.1	1.8
Aug-21	1.1	1.7
Sep-21	1.2	1.8
Oct-21	1.1	1.8
Nov-21	1.0	1.7
Dec-21	0.8	1.6
Jan-22	0.8	1.6
Feb-22	0.9	1.6
Mar-22	1.0	1.5
Apr-22	1.1	1.5
May-22	1.3	1.5
Jun-22	1.5	1.6
Jul-22	1.6	1.7
Aug-22	1.7	1.8
Sep-22	1.9	2.0
Oct-22	2.1	2.1
Nov-22	2.2	2.3
Dec-22	2.1	2.2
Jan-23	2.0	2.4
Feb-23	2.0	2.4
Mar-23	2.1	2.4
Apr-23	2.1	2.5
May-23	2.2	2.6
Jun-23	2.6	2.8
Jul-23	2.6	2.8
Aug-23	2.7	2.8
Sep-23	2.7	3.0
Oct-23	2.9	3.3

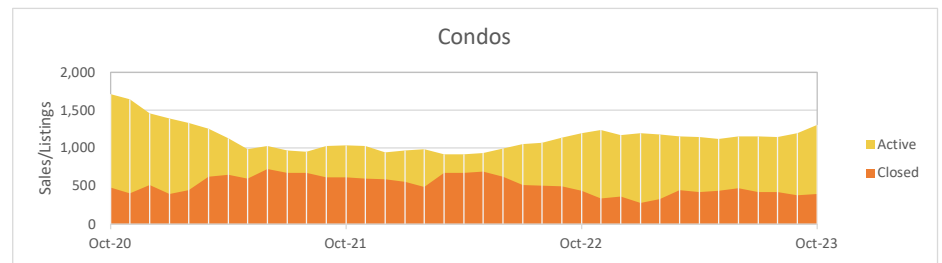
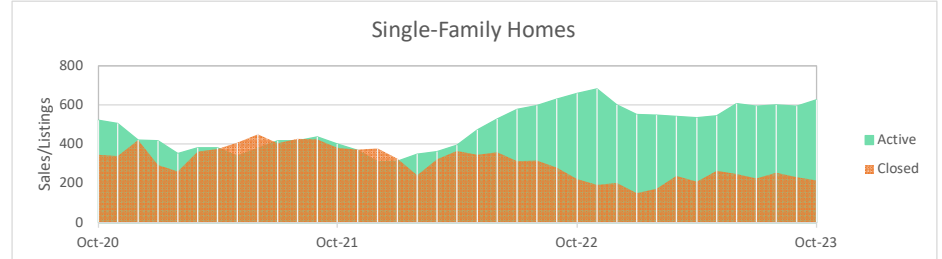


Months Supply of Active Inventory

October	SFH	YoY %chg	CND	YoY %chg
2021	1.1	-35.3%	1.8	-59.1%
2022	2.1	90.9%	2.1	16.7%
2023	2.9	38.1%	3.3	57.1%



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

October 2023

OAHU, HAWAII

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

Single-Family Homes	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		
	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg
\$449,999 and below	1	0	-	7	-	-	100.0%	-	-	2	6	-66.7%	0	3	-100.0%	5	6	-16.7%	1	7	-85.7%	1.7	3.0	-43.3%
\$450,000 - \$599,999	2	6	-66.7%	40	56	-28.6%	97.1%	91.4%	6.2%	3	5	-40.0%	10	3	233.3%	8	8	0.0%	18	12	50.0%	1.6	1.1	45.5%
\$600,000 - \$699,999	12	6	100.0%	45	39	15.4%	99.6%	97.7%	1.9%	7	15	-53.3%	8	8	0.0%	33	31	6.5%	15	18	-16.7%	3.3	3.1	6.5%
\$700,000 - \$799,999	15	18	-16.7%	18	18	0.0%	97.2%	98.9%	-1.7%	24	31	-22.6%	23	23	0.0%	38	49	-22.4%	46	41	12.2%	2.0	2.0	0.0%
\$800,000 - \$899,999	29	39	-25.6%	30	22	36.4%	97.6%	98.8%	-1.2%	27	42	-35.7%	31	27	14.8%	64	77	-16.9%	46	45	2.2%	1.9	2.0	-5.0%
\$900,000 - \$999,999	27	31	-12.9%	16	20	-20.0%	99.0%	100.0%	-1.0%	49	37	32.4%	19	21	-9.5%	79	80	-1.3%	39	33	18.2%	2.9	1.7	70.6%
\$1,000,000 - \$1,499,999	84	83	1.2%	13	15	-13.3%	98.7%	100.0%	-1.3%	85	75	13.3%	57	69	-17.4%	153	152	0.7%	93	110	-15.5%	2.1	1.3	61.5%
\$1,500,000 - 1,999,999	22	21	4.8%	40	18	122.2%	93.9%	98.5%	-4.7%	34	38	-10.5%	26	22	18.2%	94	91	3.3%	46	38	21.1%	3.9	2.3	69.6%
\$2,000,000 - \$2,999,999	11	10	10.0%	13	12	8.3%	99.1%	100.0%	-0.9%	22	21	4.8%	9	15	-40.0%	60	67	-10.4%	15	25	-40.0%	4.3	3.4	26.5%
\$3,000,000 and above	10	8	25.0%	43	49	-12.2%	92.3%	97.4%	-5.2%	19	15	26.7%	9	7	28.6%	92	95	-3.2%	14	16	-12.5%	10.2	6.3	61.9%
All Single-Family Homes	213	222	-4.1%	18	19	-5.3%	98.0%	99.8%	-1.8%	272	285	-4.6%	192	198	-3.0%	626	656	-4.6%	333	345	-3.5%	2.9	2.1	38.1%

Condos	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		
	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg	Oct-23	Oct-22	%chg
\$149,999 and below	14	21	-33.3%	35	29	20.7%	94.3%	97.7%	-3.5%	12	14	-14.3%	11	10	10.0%	42	27	55.6%	17	13	30.8%	3.2	1.6	100.0%
\$150,000 - \$299,999	41	52	-21.2%	32	22	45.5%	97.6%	99.2%	-1.6%	63	60	5.0%	31	40	-22.5%	154	156	-1.3%	57	60	-5.0%	3.3	2.2	50.0%
\$300,000 - \$399,999	65	72	-9.7%	20	23	-13.0%	98.7%	99.3%	-0.6%	81	83	-2.4%	53	71	-25.4%	173	113	53.1%	72	106	-32.1%	2.7	1.3	107.7%
\$400,000 - \$499,999	65	60	8.3%	20	11	81.8%	98.2%	100.0%	-1.8%	81	70	15.7%	51	56	-8.9%	179	154	16.2%	73	85	-14.1%	2.7	1.5	80.0%
\$500,000 - \$599,999	68	47	44.7%	18	10	80.0%	99.6%	100.0%	-0.4%	87	68	27.9%	60	40	50.0%	138	144	-4.2%	87	63	38.1%	2.3	1.7	35.3%
\$600,000 - \$699,999	35	48	-27.1%	23	11	109.1%	97.8%	100.0%	-2.2%	72	66	9.1%	43	47	-8.5%	128	130	-1.5%	61	62	-1.6%	2.7	2.1	28.6%
\$700,000 - \$999,999	71	82	-13.4%	20	27	-25.9%	98.9%	98.6%	0.3%	106	94	12.8%	45	55	-18.2%	239	210	13.8%	69	78	-11.5%	4.0	2.1	90.5%
\$1,000,000 - \$1,499,999	27	28	-3.6%	21	35	-40.0%	96.7%	96.2%	0.5%	30	30	0.0%	13	11	18.2%	94	115	-18.3%	17	21	-19.0%	4.7	3.8	23.7%
\$1,500,000 - \$1,999,999	4	9	-55.6%	35	34	2.9%	98.4%	95.5%	3.0%	17	25	-32.0%	6	7	-14.3%	66	72	-8.3%	8	10	-20.0%	9.4	8.0	17.5%
\$2,000,000 and above	9	16	-43.8%	104	46	126.1%	95.1%	96.8%	-1.8%	17	22	-22.7%	12	5	140.0%	93	73	27.4%	14	8	75.0%	13.3	7.3	82.2%
All Condos	399	435	-8.3%	21	19	10.5%	98.7%	99.0%	-0.3%	566	532	6.4%	325	342	-5.0%	1,306	1,194	9.4%	475	506	-6.1%	3.3	2.1	57.1%

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

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Closed Sales by Price Range: Single-Family Homes

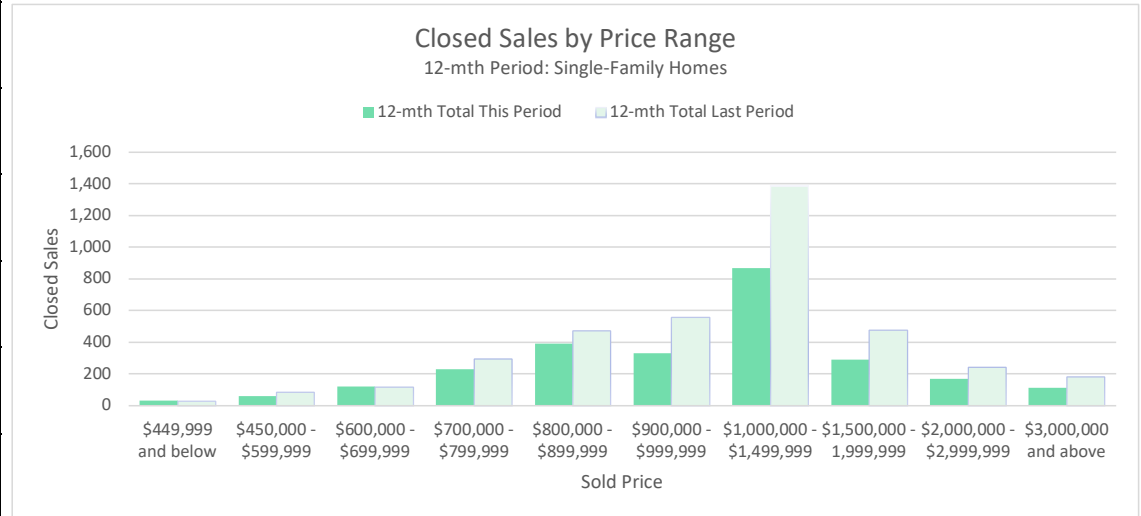
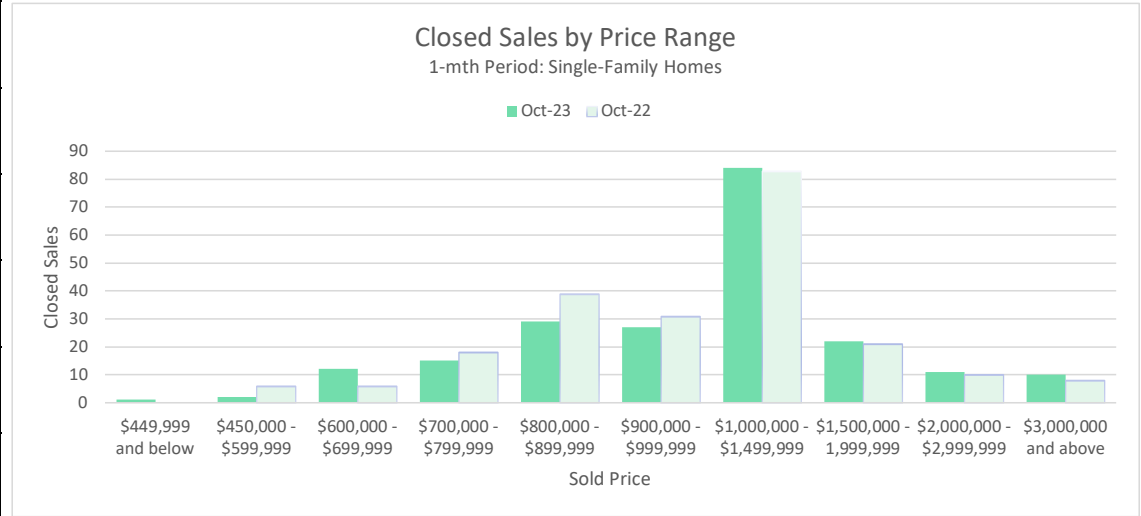
October 2023

OAHU, HAWAII

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

Single-Family Homes	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	1	0	-	30	28	7.1%
\$450,000 - \$599,999	2	6	-66.7%	60	81	-25.9%
\$600,000 - \$699,999	12	6	100.0%	118	117	0.9%
\$700,000 - \$799,999	15	18	-16.7%	229	293	-21.8%
\$800,000 - \$899,999	29	39	-25.6%	391	470	-16.8%
\$900,000 - \$999,999	27	31	-12.9%	328	555	-40.9%
\$1,000,000 - \$1,499,999	84	83	1.2%	866	1,389	-37.7%
\$1,500,000 - 1,999,999	22	21	4.8%	290	476	-39.1%
\$2,000,000 - \$2,999,999	11	10	10.0%	169	239	-29.3%
\$3,000,000 and above	10	8	25.0%	111	181	-38.7%
All Single-Family Homes	213	222	-4.1%	2,592	3,829	-32.3%

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



Closed Sales by Price Range: Condos

October 2023

OAHU, HAWAII

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

Condos	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	14	21	-33.3%	154	198	-22.2%
\$150,000 - \$299,999	41	52	-21.2%	555	846	-34.4%
\$300,000 - \$399,999	65	72	-9.7%	766	1,044	-26.6%
\$400,000 - \$499,999	65	60	8.3%	806	1,208	-33.3%
\$500,000 - \$599,999	68	47	44.7%	717	1,024	-30.0%
\$600,000 - \$699,999	35	48	-27.1%	560	741	-24.4%
\$700,000 - \$999,999	71	82	-13.4%	720	1,198	-39.9%
\$1,000,000 - \$1,499,999	27	28	-3.6%	239	362	-34.0%
\$1,500,000 - \$1,999,999	4	9	-55.6%	89	110	-19.1%
\$2,000,000 and above	9	16	-43.8%	85	116	-26.7%
All Condos	399	435	-8.3%	4,691	6,847	-31.5%

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.



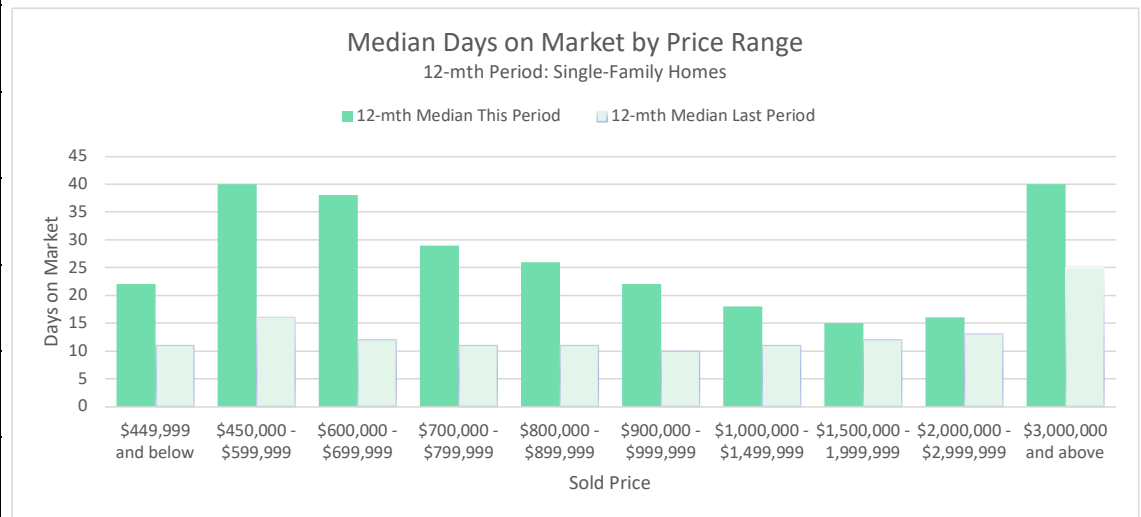
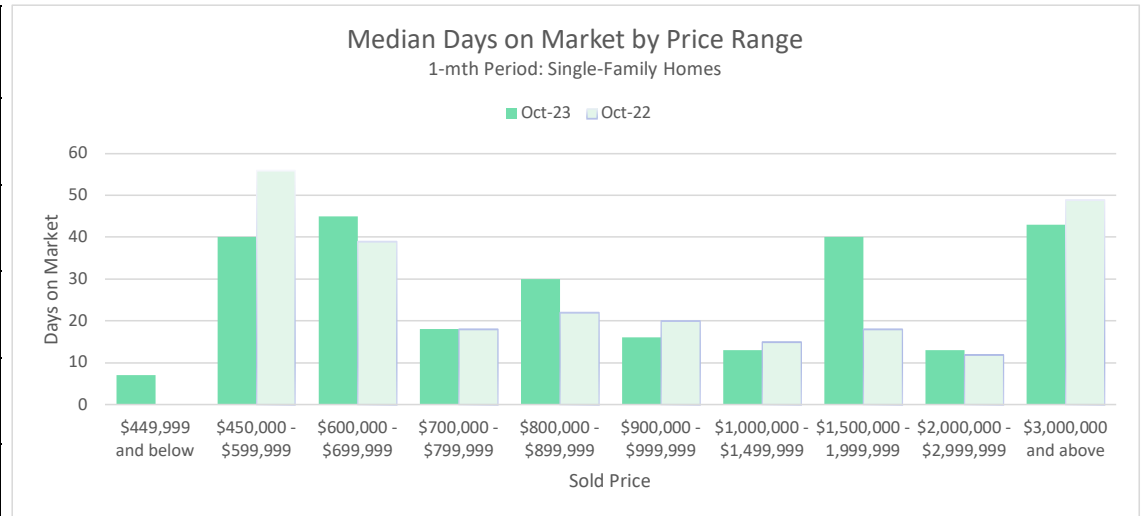
Median Days on Market by Price Range: Single-Family Homes

October 2023

OAHU, HAWAII

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

Single-Family Homes	Oct-23	Oct-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	7	-	-	22	11	100.0%
\$450,000 - \$599,999	40	56	-28.6%	40	16	150.0%
\$600,000 - \$699,999	45	39	15.4%	38	12	216.7%
\$700,000 - \$799,999	18	18	0.0%	29	11	163.6%
\$800,000 - \$899,999	30	22	36.4%	26	11	136.4%
\$900,000 - \$999,999	16	20	-20.0%	22	10	120.0%
\$1,000,000 - \$1,499,999	13	15	-13.3%	18	11	63.6%
\$1,500,000 - 1,999,999	40	18	122.2%	15	12	25.0%
\$2,000,000 - \$2,999,999	13	12	8.3%	16	13	23.1%
\$3,000,000 and above	43	49	-12.2%	40	25	60.0%
All Single-Family Homes	18	19	-5.3%	22	11	100.0%



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.

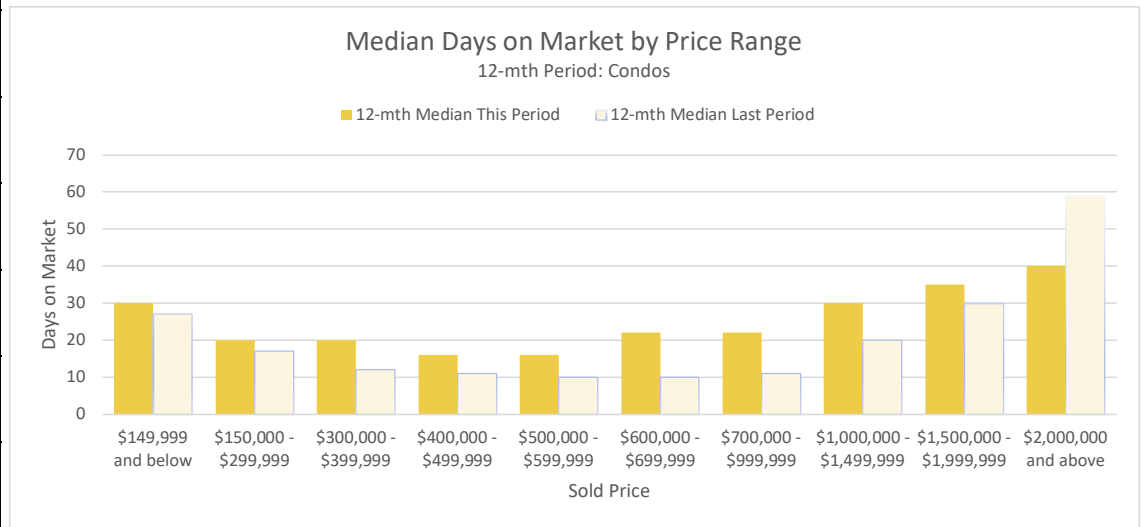
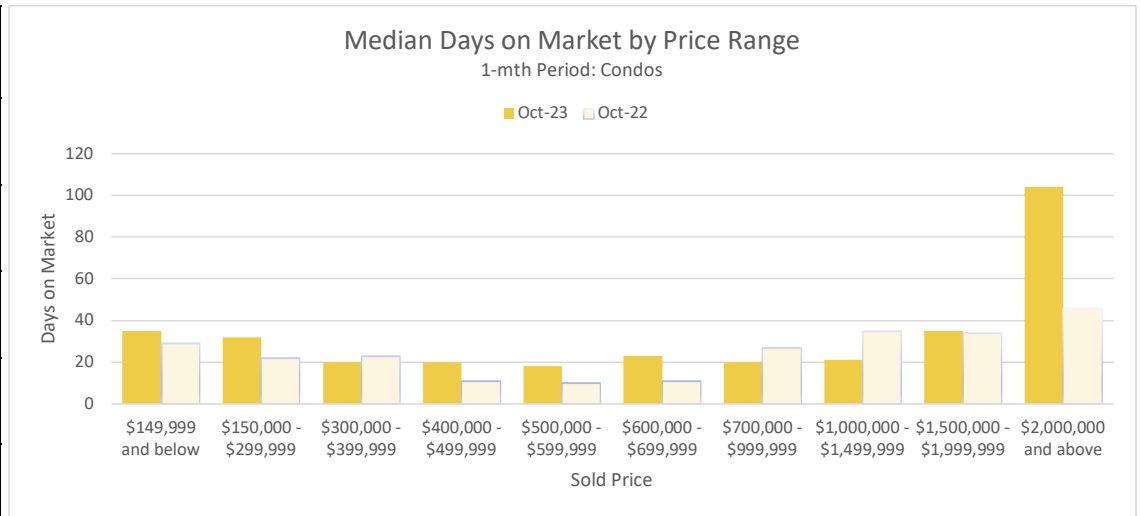
Median Days on Market by Price Range: Condos

October 2023

OAHU, HAWAII

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

Condos	Oct-23	Oct-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	35	29	20.7%	30	27	11.1%
\$150,000 - \$299,999	32	22	45.5%	20	17	17.6%
\$300,000 - \$399,999	20	23	-13.0%	20	12	66.7%
\$400,000 - \$499,999	20	11	81.8%	16	11	45.5%
\$500,000 - \$599,999	18	10	80.0%	16	10	60.0%
\$600,000 - \$699,999	23	11	109.1%	22	10	120.0%
\$700,000 - \$999,999	20	27	-25.9%	22	11	100.0%
\$1,000,000 - \$1,499,999	21	35	-40.0%	30	20	50.0%
\$1,500,000 - \$1,999,999	35	34	2.9%	35	30	16.7%
\$2,000,000 and above	104	46	126.1%	40	59	-32.2%
All Condos	21	19	10.5%	20	12	66.7%



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.

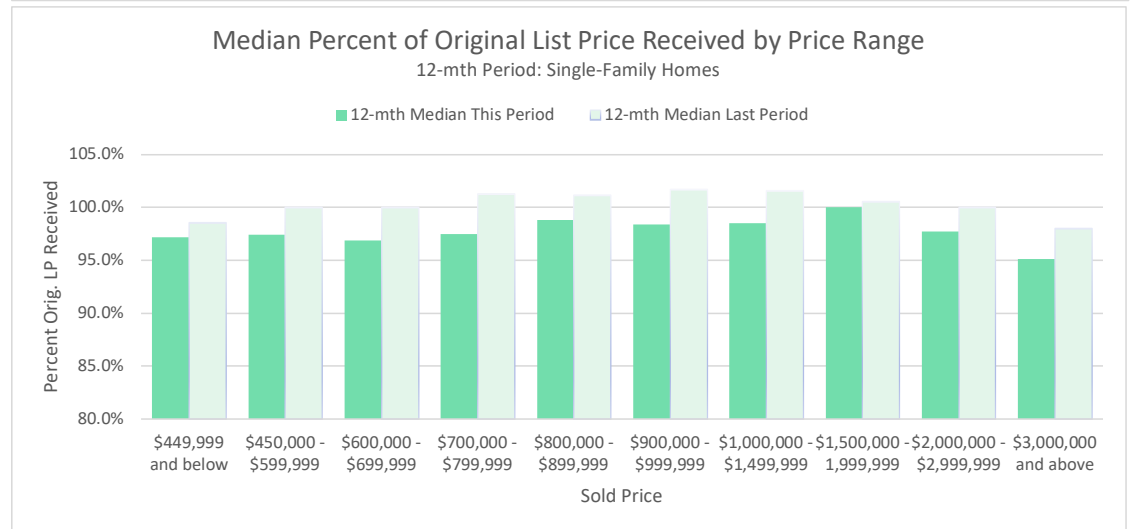
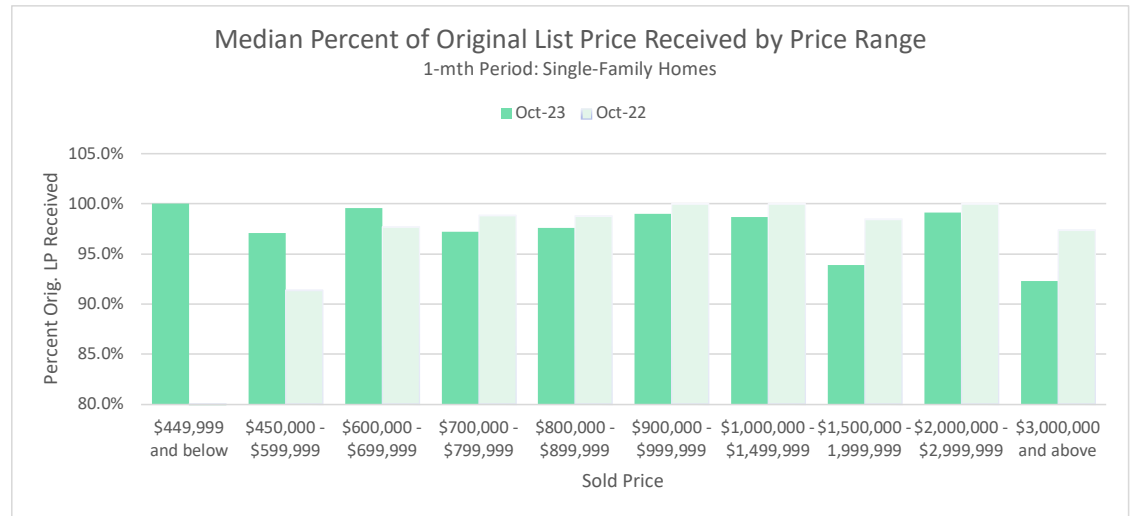
Median Percent of Original List Price Received by Price Range: Single-Family Homes

October 2023

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	Oct-23	Oct-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	100.0%	-	-	97.2%	98.6%	-1.4%
\$450,000 - \$599,999	97.1%	91.4%	6.2%	97.4%	100.0%	-2.6%
\$600,000 - \$699,999	99.6%	97.7%	1.9%	96.9%	100.0%	-3.1%
\$700,000 - \$799,999	97.2%	98.9%	-1.7%	97.5%	101.3%	-3.8%
\$800,000 - \$899,999	97.6%	98.8%	-1.2%	98.8%	101.2%	-2.4%
\$900,000 - \$999,999	99.0%	100.0%	-1.0%	98.4%	101.7%	-3.2%
\$1,000,000 - \$1,499,999	98.7%	100.0%	-1.3%	98.5%	101.6%	-3.1%
\$1,500,000 - 1,999,999	93.9%	98.5%	-4.7%	100.0%	100.6%	-0.6%
\$2,000,000 - \$2,999,999	99.1%	100.0%	-0.9%	97.7%	100.0%	-2.3%
\$3,000,000 and above	92.3%	97.4%	-5.2%	95.1%	98.0%	-3.0%
All Single-Family Homes	98.0%	99.8%	-1.8%	98.3%	100.9%	-2.6%



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

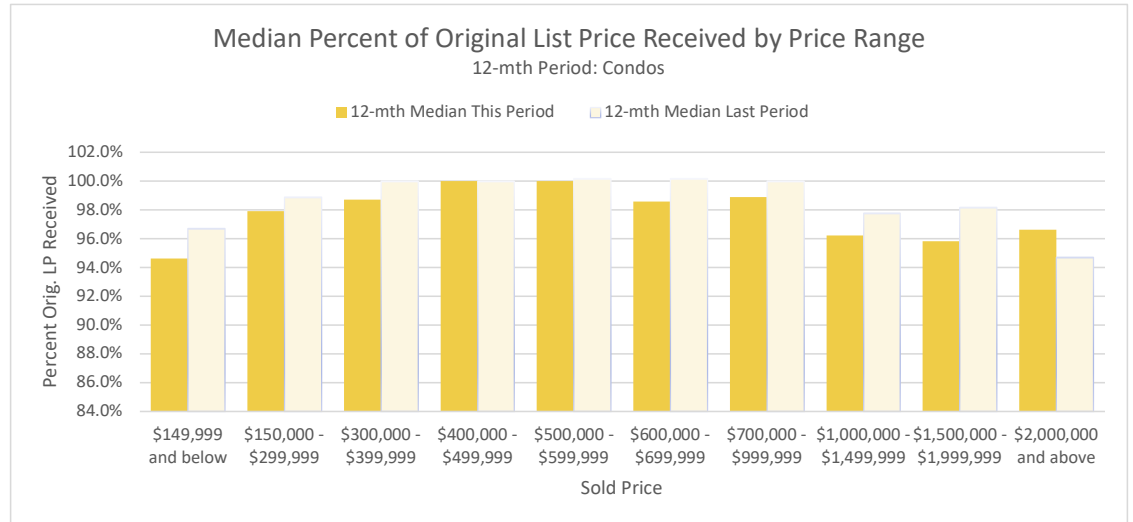
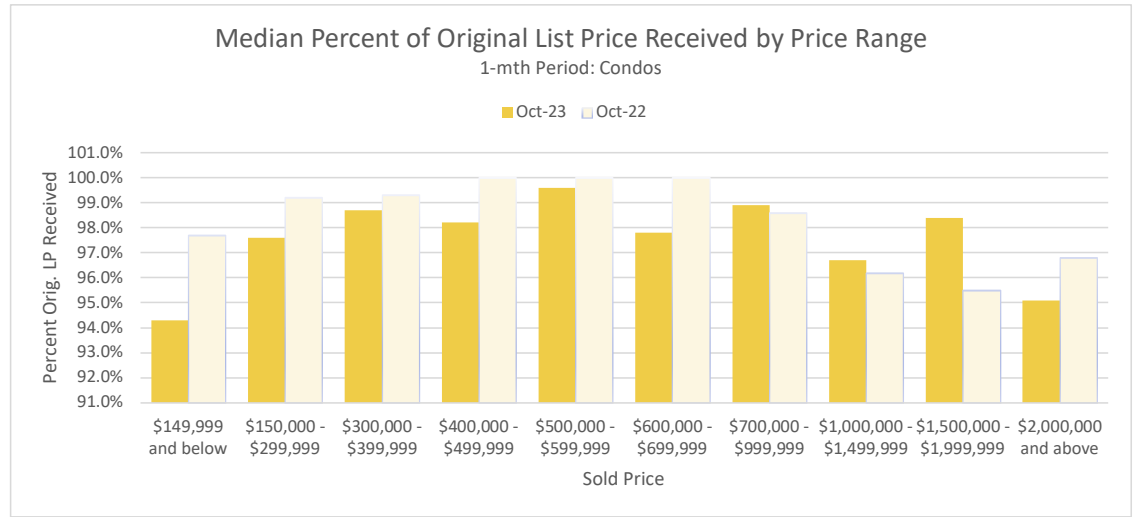
Median Percent of Original List Price Received by Price Range: Condos

October 2023

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	Oct-23	Oct-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	94.3%	97.7%	-3.5%	94.6%	96.7%	-2.2%
\$150,000 - \$299,999	97.6%	99.2%	-1.6%	97.9%	98.9%	-1.0%
\$300,000 - \$399,999	98.7%	99.3%	-0.6%	98.7%	100.0%	-1.3%
\$400,000 - \$499,999	98.2%	100.0%	-1.8%	100.0%	100.0%	0.0%
\$500,000 - \$599,999	99.6%	100.0%	-0.4%	100.0%	100.2%	-0.2%
\$600,000 - \$699,999	97.8%	100.0%	-2.2%	98.6%	100.2%	-1.6%
\$700,000 - \$999,999	98.9%	98.6%	0.3%	98.9%	100.0%	-1.1%
\$1,000,000 - \$1,499,999	96.7%	96.2%	0.5%	96.2%	97.8%	-1.6%
\$1,500,000 - \$1,999,999	98.4%	95.5%	3.0%	95.8%	98.2%	-2.4%
\$2,000,000 and above	95.1%	96.8%	-1.8%	96.6%	94.7%	2.0%
All Condos	98.7%	99.0%	-0.3%	98.7%	100.0%	-1.3%



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

New Listings by Price Range: Single-Family Homes

October 2023

OAHU, HAWAII

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

Single-Family Homes	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	2	6	-66.7%	17	29	-41.4%
\$450,000 - \$599,999	3	5	-40.0%	77	80	-3.8%
\$600,000 - \$699,999	7	15	-53.3%	132	176	-25.0%
\$700,000 - \$799,999	24	31	-22.6%	265	353	-24.9%
\$800,000 - \$899,999	27	42	-35.7%	438	558	-21.5%
\$900,000 - \$999,999	49	37	32.4%	441	629	-29.9%
\$1,000,000 - \$1,499,999	85	75	13.3%	1,011	1,371	-26.3%
\$1,500,000 - 1,999,999	34	38	-10.5%	469	524	-10.5%
\$2,000,000 - \$2,999,999	22	21	4.8%	236	320	-26.3%
\$3,000,000 and above	19	15	26.7%	244	278	-12.2%
All Single-Family Homes	272	285	-4.6%	3,330	4,318	-22.9%

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



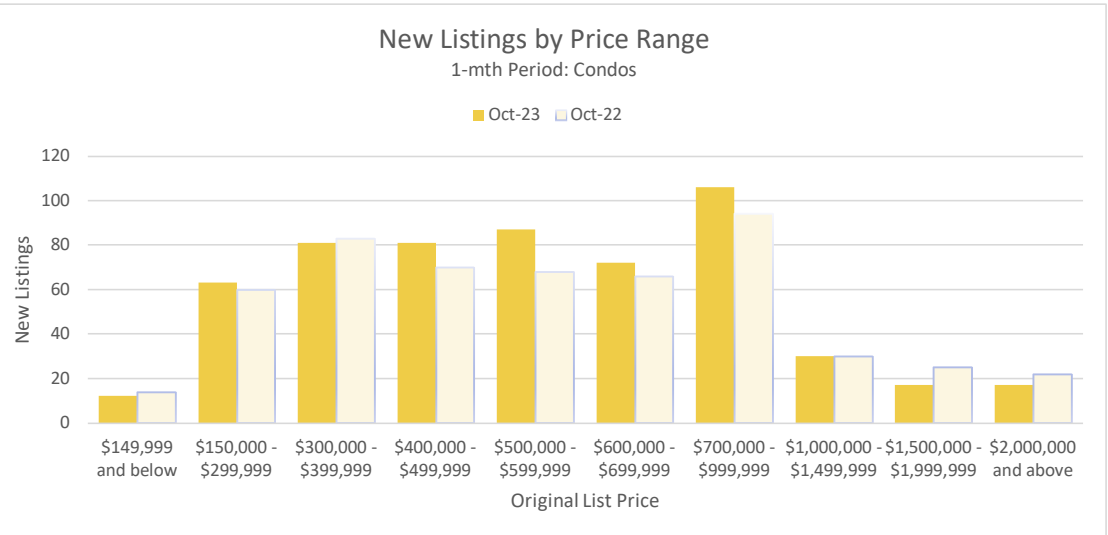
New Listings by Price Range: Condos

October 2023

OAHU, HAWAII

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

Condos	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	12	14	-14.3%	187	195	-4.1%
\$150,000 - \$299,999	63	60	5.0%	712	955	-25.4%
\$300,000 - \$399,999	81	83	-2.4%	928	1,178	-21.2%
\$400,000 - \$499,999	81	70	15.7%	1,003	1,271	-21.1%
\$500,000 - \$599,999	87	68	27.9%	900	1,100	-18.2%
\$600,000 - \$699,999	72	66	9.1%	728	874	-16.7%
\$700,000 - \$999,999	106	94	12.8%	990	1,340	-26.1%
\$1,000,000 - \$1,499,999	30	30	0.0%	377	446	-15.5%
\$1,500,000 - \$1,999,999	17	25	-32.0%	187	193	-3.1%
\$2,000,000 and above	17	22	-22.7%	202	185	9.2%
All Condos	566	532	6.4%	6,214	7,737	-19.7%



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: Single-Family Homes

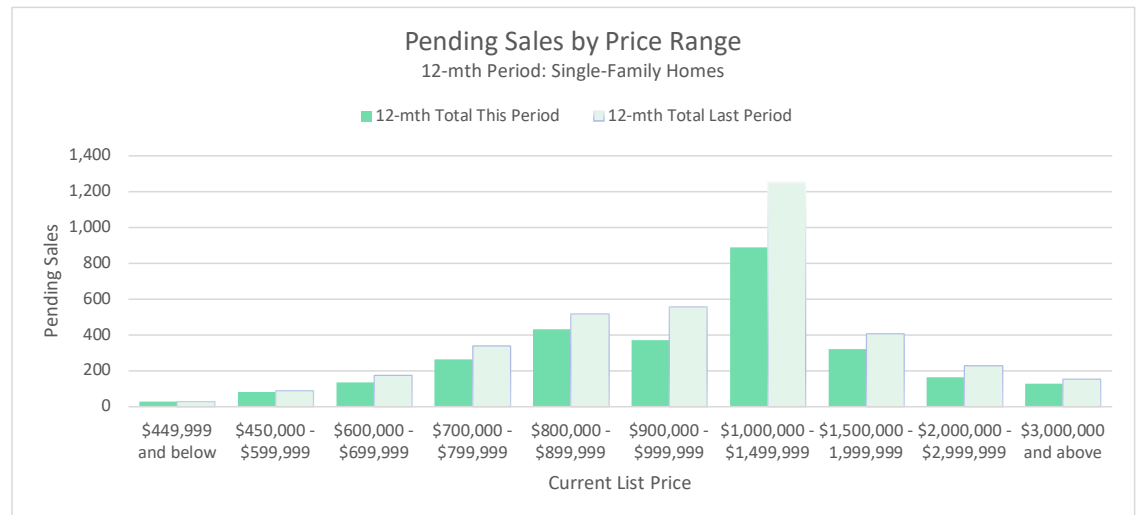
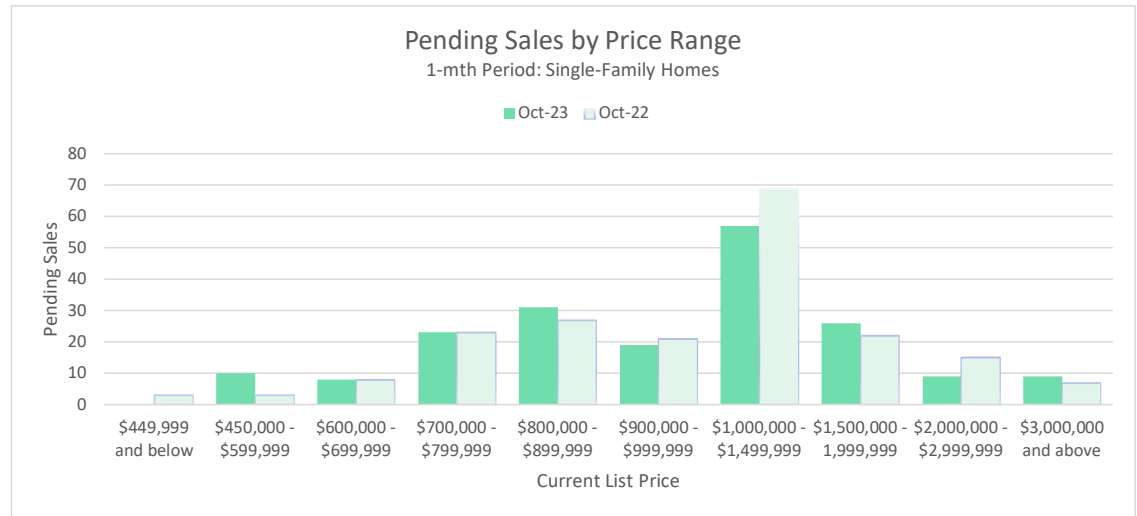
October 2023

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	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	0	3	-100.0%	27	26	3.8%
\$450,000 - \$599,999	10	3	233.3%	82	86	-4.7%
\$600,000 - \$699,999	8	8	0.0%	134	175	-23.4%
\$700,000 - \$799,999	23	23	0.0%	264	336	-21.4%
\$800,000 - \$899,999	31	27	14.8%	431	516	-16.5%
\$900,000 - \$999,999	19	21	-9.5%	368	554	-33.6%
\$1,000,000 - \$1,499,999	57	69	-17.4%	889	1,251	-28.9%
\$1,500,000 - 1,999,999	26	22	18.2%	321	405	-20.7%
\$2,000,000 - \$2,999,999	9	15	-40.0%	162	227	-28.6%
\$3,000,000 and above	9	7	28.6%	128	151	-15.2%
All Single-Family Homes	192	198	-3.0%	2,806	3,727	-24.7%

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

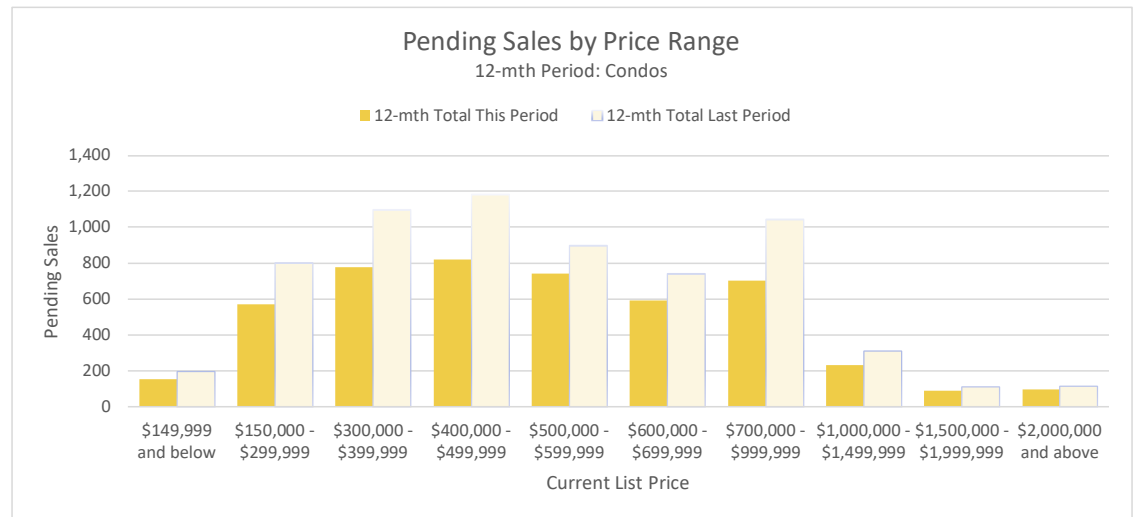
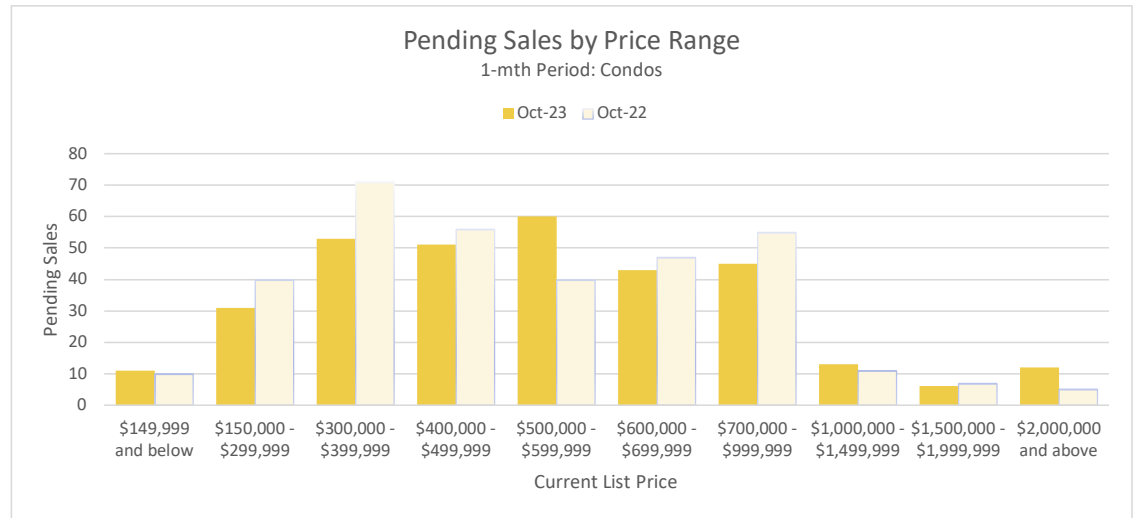
October 2023

OAHU, HAWAII

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

Condos	Oct-23	Oct-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	11	10	10.0%	154	196	-21.4%
\$150,000 - \$299,999	31	40	-22.5%	571	803	-28.9%
\$300,000 - \$399,999	53	71	-25.4%	776	1,097	-29.3%
\$400,000 - \$499,999	51	56	-8.9%	820	1,182	-30.6%
\$500,000 - \$599,999	60	40	50.0%	740	899	-17.7%
\$600,000 - \$699,999	43	47	-8.5%	593	740	-19.9%
\$700,000 - \$999,999	45	55	-18.2%	701	1,043	-32.8%
\$1,000,000 - \$1,499,999	13	11	18.2%	232	309	-24.9%
\$1,500,000 - \$1,999,999	6	7	-14.3%	88	110	-20.0%
\$2,000,000 and above	12	5	140.0%	96	115	-16.5%
All Condos	325	342	-5.0%	4,771	6,494	-26.5%

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.



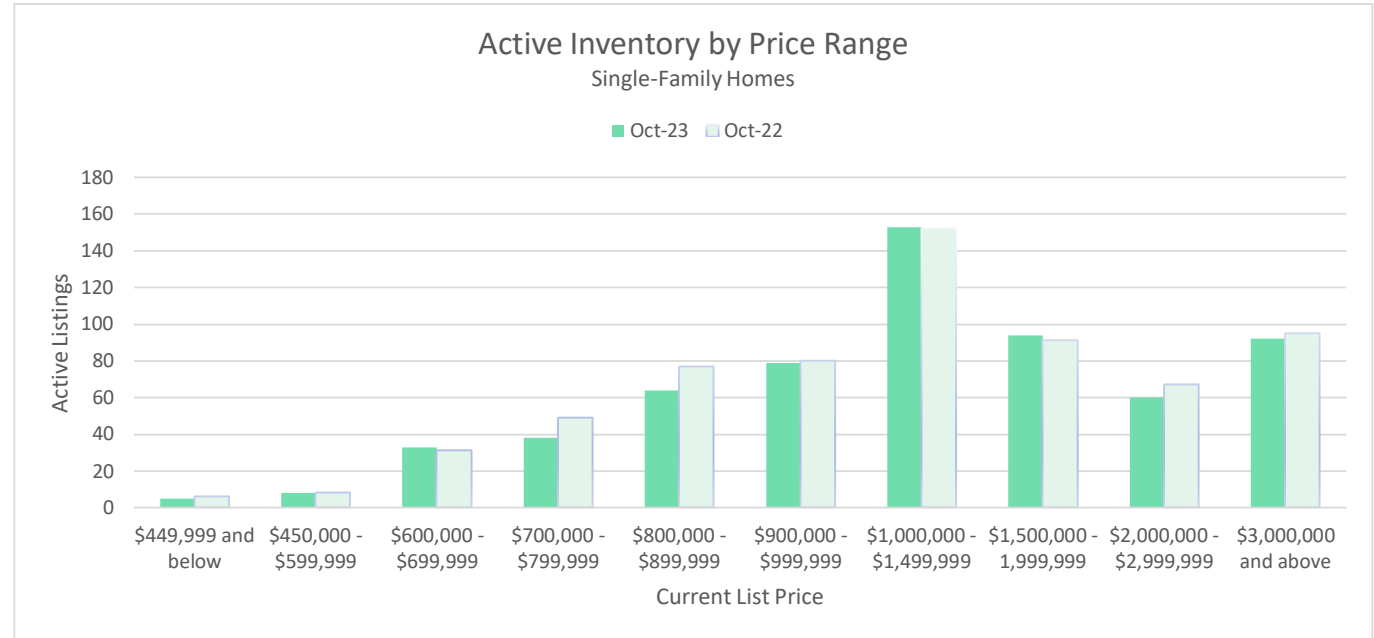
Active Inventory* by Price Range: Single-Family Homes

October 2023

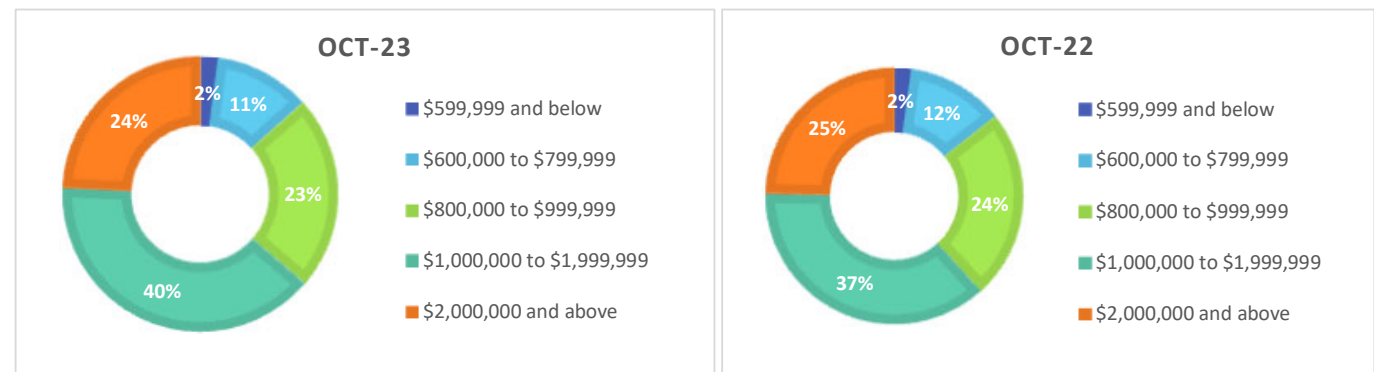
OAHU, HAWAII

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

Single-Family Homes	Oct-23	Oct-22	YOY chg
\$449,999 and below	5	6	-16.7%
\$450,000 - \$599,999	8	8	0.0%
\$600,000 - \$699,999	33	31	6.5%
\$700,000 - \$799,999	38	49	-22.4%
\$800,000 - \$899,999	64	77	-16.9%
\$900,000 - \$999,999	79	80	-1.3%
\$1,000,000 - \$1,499,999	153	152	0.7%
\$1,500,000 - 1,999,999	94	91	3.3%
\$2,000,000 - \$2,999,999	60	67	-10.4%
\$3,000,000 and above	92	95	-3.2%
All Single-Family Homes	626	656	-4.6%



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.

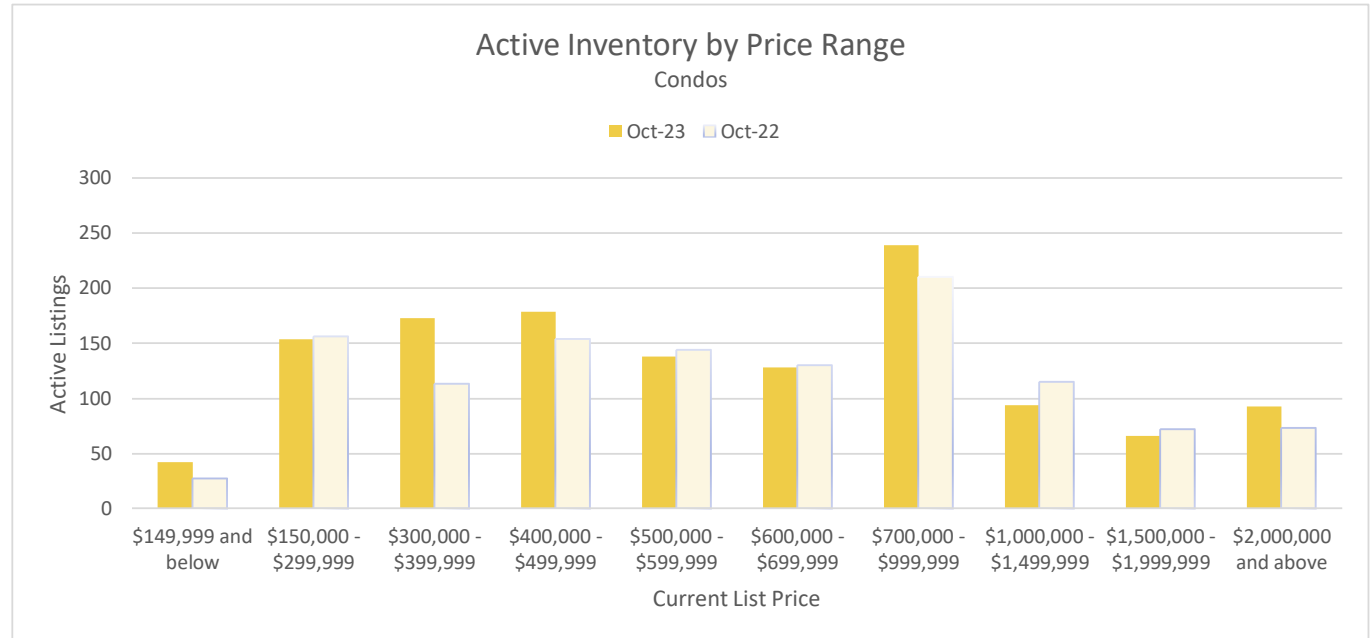
Active Inventory* by Price Range: Condos

October 2023

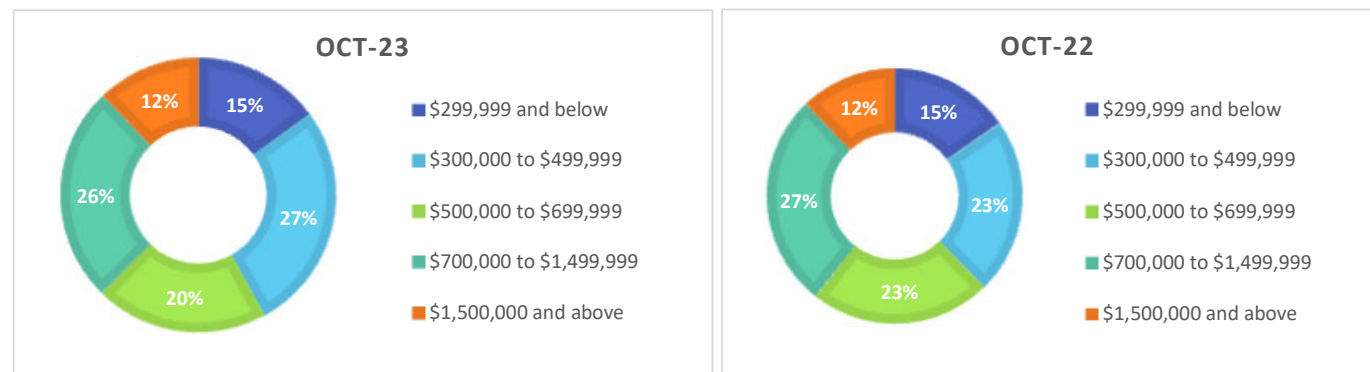
OAHU, HAWAII

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

Condos	Oct-23	Oct-22	YOY chg
\$149,999 and below	42	27	55.6%
\$150,000 - \$299,999	154	156	-1.3%
\$300,000 - \$399,999	173	113	53.1%
\$400,000 - \$499,999	179	154	16.2%
\$500,000 - \$599,999	138	144	-4.2%
\$600,000 - \$699,999	128	130	-1.5%
\$700,000 - \$999,999	239	210	13.8%
\$1,000,000 - \$1,499,999	94	115	-18.3%
\$1,500,000 - \$1,999,999	66	72	-8.3%
\$2,000,000 and above	93	73	27.4%
All Condos	1,306	1,194	9.4%



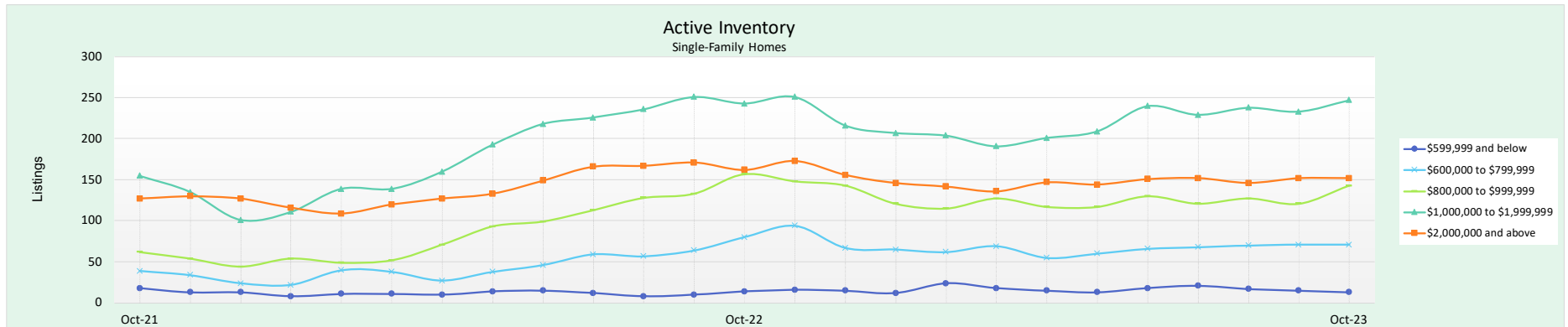
Active Inventory - Percent Share by Price Range (portion of total active status listings represented by a given price range)



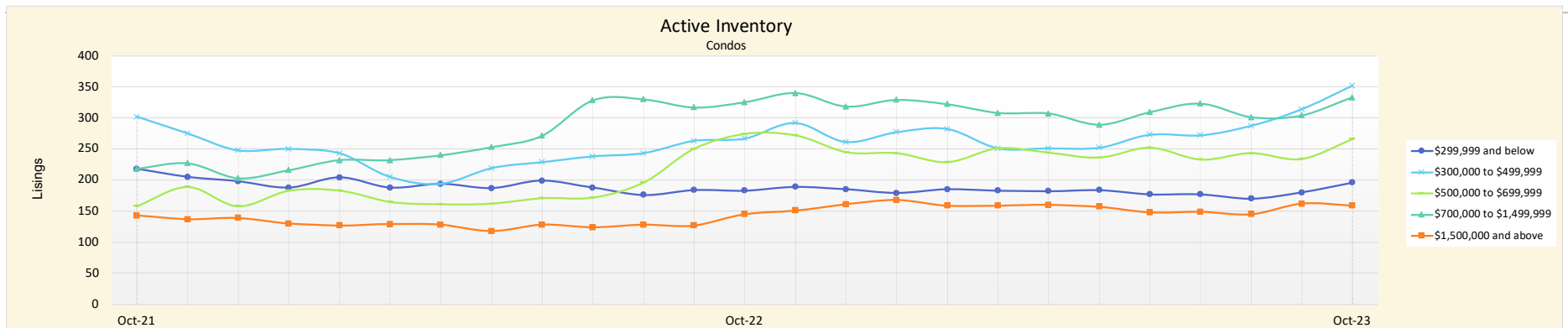
*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

Active Inventory*: Single-Family Homes and Condos

October 2023
OAHU, HAWAII



Single-Family Homes	O-21	N-21	D-21	J-22	F-22	M-22	A-22	M-22	J-22	J-22	A-22	S-22	O-22	N-22	D-22	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23	O-23
\$599,999 and below	18	13	13	8	11	11	10	14	15	12	8	10	14	16	15	12	24	18	15	13	18	21	17	15	13
\$600,000 to \$799,999	39	34	24	22	40	38	27	38	46	59	57	64	80	94	67	65	62	69	55	60	66	68	70	71	71
\$800,000 to \$999,999	62	54	44	54	49	52	71	93	99	113	128	133	157	148	143	121	115	127	117	117	130	121	127	121	143
\$1,000,000 to \$1,999,999	155	135	101	111	139	139	160	193	218	226	236	251	243	251	216	207	204	191	201	209	240	229	238	233	247
\$2,000,000 and above	127	130	127	116	109	120	127	133	149	166	167	171	162	173	156	146	142	136	147	144	151	152	146	152	152
Total	401	366	309	311	348	360	395	471	527	576	596	629	656	682	597	551	547	541	535	543	605	591	598	592	626



Condos	O-21	N-21	D-21	J-22	F-22	M-22	A-22	M-22	J-22	J-22	A-22	S-22	O-22	N-22	D-22	J-23	F-23	M-23	A-23	M-23	J-23	J-23	A-23	S-23	O-23
\$299,999 and below	218	205	198	188	204	188	194	187	199	188	176	184	183	189	185	179	185	183	182	184	177	177	170	180	196
\$300,000 to \$499,999	302	275	248	250	243	205	194	219	229	238	243	263	267	292	261	277	282	251	251	252	273	272	287	314	352
\$500,000 to \$699,999	158	189	158	183	183	165	161	162	171	172	196	250	274	272	245	243	229	251	244	236	252	233	243	234	266
\$700,000 to \$1,499,999	218	227	203	216	232	232	240	253	271	328	330	317	325	340	318	329	322	308	307	289	309	323	301	304	333
\$1,500,000 and above	143	137	139	130	127	129	128	118	128	124	128	127	145	151	161	168	159	159	160	157	148	149	145	162	159
Total	1,039	1,033	946	967	989	919	917	939	998	1,050	1,073	1,141	1,194	1,244	1,170	1,196	1,177	1,152	1,144	1,118	1,159	1,154	1,146	1,194	1,306

*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.

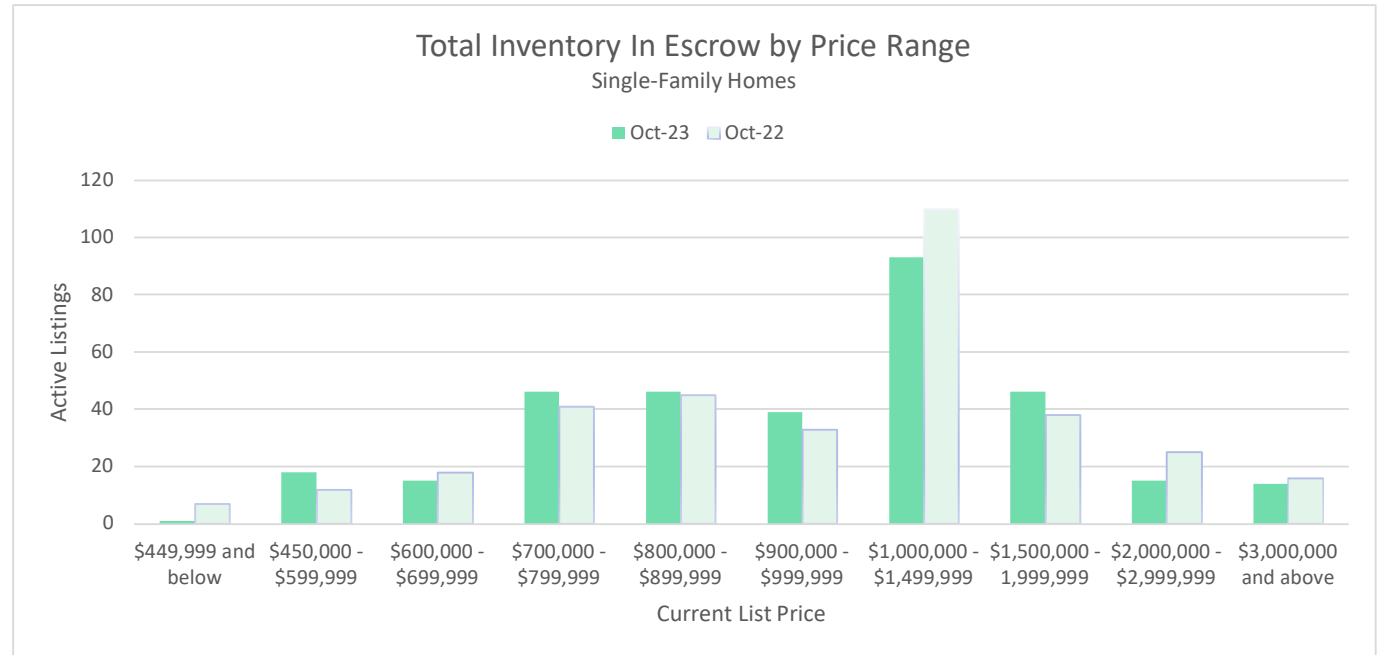
Total Inventory In Escrow* by Price Range: Single-Family Homes

October 2023

OAHU, HAWAII

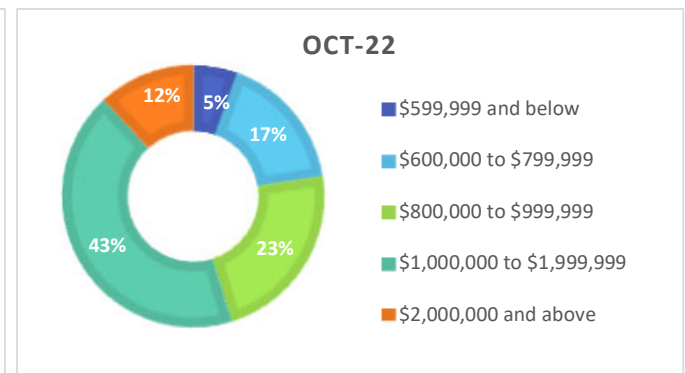
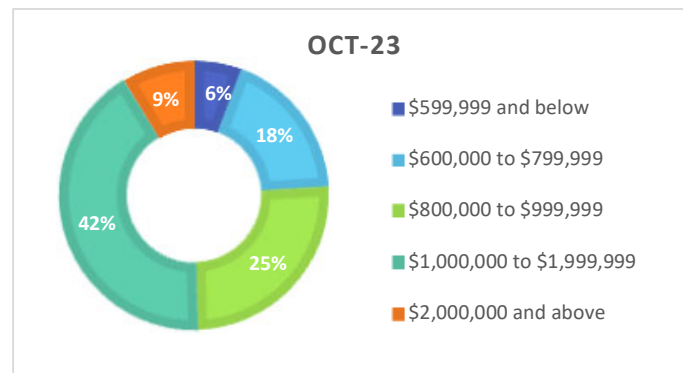
(The number of properties in an escrow status at the end of a given month)

Single-Family Homes	Oct-23	Oct-22	YOY chg
\$449,999 and below	1	7	-85.7%
\$450,000 - \$599,999	18	12	50.0%
\$600,000 - \$699,999	15	18	-16.7%
\$700,000 - \$799,999	46	41	12.2%
\$800,000 - \$899,999	46	45	2.2%
\$900,000 - \$999,999	39	33	18.2%
\$1,000,000 - \$1,499,999	93	110	-15.5%
\$1,500,000 - 1,999,999	46	38	21.1%
\$2,000,000 - \$2,999,999	15	25	-40.0%
\$3,000,000 and above	14	16	-12.5%
All Single-Family Homes	333	345	-3.5%



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

October 2023

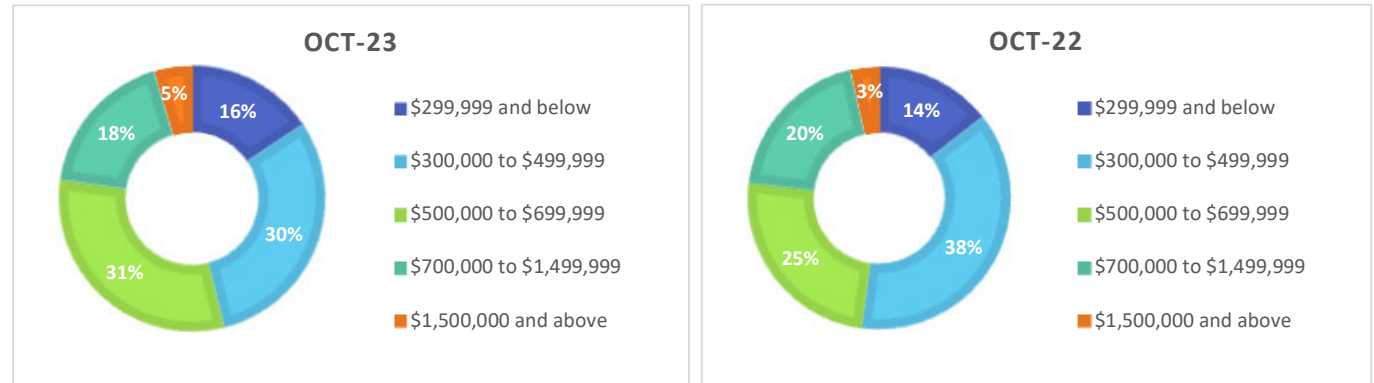
OAHU, HAWAII

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

Condos	Oct-23	Oct-22	YOY chg
\$149,999 and below	17	13	30.8%
\$150,000 - \$299,999	57	60	-5.0%
\$300,000 - \$399,999	72	106	-32.1%
\$400,000 - \$499,999	73	85	-14.1%
\$500,000 - \$599,999	87	63	38.1%
\$600,000 - \$699,999	61	62	-1.6%
\$700,000 - \$999,999	69	78	-11.5%
\$1,000,000 - \$1,499,999	17	21	-19.0%
\$1,500,000 - \$1,999,999	8	10	-20.0%
\$2,000,000 and above	14	8	75.0%
All Condos	475	506	-6.1%



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.

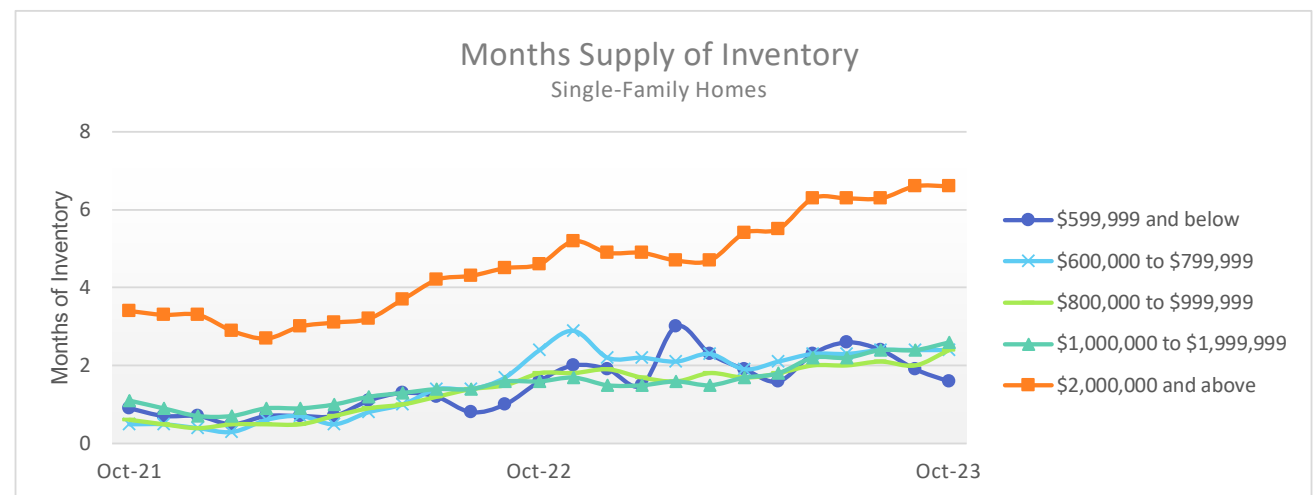
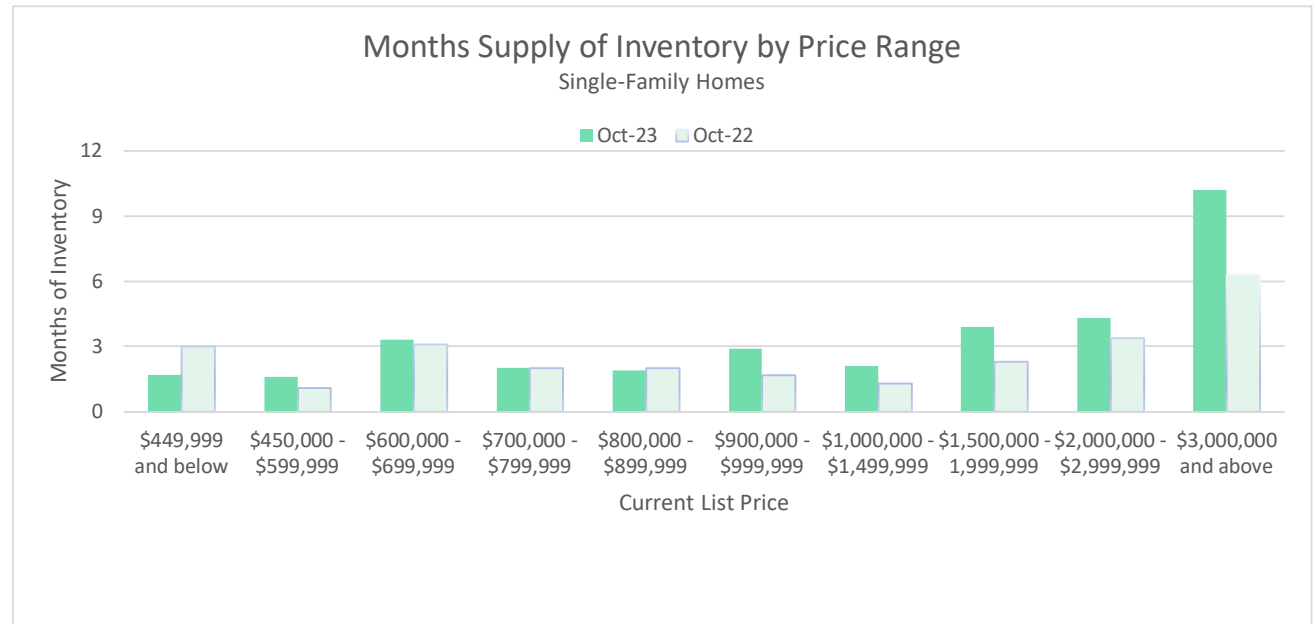
Months Supply of Active Inventory by Price Range: Single-Family Homes

October 2023

OAHU, HAWAII

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

Single-Family Homes	Oct-23	Oct-22	YOY chg
\$449,999 and below	1.7	3.0	-43.3%
\$450,000 - \$599,999	1.6	1.1	45.5%
\$600,000 - \$699,999	3.3	3.1	6.5%
\$700,000 - \$799,999	2.0	2.0	0.0%
\$800,000 - \$899,999	1.9	2.0	-5.0%
\$900,000 - \$999,999	2.9	1.7	70.6%
\$1,000,000 - \$1,499,999	2.1	1.3	61.5%
\$1,500,000 - 1,999,999	3.9	2.3	69.6%
\$2,000,000 - \$2,999,999	4.3	3.4	26.5%
\$3,000,000 and above	10.2	6.3	61.9%
All Single-Family Homes	2.9	2.1	38.1%



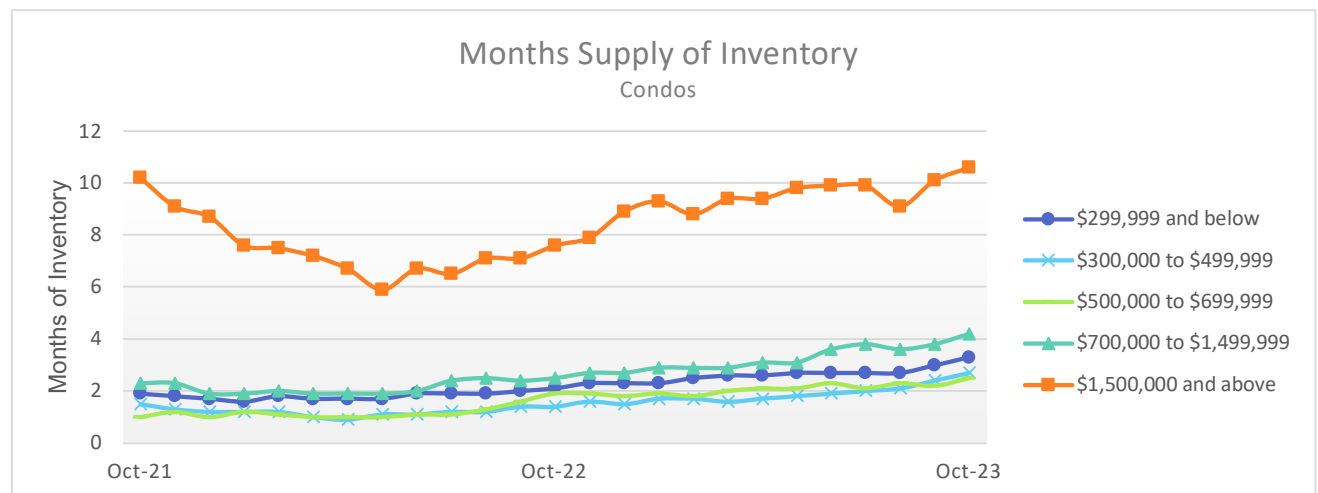
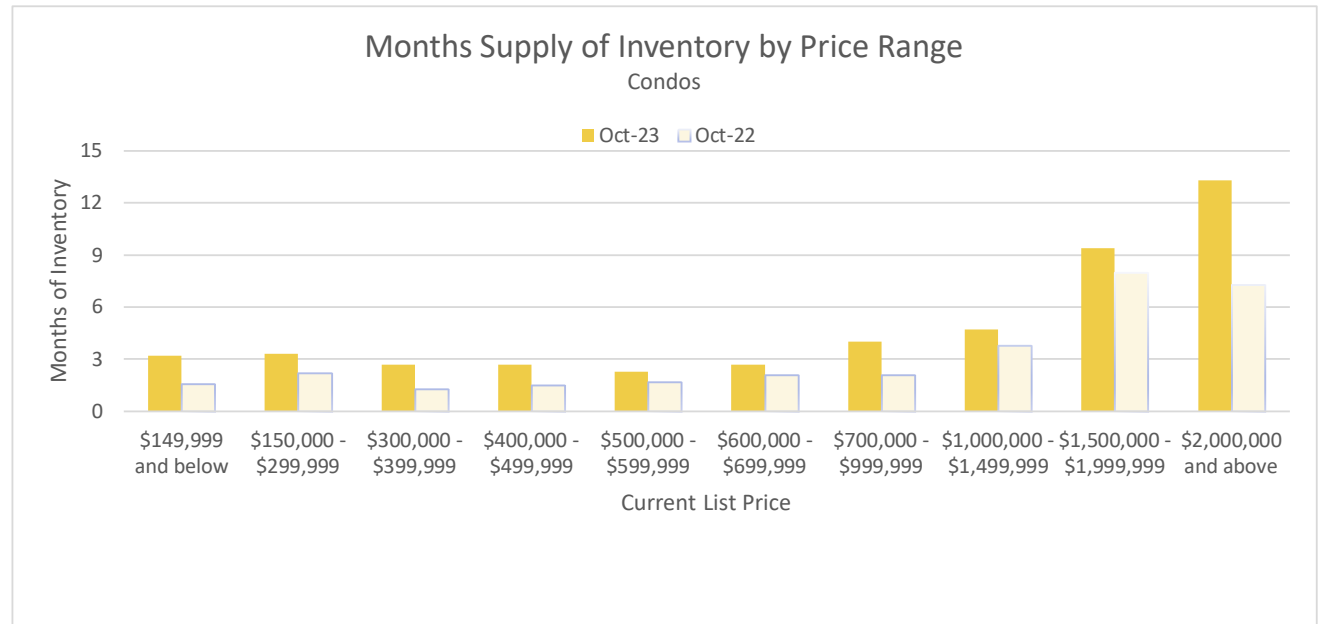
Months Supply of Active Inventory by Price Range: Condos

October 2023

OAHU, HAWAII

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

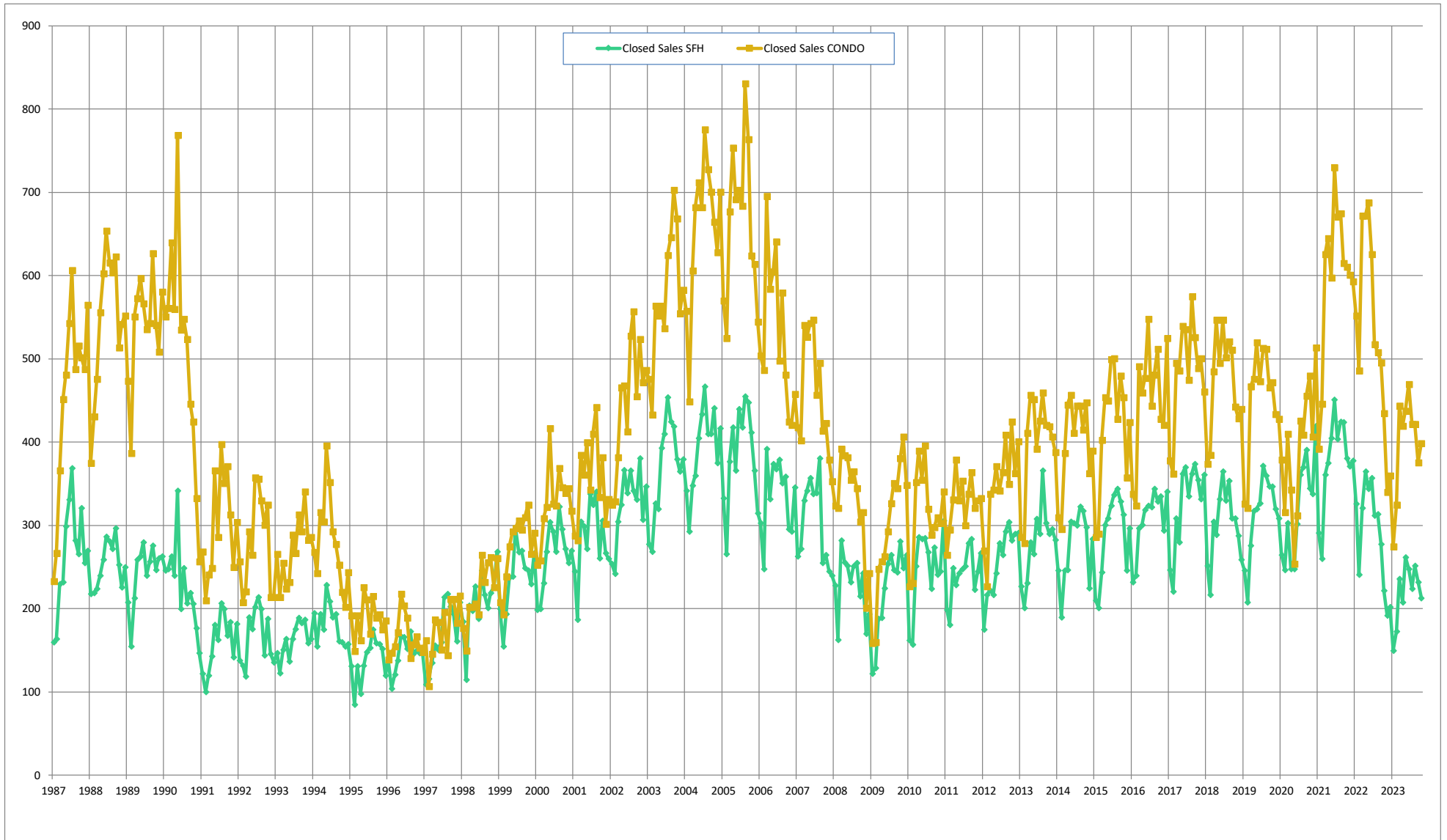
Condos	Oct-23	Oct-22	YOY chg
\$149,999 and below	3.2	1.6	100.0%
\$150,000 - \$299,999	3.3	2.2	50.0%
\$300,000 - \$399,999	2.7	1.3	107.7%
\$400,000 - \$499,999	2.7	1.5	80.0%
\$500,000 - \$599,999	2.3	1.7	35.3%
\$600,000 - \$699,999	2.7	2.1	28.6%
\$700,000 - \$999,999	4.0	2.1	90.5%
\$1,000,000 - \$1,499,999	4.7	3.8	23.7%
\$1,500,000 - \$1,999,999	9.4	8.0	17.5%
\$2,000,000 and above	13.3	7.3	82.2%
All Condos	3.3	2.1	57.1%



Closed Sales

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



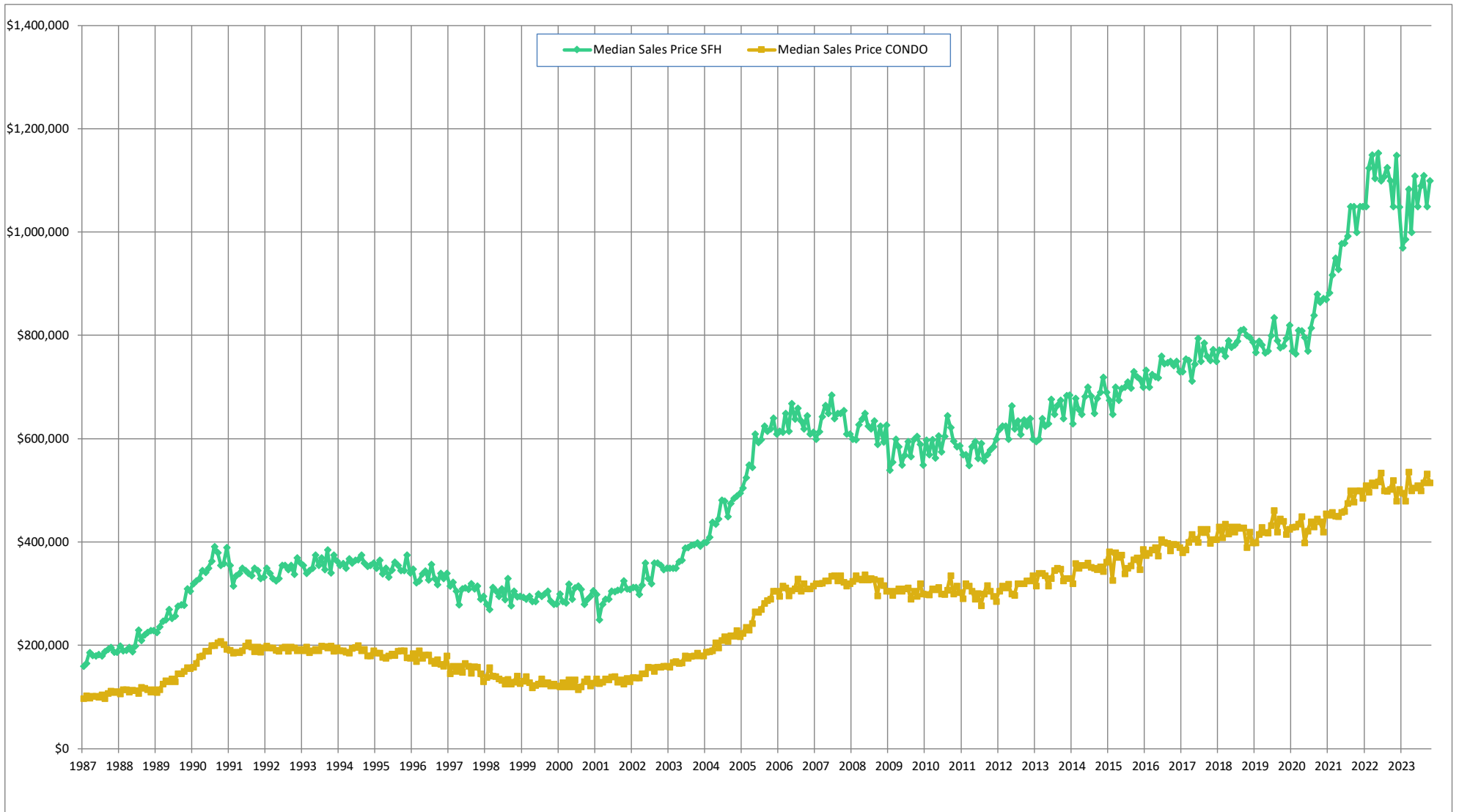
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Median Sales Price

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



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