

Monthly Indicators



November 2022

Housing affordability continues to be a major roadblock for market participants, with mortgage rates more than double compared to this time last year. Buyers are delaying home purchases in hopes rates will drop, while many sellers are holding off on listing their homes due to weakening buyer demand, unwilling to trade in their current lower rates for significantly higher borrowing costs on their next property. As a result, existing-home and pending home sales have continued to slow as we move into winter.

New Listings decreased 33.9 percent for Single Family homes and 43.5 percent for Condominium homes. Pending Sales decreased 32.6 percent for Single Family homes and 63.3 percent for Condominium homes. Inventory increased 28.2 percent for Single Family homes and 35.0 percent for Condominium homes.

Median Sales Price increased 2.5 percent to \$1,025,000 for Single Family homes and 18.1 percent to \$856,250 for Condominium homes. Days on Market increased 35.1 percent for Single Family homes and 42.9 percent for Condominium homes. Months Supply of Inventory increased 100.0 percent for Single Family homes and 125.0 percent for Condominium homes.

With home sales down, nationwide housing inventory was at 3.3 months' supply heading into November, up from 2.4 months from this time last year, according to the National Association of REALTORS®. Although buyers have more options to choose from, home prices remain high, and soaring borrowing costs have caused monthly payments to increase significantly, with the average homebuyer paying 77% more on their loan per month compared to the same period a year ago, according to Realtor.com.

Quick Facts

- 49.5%

Change in Number of
Closed Sales
All Properties

+ 13.7%

Change in Number of
Median Sales Price
All Properties

+ 20.2%

Change in Number of
Homes for Sale
All Properties

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

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Single Family Market Overview

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

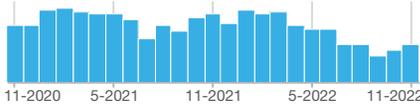
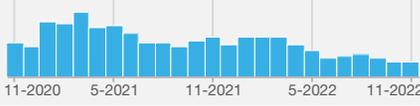
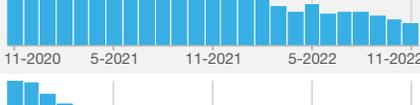


Key Metrics	Historical Sparkbars	11-2021	11-2022	% Change	YTD 2021	YTD 2022	% Change
New Listings		118	78	- 33.9%	1,419	1,176	- 17.1%
Pending Sales		95	64	- 32.6%	1,315	855	- 35.0%
Closed Sales		105	63	- 40.0%	1,258	955	- 24.1%
Days on Market Until Sale		114	154	+ 35.1%	117	118	+ 0.9%
Median Sales Price		\$1,000,000	\$1,025,000	+ 2.5%	\$983,500	\$1,120,000	+ 13.9%
Average Sales Price		\$1,953,527	\$1,323,658	- 32.2%	\$1,735,910	\$1,733,224	- 0.2%
Percent of List Price Received		99.0%	97.0%	- 2.0%	98.7%	98.4%	- 0.3%
Housing Affordability Index		50	34	- 32.0%	51	31	- 39.2%
Inventory of Homes for Sale		206	264	+ 28.2%	—	—	—
Months Supply of Inventory		1.7	3.4	+ 100.0%	—	—	—

Condominium Market Overview

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



Key Metrics	Historical Sparkbars	11-2021	11-2022	% Change	YTD 2021	YTD 2022	% Change
New Listings		193	109	- 43.5%	1,976	1,532	- 22.5%
Pending Sales		180	66	- 63.3%	2,209	1,295	- 41.4%
Closed Sales		154	70	- 54.5%	2,141	1,450	- 32.3%
Days on Market Until Sale		70	100	+ 42.9%	124	77	- 37.9%
Median Sales Price		\$725,000	\$856,250	+ 18.1%	\$650,000	\$777,500	+ 19.6%
Average Sales Price		\$1,114,197	\$1,356,656	+ 21.8%	\$973,356	\$1,090,285	+ 12.0%
Percent of List Price Received		100.6%	97.7%	- 2.9%	98.8%	99.7%	+ 0.9%
Housing Affordability Index		69	41	- 40.6%	77	45	- 41.6%
Inventory of Homes for Sale		157	212	+ 35.0%	—	—	—
Months Supply of Inventory		0.8	1.8	+ 125.0%	—	—	—

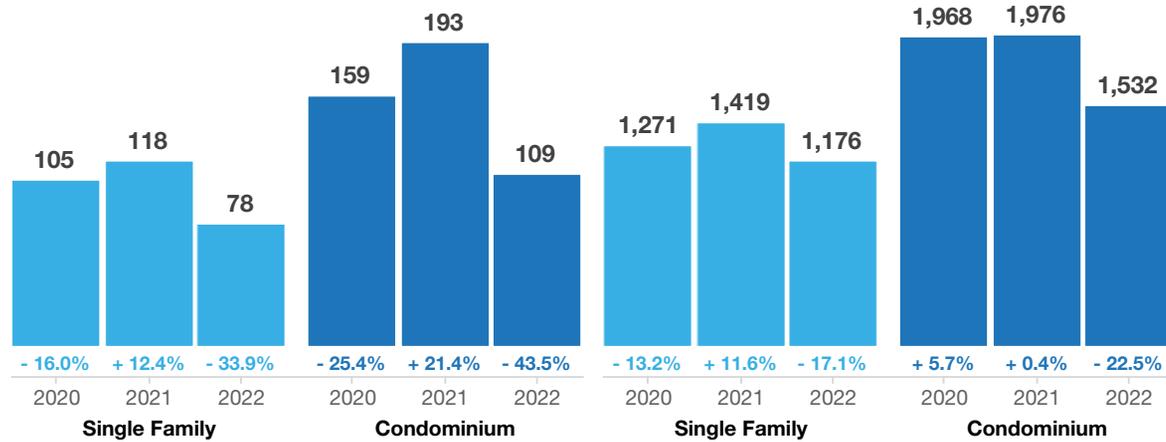
New Listings

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



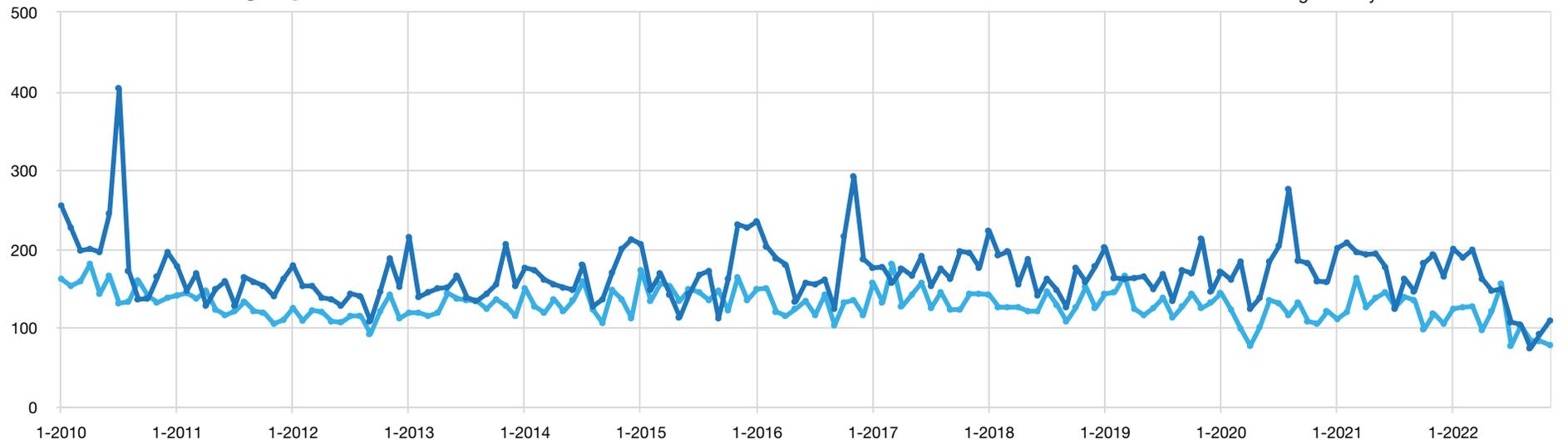
November

Year to Date



New Listings	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	105	- 13.2%	165	+ 4.4%
Jan-2022	124	+ 11.7%	200	- 0.5%
Feb-2022	126	+ 5.0%	189	- 9.1%
Mar-2022	127	- 22.1%	199	+ 1.5%
Apr-2022	97	- 23.0%	162	- 16.1%
May-2022	121	- 12.3%	147	- 24.2%
Jun-2022	156	+ 7.6%	149	- 15.8%
Jul-2022	77	- 38.9%	107	- 13.7%
Aug-2022	103	- 25.9%	104	- 35.8%
Sep-2022	84	- 37.8%	74	- 49.3%
Oct-2022	83	- 15.3%	92	- 49.5%
Nov-2022	78	- 33.9%	109	- 43.5%
12-Month Avg	107	- 16.4%	141	- 20.8%

Historical New Listings by Month

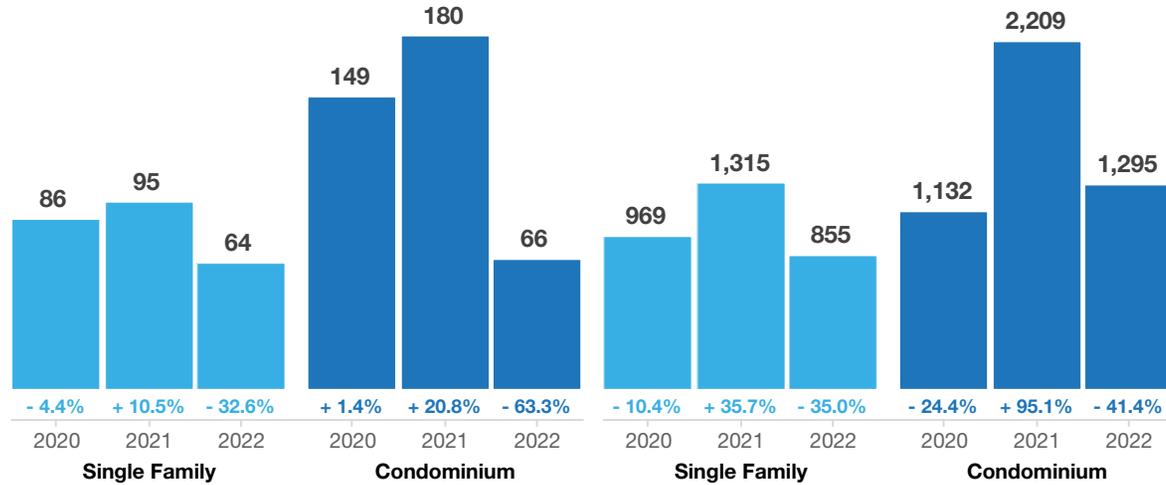


Pending Sales

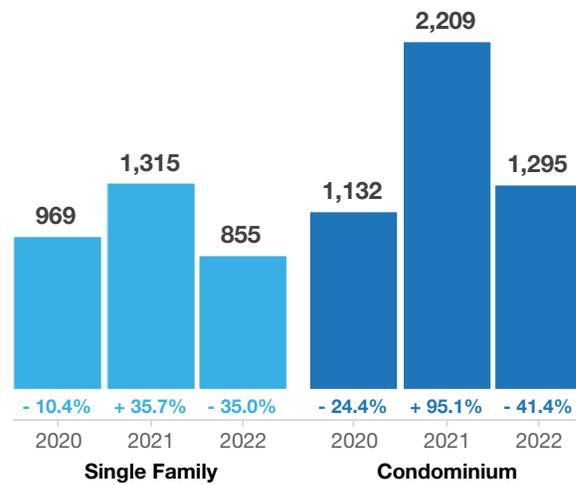
A count of the properties on which offers have been accepted in a given month.



November



Year to Date



Pending Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	71	-42.3%	141	+0.7%
Jan-2022	97	-23.6%	182	-26.0%
Feb-2022	97	-29.2%	179	-26.0%
Mar-2022	105	-30.0%	177	-39.0%
Apr-2022	89	-28.2%	144	-34.8%
May-2022	78	-30.4%	116	-50.2%
Jun-2022	80	-19.2%	85	-56.2%
Jul-2022	65	-46.7%	91	-42.0%
Aug-2022	60	-54.5%	104	-30.7%
Sep-2022	70	-38.6%	84	-37.8%
Oct-2022	50	-51.5%	67	-58.4%
Nov-2022	64	-32.6%	66	-63.3%
12-Month Avg	77	-35.8%	120	-38.8%

Historical Pending Sales by Month

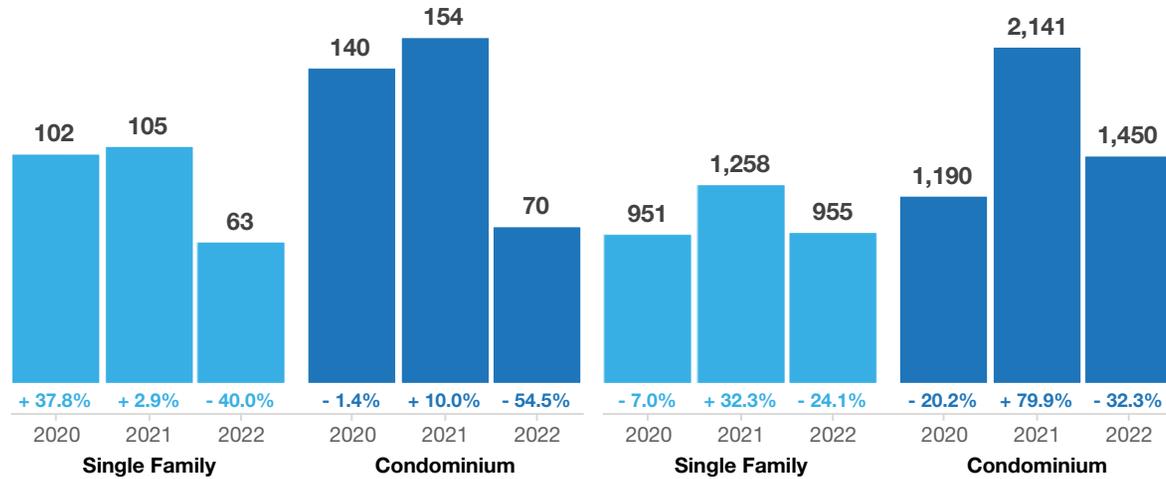


Closed Sales

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

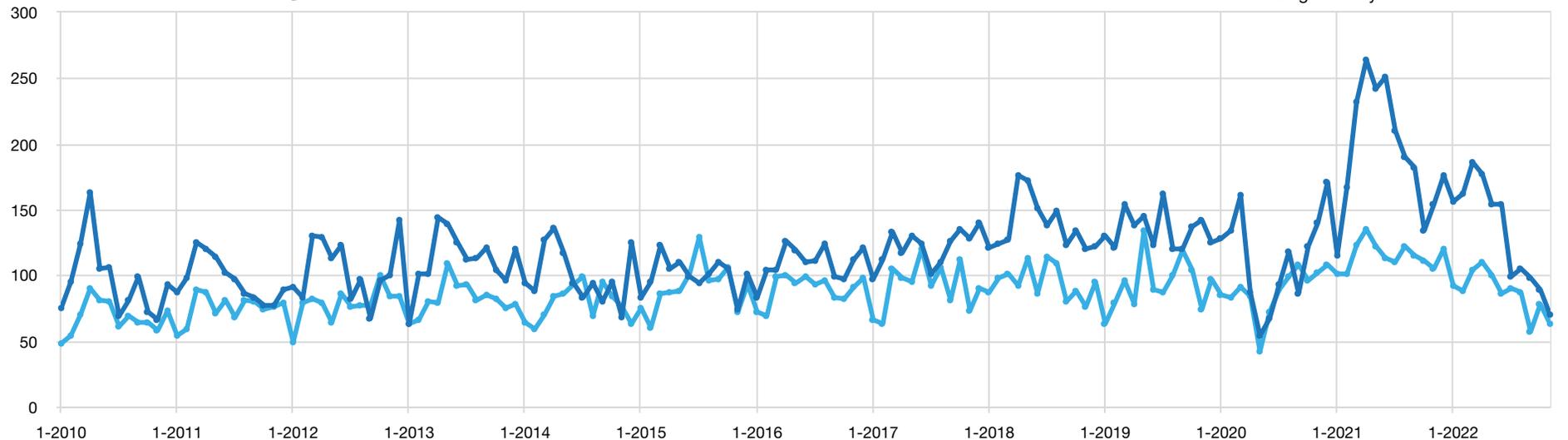


November



Closed Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	120	+ 11.1%	176	+ 2.9%
Jan-2022	92	- 8.9%	156	+ 35.7%
Feb-2022	88	- 12.9%	162	- 3.0%
Mar-2022	104	- 15.4%	186	- 19.8%
Apr-2022	110	- 18.5%	177	- 33.0%
May-2022	100	- 18.0%	154	- 36.4%
Jun-2022	86	- 23.9%	154	- 38.6%
Jul-2022	90	- 18.2%	99	- 52.9%
Aug-2022	87	- 28.7%	105	- 44.7%
Sep-2022	57	- 50.4%	98	- 46.2%
Oct-2022	78	- 29.7%	89	- 33.6%
Nov-2022	63	- 40.0%	70	- 54.5%
12-Month Avg	90	- 21.1%	136	- 29.5%

Historical Closed Sales by Month

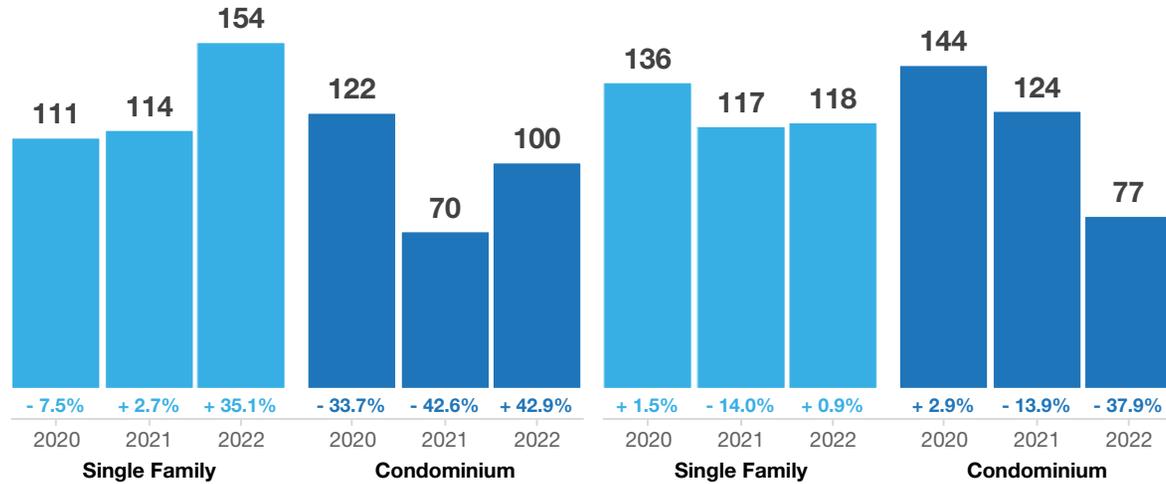


Days on Market Until Sale

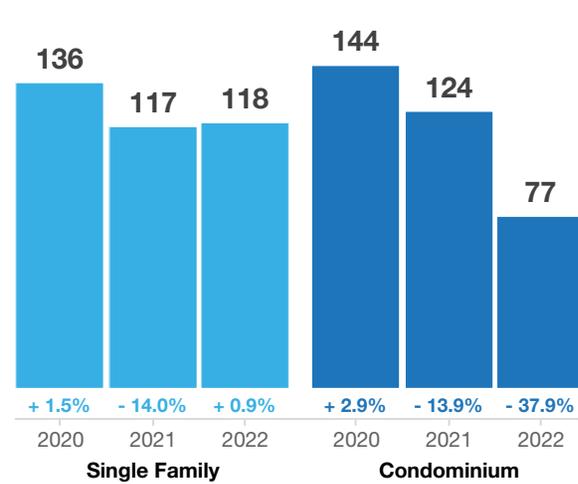
Average number of days between when a property is listed and when it closed in a given month.



November



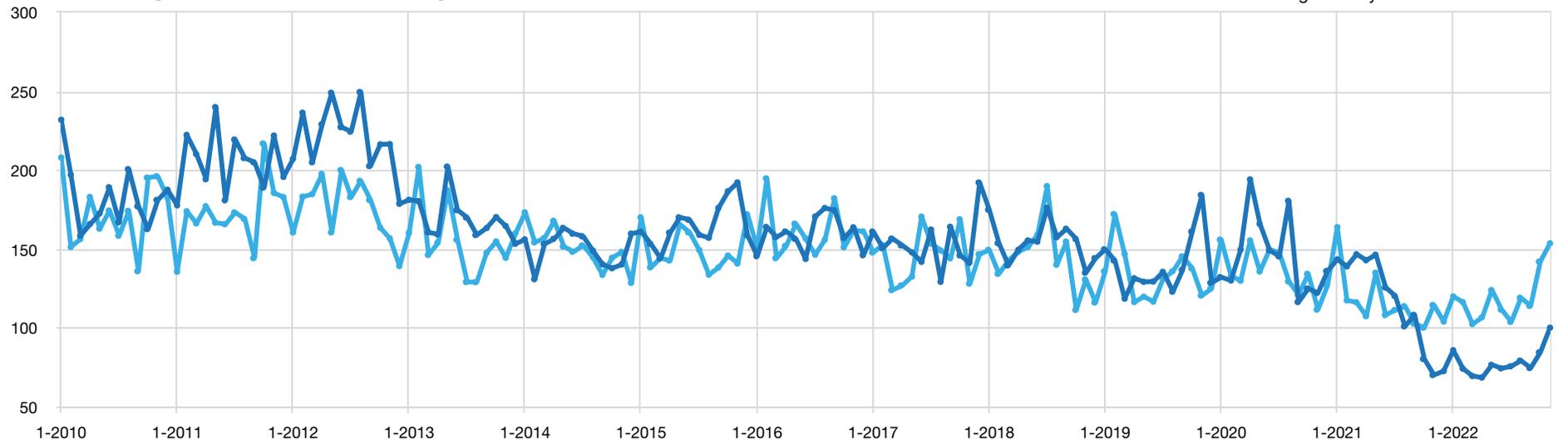
Year to Date



Days on Market	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	104	- 18.1%	73	- 46.3%
Jan-2022	120	- 26.8%	86	- 39.9%
Feb-2022	116	- 0.9%	74	- 46.8%
Mar-2022	102	- 12.1%	69	- 53.1%
Apr-2022	107	0.0%	68	- 52.4%
May-2022	124	- 8.1%	76	- 47.9%
Jun-2022	111	+ 2.8%	74	- 41.3%
Jul-2022	104	- 6.3%	76	- 36.7%
Aug-2022	119	+ 4.4%	79	- 21.8%
Sep-2022	114	+ 10.7%	74	- 31.5%
Oct-2022	142	+ 42.0%	84	+ 5.0%
Nov-2022	154	+ 35.1%	100	+ 42.9%
12-Month Avg*	116	- 1.1%	76	- 38.8%

* Days on Market for all properties from December 2021 through November 2022. This is not the average of the individual figures above.

Historical Days on Market Until Sale by Month

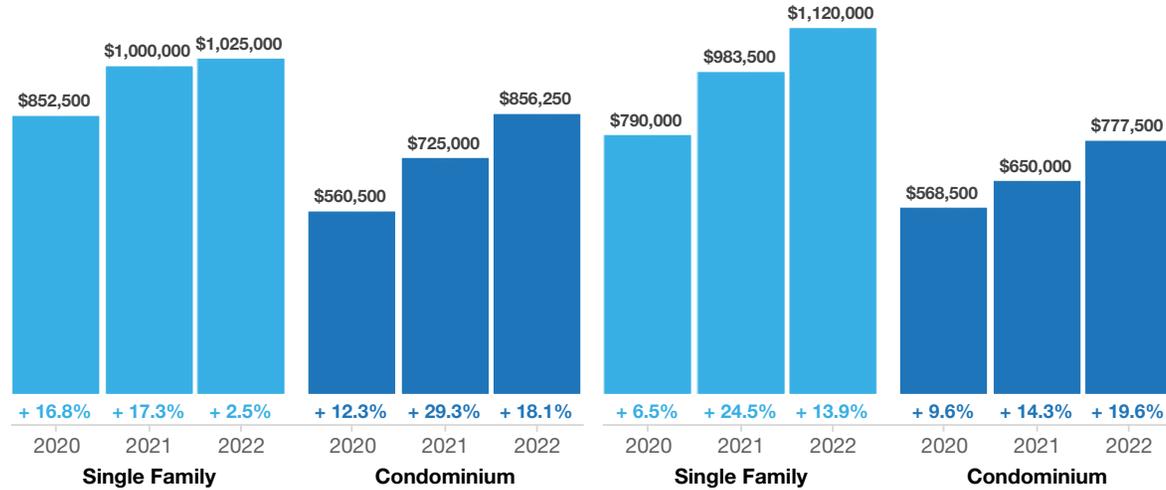


Median Sales Price

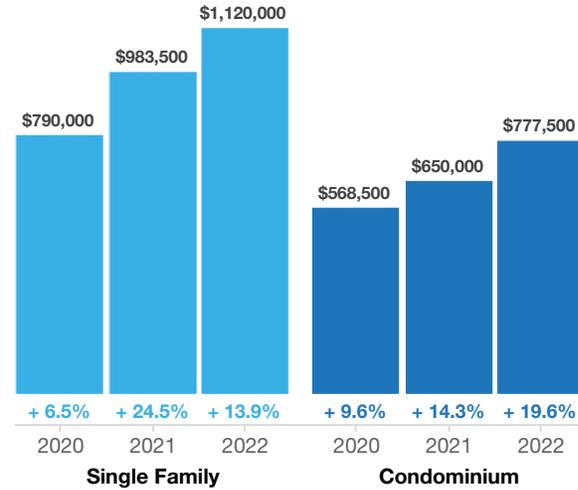
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.



November



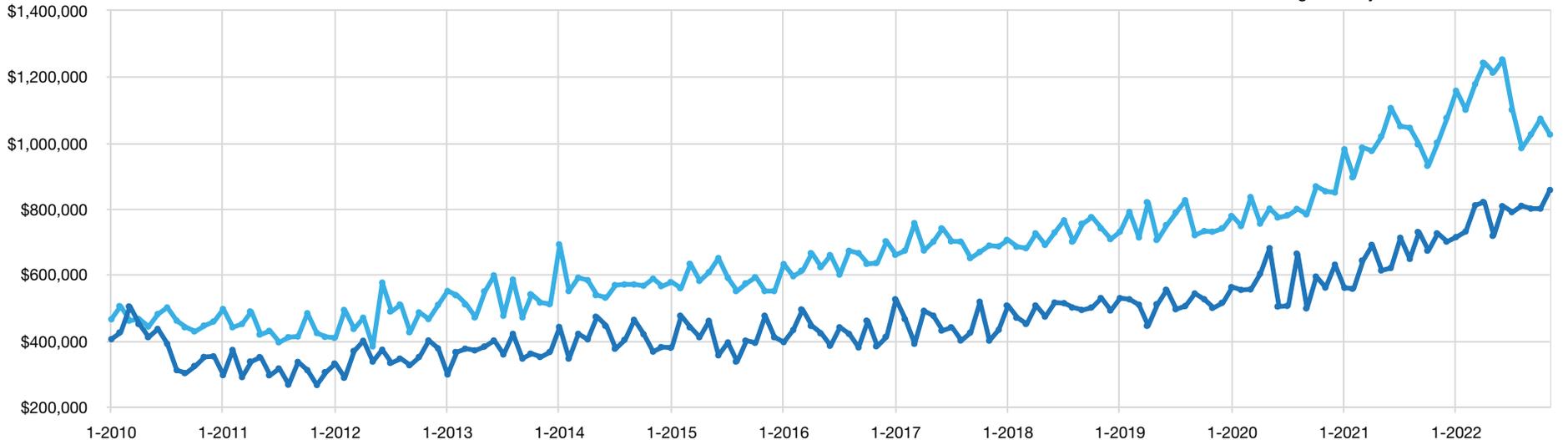
Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	\$1,075,000	+ 26.6%	\$700,000	+ 11.1%
Jan-2022	\$1,157,500	+ 18.1%	\$713,750	+ 27.5%
Feb-2022	\$1,100,000	+ 22.9%	\$730,500	+ 31.2%
Mar-2022	\$1,177,500	+ 19.5%	\$810,000	+ 26.1%
Apr-2022	\$1,242,500	+ 27.4%	\$820,000	+ 18.8%
May-2022	\$1,212,500	+ 19.0%	\$717,500	+ 17.1%
Jun-2022	\$1,252,500	+ 13.3%	\$807,500	+ 30.2%
Jul-2022	\$1,100,000	+ 4.8%	\$789,500	+ 11.0%
Aug-2022	\$983,575	- 5.9%	\$808,379	+ 24.8%
Sep-2022	\$1,025,000	+ 3.0%	\$800,000	+ 9.7%
Oct-2022	\$1,072,500	+ 15.3%	\$800,000	+ 19.0%
Nov-2022	\$1,025,000	+ 2.5%	\$856,250	+ 18.1%
12-Month Avg*	\$1,105,000	+ 13.3%	\$773,750	+ 19.0%

* Median Sales Price for all properties from December 2021 through November 2022. This is not the average of the individual figures above.

Historical Median Sales Price by Month



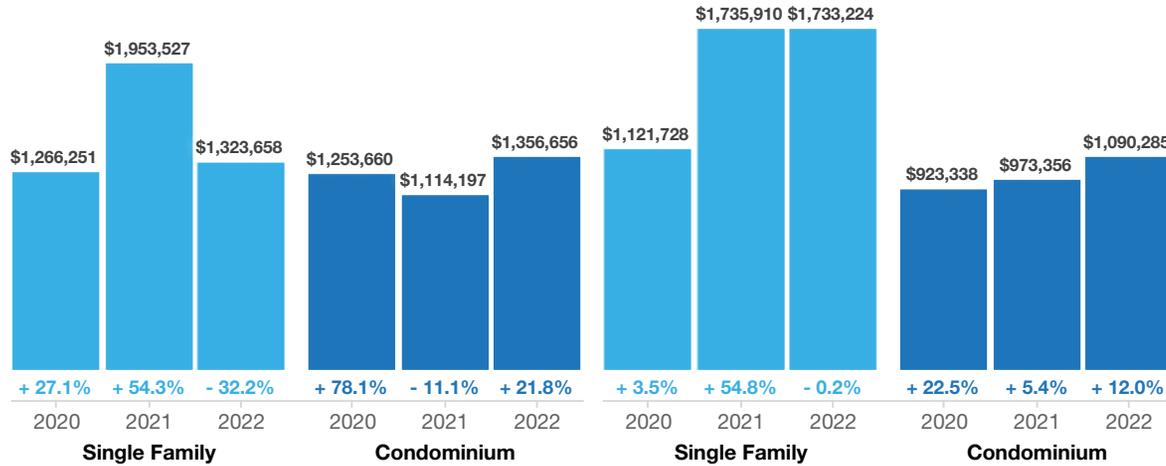
Average Sales Price

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



November

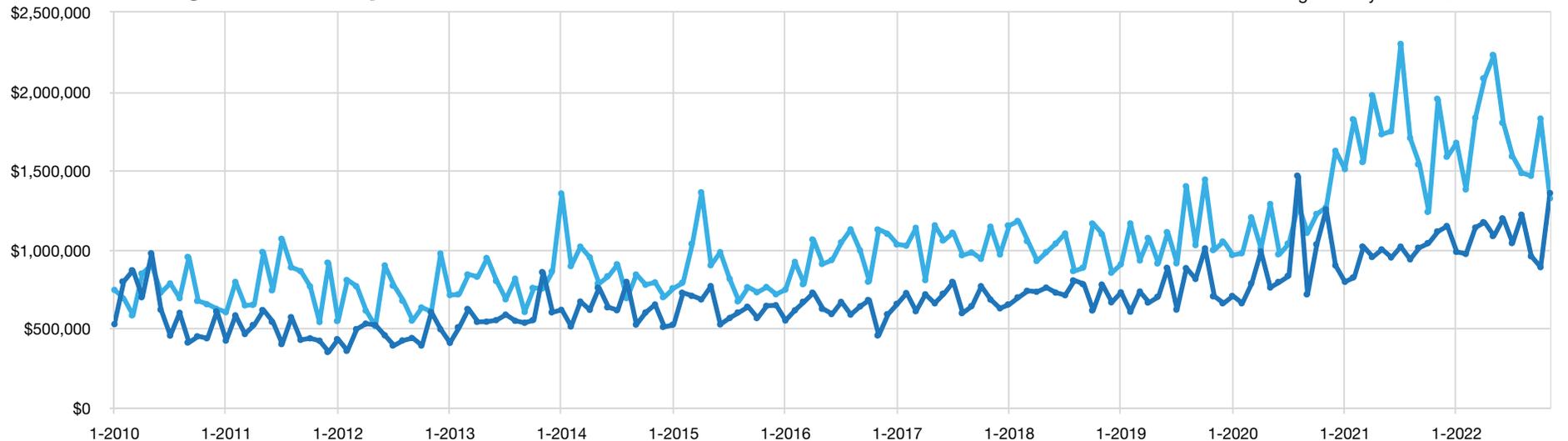
Year to Date



Avg. Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	\$1,586,764	-2.3%	\$1,148,332	+27.7%
Jan-2022	\$1,674,632	+11.0%	\$985,118	+23.8%
Feb-2022	\$1,379,944	-24.3%	\$972,040	+18.2%
Mar-2022	\$1,833,508	+18.0%	\$1,138,375	+11.8%
Apr-2022	\$2,083,500	+5.4%	\$1,172,619	+23.1%
May-2022	\$2,231,256	+29.0%	\$1,085,476	+8.5%
Jun-2022	\$1,802,070	+3.1%	\$1,196,990	+26.0%
Jul-2022	\$1,589,922	-30.9%	\$1,040,620	+2.2%
Aug-2022	\$1,484,007	-13.0%	\$1,219,949	+30.1%
Sep-2022	\$1,465,982	-4.8%	\$957,529	-5.3%
Oct-2022	\$1,828,217	+47.7%	\$888,247	-14.6%
Nov-2022	\$1,323,658	-32.2%	\$1,356,656	+21.8%
12-Month Avg*	\$1,716,875	-0.6%	\$1,096,568	+13.3%

* Avg. Sales Price for all properties from December 2021 through November 2022. This is not the average of the individual figures above.

Historical Average Sales Price by Month

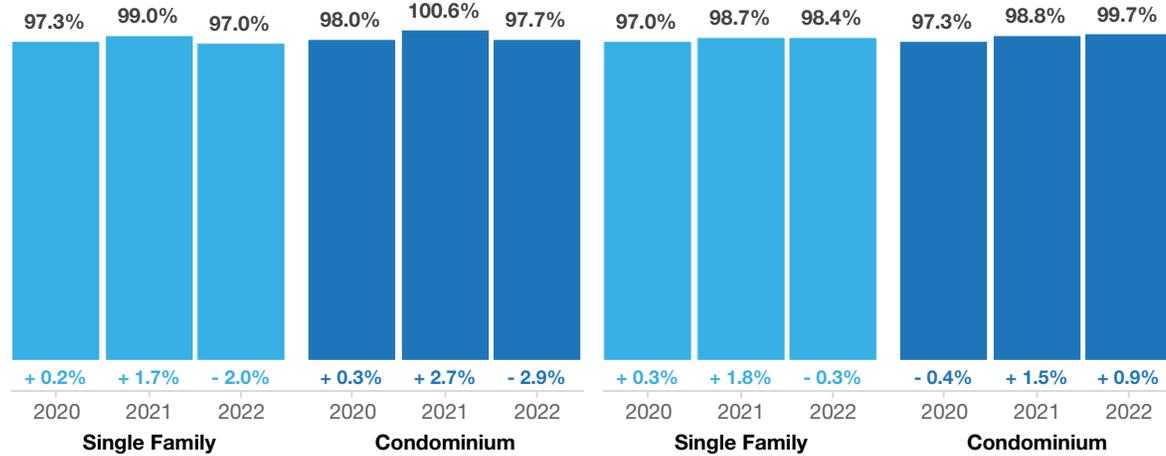


Percent of List Price Received

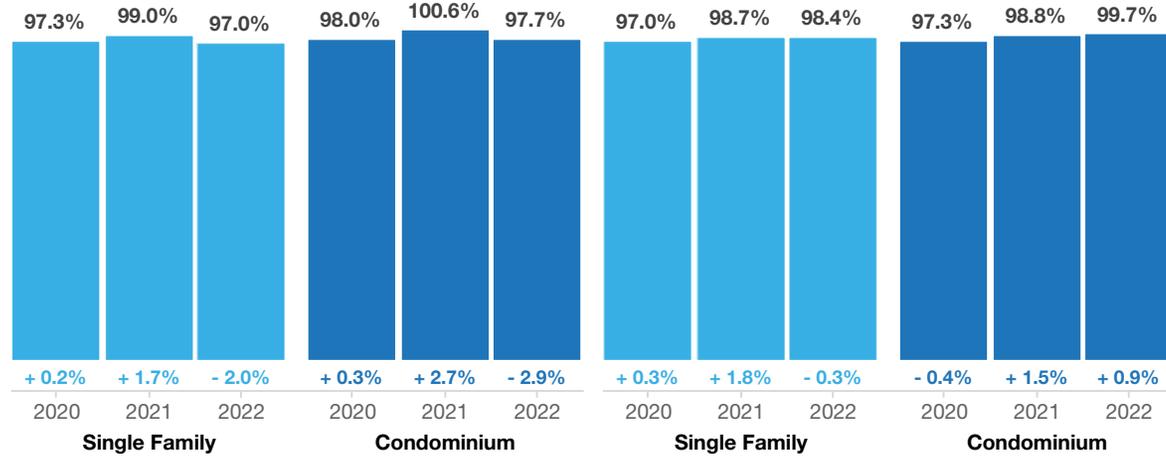
Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



November



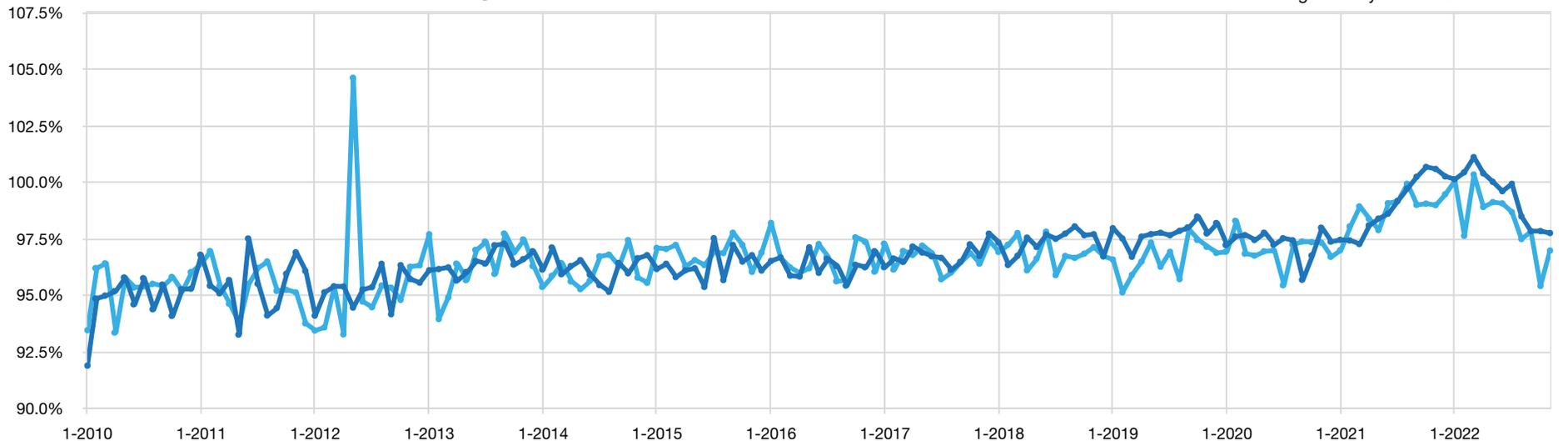
Year to Date



Pct. of List Price Received	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	99.4%	+ 2.8%	100.2%	+ 3.0%
Jan-2022	100.0%	+ 3.1%	100.1%	+ 2.8%
Feb-2022	97.6%	- 0.4%	100.4%	+ 3.1%
Mar-2022	100.3%	+ 1.4%	101.1%	+ 4.0%
Apr-2022	98.9%	+ 0.5%	100.4%	+ 2.3%
May-2022	99.1%	+ 1.2%	100.0%	+ 1.6%
Jun-2022	99.0%	0.0%	99.6%	+ 1.0%
Jul-2022	98.7%	- 0.4%	99.9%	+ 0.8%
Aug-2022	97.5%	- 2.4%	98.5%	- 1.2%
Sep-2022	97.8%	- 1.2%	97.8%	- 2.4%
Oct-2022	95.4%	- 3.6%	97.8%	- 2.9%
Nov-2022	97.0%	- 2.0%	97.7%	- 2.9%
12-Month Avg*	98.6%	+ 0.0%	99.7%	+ 1.1%

* Pct. of List Price Received for all properties from December 2021 through November 2022. This is not the average of the individual figures above.

Historical Percent of List Price Received by Month

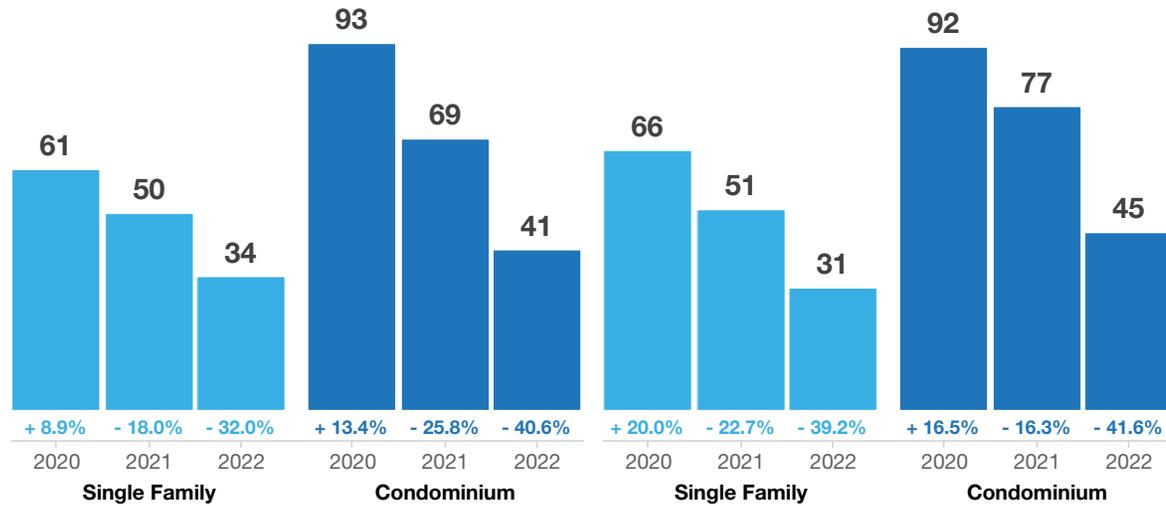


Housing Affordability Index

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

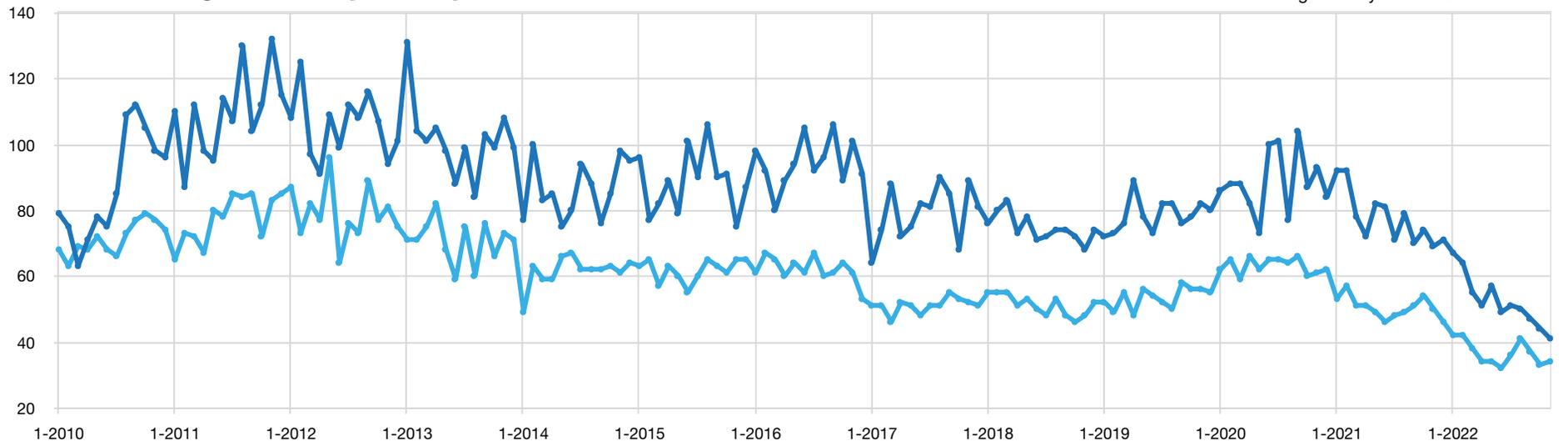


November



Affordability Index	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	46	- 25.8%	71	- 15.5%
Jan-2022	42	- 20.8%	67	- 27.2%
Feb-2022	42	- 26.3%	64	- 30.4%
Mar-2022	38	- 25.5%	55	- 29.5%
Apr-2022	34	- 33.3%	51	- 29.2%
May-2022	34	- 30.6%	57	- 30.5%
Jun-2022	32	- 30.4%	49	- 39.5%
Jul-2022	36	- 25.0%	51	- 28.2%
Aug-2022	41	- 16.3%	50	- 36.7%
Sep-2022	37	- 27.5%	47	- 32.9%
Oct-2022	33	- 38.9%	44	- 40.5%
Nov-2022	34	- 32.0%	41	- 40.6%
12-Month Avg	37	- 28.8%	54	- 31.6%

Historical Housing Affordability Index by Month

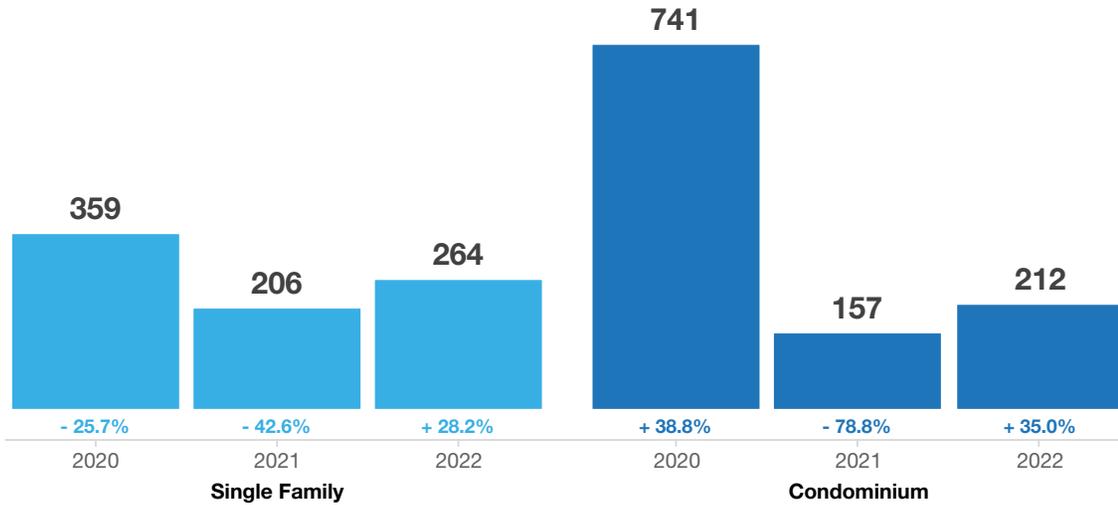


Inventory of Homes for Sale

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

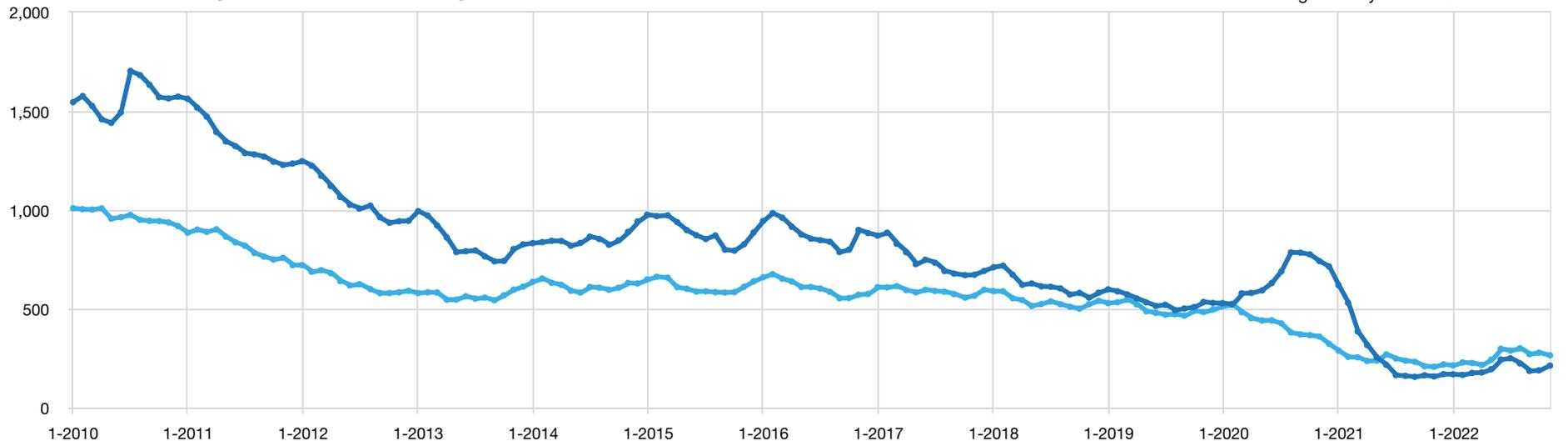


November



Homes for Sale	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	218	- 32.3%	169	- 76.3%
Jan-2022	213	- 26.0%	168	- 72.9%
Feb-2022	228	- 10.9%	165	- 68.9%
Mar-2022	225	- 11.4%	175	- 54.5%
Apr-2022	215	- 8.5%	177	- 44.0%
May-2022	242	+ 2.1%	194	- 23.3%
Jun-2022	297	+ 10.4%	243	+ 12.5%
Jul-2022	288	+ 16.1%	249	+ 51.8%
Aug-2022	299	+ 26.2%	223	+ 39.4%
Sep-2022	270	+ 16.9%	185	+ 19.4%
Oct-2022	277	+ 32.5%	188	+ 15.3%
Nov-2022	264	+ 28.2%	212	+ 35.0%
12-Month Avg	253	+ 1.6%	196	- 38.6%

Historical Inventory of Homes for Sale by Month

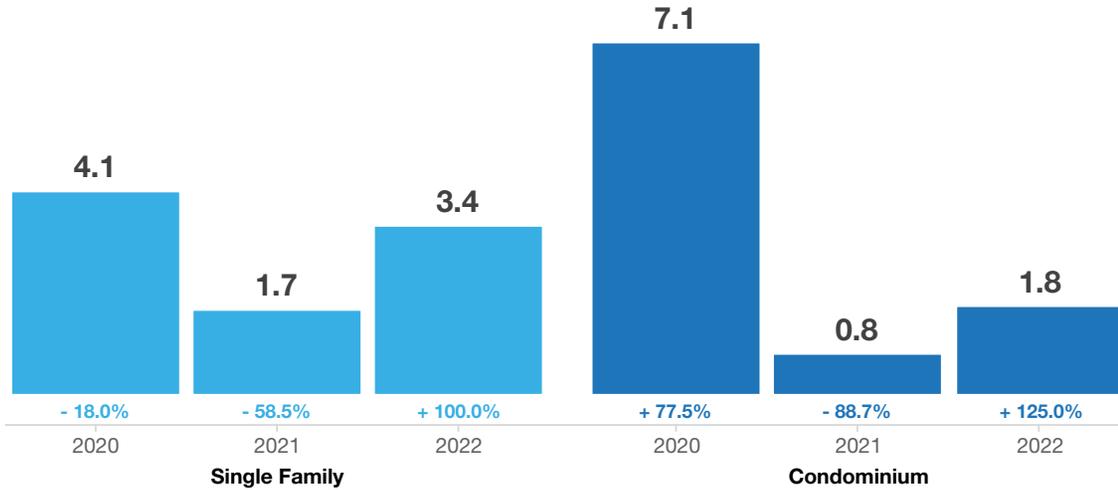


Months Supply of Inventory

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



November



Months Supply	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Dec-2021	1.9	- 45.7%	0.9	- 86.6%
Jan-2022	1.9	- 38.7%	0.9	- 83.3%
Feb-2022	2.1	- 19.2%	0.9	- 79.1%
Mar-2022	2.1	- 12.5%	1.0	- 63.0%
Apr-2022	2.1	0.0%	1.0	- 50.0%
May-2022	2.4	+ 14.3%	1.2	- 20.0%
Jun-2022	3.0	+ 30.4%	1.6	+ 33.3%
Jul-2022	3.1	+ 47.6%	1.7	+ 88.9%
Aug-2022	3.4	+ 70.0%	1.6	+ 100.0%
Sep-2022	3.2	+ 68.4%	1.4	+ 75.0%
Oct-2022	3.5	+ 94.4%	1.5	+ 87.5%
Nov-2022	3.4	+ 100.0%	1.8	+ 125.0%
12-Month Avg*	2.7	+ 15.6%	1.3	- 44.9%

* Months Supply for all properties from December 2021 through November 2022. This is not the average of the individual figures above.

Historical Months Supply of Inventory by Month



All Properties Combined

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



Key Metrics	Historical Sparkbars	11-2021	11-2022	% Change	YTD 2021	YTD 2022	% Change
New Listings		337	207	- 38.6%	3,778	2,982	- 21.1%
Pending Sales		301	141	- 53.2%	3,908	2,331	- 40.4%
Closed Sales		287	145	- 49.5%	3,778	2,599	- 31.2%
Days on Market Until Sale		100	122	+ 22.0%	129	98	- 24.0%
Median Sales Price		\$840,000	\$954,800	+ 13.7%	\$800,000	\$910,000	+ 13.8%
Average Sales Price		\$1,405,158	\$1,315,424	- 6.4%	\$1,223,725	\$1,332,162	+ 8.9%
Percent of List Price Received		99.2%	97.3%	- 1.9%	98.4%	98.9%	+ 0.5%
Housing Affordability Index		59	37	- 37.3%	62	38	- 38.7%
Inventory of Homes for Sale		510	613	+ 20.2%	—	—	—
Months Supply of Inventory		1.5	2.9	+ 93.3%	—	—	—

Single Family Monthly Sales Volume

November 2022



Area Name	November 2022			October 2022			November 2021		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	5	\$6,654,000	\$1,100,000	3	\$3,760,000	\$1,200,000	7	\$12,278,800	\$1,700,000
Hana	0	--	--	1	\$2,500,000	\$2,500,000	1	\$1,075,000	\$1,075,000
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	0	--	--	1	\$2,145,000	\$2,145,000	1	\$2,300,000	\$2,300,000
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	12	\$12,065,335	\$955,018	13	\$11,974,689	\$885,000	13	\$11,714,000	\$870,000
Kapalua	0	--	--	0	--	--	2	\$13,200,000	\$6,600,000
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	8	\$8,030,000	\$932,500	9	\$10,305,000	\$1,100,000	11	\$10,933,333	\$975,000
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	4	\$5,510,000	\$1,230,000	5	\$11,305,000	\$2,750,000	11	\$22,420,000	\$1,889,000
Lahaina	4	\$7,865,000	\$1,532,500	5	\$12,712,000	\$1,200,000	9	\$14,368,000	\$855,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	4	\$6,037,000	\$975,000	5	\$4,209,000	\$830,000	9	\$9,990,500	\$978,000
Maui Meadows	0	--	--	2	\$5,863,000	\$2,931,500	2	\$3,880,000	\$1,940,000
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	6	\$10,838,000	\$1,725,000	2	\$1,770,000	\$885,000	5	\$15,385,000	\$1,014,000
Olowalu	0	--	--	0	--	--	0	--	--
Pukalani	0	--	--	5	\$7,678,007	\$1,475,000	3	\$5,050,000	\$1,300,000
Spreckelsville/Paia/Kuau	1	\$1,595,000	\$1,595,000	3	\$10,225,000	\$3,800,000	1	\$4,300,000	\$4,300,000
Wailea/Makena	0	--	--	5	\$39,862,000	\$2,500,000	4	\$56,450,000	\$15,250,000
Wailuku	15	\$16,751,100	\$1,004,550	16	\$15,329,267	\$945,850	21	\$18,130,746	\$829,880
Lanai	2	\$7,350,000	\$3,675,000	1	\$700,000	\$700,000	2	\$1,375,000	\$687,500
Molokai	2	\$695,000	\$347,500	2	\$2,263,000	\$1,131,500	3	\$2,270,000	\$600,000
All MLS	63	\$83,390,435	\$1,025,000	78	\$142,600,963	\$1,072,500	105	\$205,120,379	\$1,000,000

Condominium Monthly Sales Volume

November 2022



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	November 2022			October 2022			November 2021		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	0	--	--	0	--	--	0	--	--
Hana	0	--	--	0	--	--	0	--	--
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	8	\$10,590,000	\$1,135,000	10	\$11,993,500	\$1,167,500	13	\$25,222,000	\$1,500,000
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	5	\$1,259,000	\$270,000	2	\$505,000	\$252,500	6	\$969,500	\$160,000
Kapalua	3	\$7,330,000	\$1,370,000	2	\$4,199,000	\$2,099,500	12	\$27,381,500	\$1,375,000
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	29	\$29,573,500	\$862,500	27	\$20,934,500	\$712,500	55	\$39,230,790	\$680,000
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	0	--	--	0	--	--	0	--	--
Lahaina	0	--	--	7	\$6,893,500	\$850,000	8	\$5,060,000	\$650,500
Maalaea	1	\$710,000	\$710,000	3	\$1,905,000	\$530,000	3	\$1,914,000	\$570,000
Makawao/Olinda/Haliimaile	0	--	--	0	--	--	0	--	--
Maui Meadows	0	--	--	0	--	--	0	--	--
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	11	\$8,486,010	\$760,000	20	\$17,340,000	\$827,500	26	\$16,864,000	\$583,000
Olowalu	0	--	--	0	--	--	0	--	--
Pukalani	0	--	--	0	--	--	1	\$1,127,000	\$1,127,000
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	0	--	--
Wailea/Makena	8	\$34,258,400	\$1,703,750	6	\$10,110,000	\$1,525,000	16	\$49,067,000	\$2,336,500
Wailuku	5	\$2,759,000	\$515,000	7	\$4,042,000	\$540,000	12	\$4,451,500	\$408,750
Lanai	0	--	--	0	--	--	0	--	--
Molokai	0	--	--	5	\$1,131,500	\$200,000	2	\$299,000	\$149,500
All MLS	70	\$94,965,910	\$856,250	89	\$79,054,000	\$800,000	154	\$171,586,290	\$725,000

Land Monthly Sales Volume

November 2022



Area Name	November 2022			October 2022			November 2021		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	1	\$1,525,000	\$1,525,000	3	\$4,299,999	\$1,600,000	3	\$1,543,500	\$468,500
Hana	1	\$525,000	\$525,000	0	--	--	2	\$3,081,700	\$1,540,850
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	0	--	--	0	--	--	0	--	--
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	0	--	--	0	--	--	0	--	--
Kapalua	0	--	--	1	\$1,700,000	\$1,700,000	5	\$5,550,000	\$1,100,000
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	0	--	--	0	--	--	0	--	--
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	0	--	--	1	\$518,000	\$518,000	4	\$4,910,000	\$1,205,000
Lahaina	1	\$1,000,000	\$1,000,000	0	--	--	1	\$1,500,000	\$1,500,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	2	\$1,810,000	\$905,000	1	\$525,000	\$525,000	0	--	--
Maui Meadows	0	--	--	0	--	--	0	--	--
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	0	--	--	0	--	--	3	\$1,500,000	\$500,000
Olowalu	1	\$899,000	\$899,000	0	--	--	0	--	--
Pukalani	1	\$600,000	\$600,000	0	--	--	0	--	--
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	1	\$350,000	\$350,000
Wailea/Makena	1	\$5,000,000	\$5,000,000	0	--	--	1	\$6,850,000	\$6,850,000
Wailuku	1	\$410,000	\$410,000	0	--	--	2	\$549,000	\$274,500
Lanai	0	--	--	0	--	--	0	--	--
Molokai	3	\$611,100	\$110,100	1	\$58,000	\$58,000	6	\$739,542	\$88,271
All MLS	12	\$12,380,100	\$717,500	7	\$7,100,999	\$799,999	28	\$26,573,742	\$500,000

Single Family Sales – Year to Date

November 2022 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Nov-22 YTD Sales	Nov-21 YTD Sales	Unit Change	Percent Change	Nov-22 YTD Average	Nov-21 YTD Average	Dollar Change	Percent Change	Nov-22 YTD Median	Nov-21 YTD Median	Dollar Change	Percent Change	Nov-22 YTD Volume	Nov-21 YTD Volume	Dollar Change	Percent Change
Haiku	79	98	-19	-19.4%	\$1,666,103	\$1,469,503	+\$196,599	+13.4%	\$1,420,000	\$1,237,000	+\$183,000	+14.8%	\$131,622,100	\$144,011,299	-\$12,389,199	-8.6%
Hana	10	10	0	0.0%	\$2,116,000	\$876,400	+\$1,239,600	+141.4%	\$2,025,000	\$795,500	+\$1,229,500	+154.6%	\$21,159,999	\$8,764,000	+\$12,395,999	+141.4%
Honokohau	1	0	+1	--	\$792,000	--	--	--	\$792,000	--	--	--	\$792,000	\$0	+\$792,000	--
Kaanapali	21	53	-32	-60.4%	\$2,821,717	\$2,998,475	-\$176,758	-5.9%	\$2,600,000	\$2,387,000	+\$213,000	+8.9%	\$59,256,050	\$158,919,166	-\$99,663,116	-62.7%
Kahakuloa	0	2	-2	-100.0%	--	\$1,270,000	--	--	--	\$1,270,000	--	--	\$0	\$2,540,000	-\$2,540,000	-100.0%
Kahului	114	126	-12	-9.5%	\$973,089	\$830,767	+\$142,322	+17.1%	\$950,000	\$815,000	+\$135,000	+16.6%	\$110,932,149	\$104,676,700	+\$6,255,449	+6.0%
Kapalua	14	27	-13	-48.1%	\$5,335,714	\$5,005,463	+\$330,251	+6.6%	\$5,250,000	\$4,150,000	+\$1,100,000	+26.5%	\$74,700,000	\$135,147,500	-\$60,447,500	-44.7%
Kaupo	1	0	+1	--	\$2,699,500	--	--	--	\$2,699,500	--	--	--	\$2,699,500	\$0	+\$2,699,500	--
Keanae	1	0	+1	--	\$1,100,000	--	--	--	\$1,100,000	--	--	--	\$1,100,000	\$0	+\$1,100,000	--
Kihei	127	180	-53	-29.4%	\$1,672,521	\$1,610,058	+\$62,463	+3.9%	\$1,250,000	\$980,000	+\$270,000	+27.6%	\$212,410,218	\$289,810,500	-\$77,400,282	-26.7%
Kipahulu	0	1	-1	-100.0%	--	\$425,000	--	--	--	\$425,000	--	--	\$0	\$425,000	-\$425,000	-100.0%
Kula/Ulupalakua/Kanaio	61	85	-24	-28.2%	\$1,868,411	\$1,566,292	+\$302,118	+19.3%	\$1,547,000	\$1,250,000	+\$297,000	+23.8%	\$113,973,044	\$133,134,850	-\$19,161,806	-14.4%
Lahaina	52	77	-25	-32.5%	\$2,483,435	\$2,483,002	+\$432	+0.0%	\$1,665,000	\$2,050,000	-\$385,000	-18.8%	\$129,138,600	\$191,191,173	-\$62,052,573	-32.5%
Maalaea	1	1	0	0.0%	\$2,500,000	\$2,475,000	+\$25,000	+1.0%	\$2,500,000	\$2,475,000	+\$25,000	+1.0%	\$2,500,000	\$2,475,000	+\$25,000	+1.0%
Makawao/Olinda/Haliimaile	75	72	+3	+4.2%	\$1,100,280	\$959,182	+\$141,098	+14.7%	\$880,000	\$839,500	+\$40,500	+4.8%	\$82,521,034	\$69,061,104	+\$13,459,930	+19.5%
Maui Meadows	21	33	-12	-36.4%	\$2,644,086	\$1,699,136	+\$944,949	+55.6%	\$2,150,000	\$1,620,000	+\$530,000	+32.7%	\$55,525,800	\$56,071,500	-\$545,700	-1.0%
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	37	65	-28	-43.1%	\$1,491,946	\$1,705,076	-\$213,130	-12.5%	\$1,400,000	\$1,115,000	+\$285,000	+25.6%	\$55,201,999	\$110,829,927	-\$55,627,928	-50.2%
Olowalu	3	3	0	0.0%	\$4,591,667	\$6,883,333	-\$2,291,667	-33.3%	\$4,300,000	\$7,050,000	-\$2,750,000	-39.0%	\$13,775,000	\$20,650,000	-\$6,875,000	-33.3%
Pukalani	39	61	-22	-36.1%	\$1,155,244	\$1,022,452	+\$132,792	+13.0%	\$1,105,000	\$904,000	+\$201,000	+22.2%	\$45,054,507	\$62,369,549	-\$17,315,042	-27.8%
Spreckelsville/Paia/Kuau	22	37	-15	-40.5%	\$2,438,409	\$2,427,068	+\$11,341	+0.5%	\$1,192,500	\$1,525,000	-\$332,500	-21.8%	\$53,644,998	\$89,801,500	-\$36,156,502	-40.3%
Wailea/Makena	32	62	-30	-48.4%	\$7,672,639	\$6,041,907	+\$1,630,732	+27.0%	\$3,525,000	\$3,599,500	-\$74,500	-2.1%	\$245,524,450	\$374,598,217	-\$129,073,767	-34.5%
Wailuku	196	214	-18	-8.4%	\$1,011,649	\$850,356	+\$161,292	+19.0%	\$931,588	\$803,625	+\$127,963	+15.9%	\$198,283,112	\$181,976,265	+\$16,306,847	+9.0%
Lanai	13	15	-2	-13.3%	\$1,166,673	\$1,170,933	-\$4,260	-0.4%	\$720,000	\$700,000	+\$20,000	+2.9%	\$15,166,750	\$17,564,000	-\$2,397,250	-13.6%
Molokai	35	36	-1	-2.8%	\$864,214	\$826,611	+\$37,603	+4.5%	\$652,000	\$535,000	+\$117,000	+21.9%	\$30,247,500	\$29,758,000	+\$489,500	+1.6%
All MLS	955	1,258	-303	-24.1%	\$1,733,224	\$1,735,910	-\$2,686	-0.2%	\$1,120,000	\$983,500	+\$136,500	+13.9%	\$1,655,228,810	\$2,183,775,250	-\$528,546,440	-24.2%

Total Condominium Sales – Year to Date

November 2022 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Nov-22 YTD Sales	Nov-21 YTD Sales	Unit Change	Percent Change	Nov-22 YTD Average	Nov-21 YTD Average	Dollar Change	Percent Change	Nov-22 YTD Median	Nov-21 YTD Median	Dollar Change	Percent Change	Nov-22 YTD Volume	Nov-21 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	3	1	+2	+200.0%	\$870,000	\$527,000	+\$343,000	+65.1%	\$685,000	\$527,000	+\$158,000	+30.0%	\$2,610,000	\$527,000	+\$2,083,000	+395.3%
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	145	225	-80	-35.6%	\$1,673,189	\$1,349,192	+\$323,997	+24.0%	\$1,425,000	\$970,000	+\$455,000	+46.9%	\$242,612,475	\$303,568,298	-\$60,955,823	-20.1%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	51	30	+21	+70.0%	\$231,276	\$209,200	+\$22,076	+10.6%	\$210,000	\$169,500	+\$40,500	+23.9%	\$11,795,100	\$6,276,000	+\$5,519,100	+87.9%
Kapalua	63	135	-72	-53.3%	\$2,301,024	\$1,953,072	+\$347,951	+17.8%	\$1,450,000	\$1,187,500	+\$262,500	+22.1%	\$144,964,500	\$263,664,781	-\$118,700,281	-45.0%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	503	678	-175	-25.8%	\$829,597	\$643,037	+\$186,560	+29.0%	\$735,000	\$560,000	+\$175,000	+31.3%	\$417,287,311	\$435,978,887	-\$18,691,576	-4.3%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	1	0	+1	--	\$600,000	--	--	--	\$600,000	--	--	--	\$600,000	\$0	+\$600,000	--
Lahaina	67	141	-74	-52.5%	\$1,181,885	\$801,490	+\$380,395	+47.5%	\$828,000	\$579,000	+\$249,000	+43.0%	\$79,186,299	\$113,010,045	-\$33,823,746	-29.9%
Maalaea	43	55	-12	-21.8%	\$683,180	\$490,871	+\$192,309	+39.2%	\$665,000	\$480,000	+\$185,000	+38.5%	\$29,376,744	\$26,997,900	+\$2,378,844	+8.8%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	306	402	-96	-23.9%	\$779,320	\$602,482	+\$176,837	+29.4%	\$701,000	\$540,000	+\$161,000	+29.8%	\$238,471,789	\$242,197,872	-\$3,726,083	-1.5%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	1	7	-6	-85.7%	\$875,000	\$807,571	+\$67,429	+8.3%	\$875,000	\$726,000	+\$149,000	+20.5%	\$875,000	\$5,653,000	-\$4,778,000	-84.5%
Spreckelsville/Paia/Kuau	2	4	-2	-50.0%	\$635,000	\$1,343,500	-\$708,500	-52.7%	\$635,000	\$602,500	+\$32,500	+5.4%	\$1,270,000	\$5,374,000	-\$4,104,000	-76.4%
Wailea/Makena	123	292	-169	-57.9%	\$2,784,760	\$2,087,480	+\$697,280	+33.4%	\$1,750,000	\$1,517,500	+\$232,500	+15.3%	\$342,525,459	\$609,544,112	-\$267,018,653	-43.8%
Wailuku	95	122	-27	-22.1%	\$557,812	\$459,353	+\$98,459	+21.4%	\$515,000	\$426,000	+\$89,000	+20.9%	\$52,992,176	\$56,041,089	-\$3,048,913	-5.4%
Lanai	2	3	-1	-33.3%	\$2,500,000	\$2,091,667	+\$408,333	+19.5%	\$2,500,000	\$1,500,000	+\$1,000,000	+66.7%	\$5,000,000	\$6,275,000	-\$1,275,000	-20.3%
Molokai	45	46	-1	-2.2%	\$252,156	\$192,348	+\$59,807	+31.1%	\$250,000	\$171,460	+\$78,540	+45.8%	\$11,347,000	\$8,848,020	+\$2,498,980	+28.2%
All MLS	1,450	2,141	-691	-32.3%	\$1,090,285	\$973,356	+\$116,929	+12.0%	\$777,500	\$650,000	+\$127,500	+19.6%	\$1,580,913,853	\$2,083,956,004	-\$503,042,151	-24.1%

Fee Simple Condominium Sales – Year to Date

November 2022 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Nov-22 YTD Sales	Nov-21 YTD Sales	Unit Change	Percent Change	Nov-22 YTD Average	Nov-21 YTD Average	Dollar Change	Percent Change	Nov-22 YTD Median	Nov-21 YTD Median	Dollar Change	Percent Change	Nov-22 YTD Volume	Nov-21 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	3	1	+2	+200.0%	\$870,000	\$527,000	+\$343,000	+65.1%	\$685,000	\$527,000	+\$158,000	+30.0%	\$2,610,000	\$527,000	+\$2,083,000	+395.3%
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	126	206	-80	-38.8%	\$1,824,663	\$1,422,912	+\$401,751	+28.2%	\$1,582,500	\$1,070,000	+\$512,500	+47.9%	\$229,907,475	\$293,119,798	-\$63,212,323	-21.6%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	51	30	+21	+70.0%	\$231,276	\$209,200	+\$22,076	+10.6%	\$210,000	\$169,500	+\$40,500	+23.9%	\$11,795,100	\$6,276,000	+\$5,519,100	+87.9%
Kapalua	63	135	-72	-53.3%	\$2,301,024	\$1,953,072	+\$347,951	+17.8%	\$1,450,000	\$1,187,500	+\$262,500	+22.1%	\$144,964,500	\$263,664,781	-\$118,700,281	-45.0%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	492	668	-176	-26.3%	\$831,687	\$645,969	+\$185,718	+28.8%	\$730,000	\$560,000	+\$170,000	+30.4%	\$409,189,911	\$431,506,987	-\$22,317,076	-5.2%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	1	0	+1	--	\$600,000	--	--	--	\$600,000	--	--	--	\$600,000	\$0	+\$600,000	--
Lahaina	62	134	-72	-53.7%	\$1,248,811	\$830,594	+\$418,217	+50.4%	\$830,000	\$587,500	+\$242,500	+41.3%	\$77,426,299	\$111,299,645	-\$33,873,346	-30.4%
Maalaea	31	33	-2	-6.1%	\$768,992	\$563,591	+\$205,401	+36.4%	\$710,000	\$525,000	+\$185,000	+35.2%	\$23,838,744	\$18,598,500	+\$5,240,244	+28.2%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	257	346	-89	-25.7%	\$796,265	\$611,213	+\$185,051	+30.3%	\$744,000	\$548,500	+\$195,500	+35.6%	\$204,639,979	\$211,479,805	-\$6,839,826	-3.2%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	1	7	-6	-85.7%	\$875,000	\$807,571	+\$67,429	+8.3%	\$875,000	\$726,000	+\$149,000	+20.5%	\$875,000	\$5,653,000	-\$4,778,000	-84.5%
Spreckelsville/Paia/Kuau	2	4	-2	-50.0%	\$635,000	\$1,343,500	-\$708,500	-52.7%	\$635,000	\$602,500	+\$32,500	+5.4%	\$1,270,000	\$5,374,000	-\$4,104,000	-76.4%
Wailea/Makena	123	292	-169	-57.9%	\$2,784,760	\$2,087,480	+\$697,280	+33.4%	\$1,750,000	\$1,517,500	+\$232,500	+15.3%	\$342,525,459	\$609,544,112	-\$267,018,653	-43.8%
Wailuku	95	122	-27	-22.1%	\$557,812	\$459,353	+\$98,459	+21.4%	\$515,000	\$426,000	+\$89,000	+20.9%	\$52,992,176	\$56,041,089	-\$3,048,913	-5.4%
Lanai	2	3	-1	-33.3%	\$2,500,000	\$2,091,667	+\$408,333	+19.5%	\$2,500,000	\$1,500,000	+\$1,000,000	+66.7%	\$5,000,000	\$6,275,000	-\$1,275,000	-20.3%
Molokai	41	41	0	0.0%	\$266,195	\$205,305	+\$60,890	+29.7%	\$259,000	\$180,000	+\$79,000	+43.9%	\$10,914,000	\$8,417,520	+\$2,496,480	+29.7%
All MLS	1,350	2,022	-672	-33.2%	\$1,124,851	\$1,002,857	+\$121,994	+12.2%	\$799,500	\$675,000	+\$124,500	+18.4%	\$1,518,548,643	\$2,027,777,237	-\$509,228,594	-25.1%

Leasehold Condominium Sales – Year to Date

November 2022 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Nov-22 YTD Sales	Nov-21 YTD Sales	Unit Change	Percent Change	Nov-22 YTD Average	Nov-21 YTD Average	Dollar Change	Percent Change	Nov-22 YTD Median	Nov-21 YTD Median	Dollar Change	Percent Change	Nov-22 YTD Volume	Nov-21 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	19	19	0	0.0%	\$668,684	\$549,921	+\$118,763	+21.6%	\$607,500	\$499,000	+\$108,500	+21.7%	\$12,705,000	\$10,448,500	+\$2,256,500	+21.6%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kapalua	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	11	10	+1	+10.0%	\$736,127	\$447,190	+\$288,937	+64.6%	\$809,000	\$451,500	+\$357,500	+79.2%	\$8,097,400	\$4,471,900	+\$3,625,500	+81.1%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lahaina	5	7	-2	-28.6%	\$352,000	\$244,343	+\$107,657	+44.1%	\$350,000	\$232,900	+\$117,100	+50.3%	\$1,760,000	\$1,710,400	+\$49,600	+2.9%
Maalaea	12	22	-10	-45.5%	\$461,500	\$381,791	+\$79,709	+20.9%	\$452,500	\$388,500	+\$64,000	+16.5%	\$5,538,000	\$8,399,400	-\$2,861,400	-34.1%
Makawao/Olinda/Haliimaile	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Maui Meadows	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Nahiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Napili/Kahana/Honokowai	49	56	-7	-12.5%	\$690,445	\$548,537	+\$141,908	+25.9%	\$308,500	\$320,750	-\$12,250	-3.8%	\$33,831,810	\$30,718,067	+\$3,113,743	+10.1%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Spreckelsville/Paia/Kuau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailea/Makena	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Wailuku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lanai	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Molokai	4	5	-1	-20.0%	\$108,250	\$86,100	+\$22,150	+25.7%	\$97,000	\$85,000	+\$12,000	+14.1%	\$433,000	\$430,500	+\$2,500	+0.6%
All MLS	100	119	-19	-16.0%	\$623,652	\$472,090	+\$151,562	+32.1%	\$390,000	\$350,000	+\$40,000	+11.4%	\$62,365,210	\$56,178,767	+\$6,186,443	+11.0%

Land Sales – Year to Date

November 2022 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Nov-22 YTD Sales	Nov-21 YTD Sales	Unit Change	Percent Change	Nov-22 YTD Average	Nov-21 YTD Average	Dollar Change	Percent Change	Nov-22 YTD Median	Nov-21 YTD Median	Dollar Change	Percent Change	Nov-22 YTD Volume	Nov-21 YTD Volume	Dollar Change	Percent Change
Haiku	21	36	-15	-41.7%	\$1,580,619	\$843,778	+\$736,841	+87.3%	\$1,000,000	\$625,000	+\$375,000	+60.0%	\$33,192,999	\$30,376,019	+\$2,816,980	+9.3%
Hana	7	19	-12	-63.2%	\$2,287,565	\$855,721	+\$1,431,844	+167.3%	\$2,199,658	\$537,500	+\$1,662,158	+309.2%	\$16,012,958	\$16,258,700	-\$245,742	-1.5%
Honokohau	1	0	+1	--	\$408,000	--	--	--	\$408,000	--	--	--	\$408,000	\$0	+\$408,000	--
Kaanapali	19	52	-33	-63.5%	\$1,491,447	\$670,385	+\$821,063	+122.5%	\$810,000	\$550,000	+\$260,000	+47.3%	\$28,337,500	\$34,860,007	-\$6,522,507	-18.7%
Kahakuloa	1	2	-1	-50.0%	\$800,000	\$395,000	+\$405,000	+102.5%	\$800,000	\$395,000	+\$405,000	+102.5%	\$800,000	\$790,000	+\$10,000	+1.3%
Kahului	2	0	+2	--	\$914,635	--	--	--	\$914,635	--	--	--	\$1,829,270	\$0	+\$1,829,270	--
Kapalua	18	57	-39	-68.4%	\$1,648,028	\$1,123,947	+\$524,080	+46.6%	\$1,450,000	\$975,000	+\$475,000	+48.7%	\$29,664,500	\$64,065,000	-\$34,400,500	-53.7%
Kaupo	5	2	+3	+150.0%	\$496,150	\$462,500	+\$33,650	+7.3%	\$510,000	\$462,500	+\$47,500	+10.3%	\$2,480,750	\$925,000	+\$1,555,750	+168.2%
Keanae	1	0	+1	--	\$675,000	--	--	--	\$675,000	--	--	--	\$675,000	\$0	+\$675,000	--
Kihei	6	3	+3	+100.0%	\$3,016,667	\$611,500	+\$2,405,167	+393.3%	\$1,350,000	\$657,500	+\$692,500	+105.3%	\$18,100,000	\$1,834,500	+\$16,265,500	+886.6%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	23	47	-24	-51.1%	\$1,242,826	\$1,005,879	+\$236,947	+23.6%	\$699,000	\$900,000	-\$201,000	-22.3%	\$28,585,000	\$47,276,320	-\$18,691,320	-39.5%
Lahaina	7	15	-8	-53.3%	\$997,571	\$1,343,067	-\$345,495	-25.7%	\$915,000	\$1,150,000	-\$235,000	-20.4%	\$6,983,000	\$20,146,000	-\$13,163,000	-65.3%
Maalaea	0	1	-1	-100.0%	--	\$1,100,000	--	--	--	\$1,100,000	--	--	\$0	\$1,100,000	-\$1,100,000	-100.0%
Makawao/Olinda/Haliimaile	11	25	-14	-56.0%	\$1,025,838	\$1,195,917	-\$170,079	-14.2%	\$777,000	\$500,000	+\$277,000	+55.4%	\$11,284,222	\$29,897,934	-\$18,613,712	-62.3%
Maui Meadows	1	1	0	0.0%	\$1,490,000	\$500,000	+\$990,000	+198.0%	\$1,490,000	\$500,000	+\$990,000	+198.0%	\$1,490,000	\$500,000	+\$990,000	+198.0%
Nahiku	1	2	-1	-50.0%	\$170,000	\$324,000	-\$154,000	-47.5%	\$170,000	\$324,000	-\$154,000	-47.5%	\$170,000	\$648,000	-\$478,000	-73.8%
Napili/Kahana/Honokowai	2	7	-5	-71.4%	\$2,709,000	\$455,282	+\$2,253,718	+495.0%	\$2,709,000	\$500,000	+\$2,209,000	+441.8%	\$5,418,000	\$3,186,975	+\$2,231,025	+70.0%
Olowalu	3	5	-2	-40.0%	\$1,110,667	\$3,600,000	-\$2,489,333	-69.1%	\$1,185,000	\$3,600,000	-\$2,415,000	-67.1%	\$3,332,000	\$18,000,000	-\$14,668,000	-81.5%
Pukalani	7	8	-1	-12.5%	\$525,643	\$465,875	+\$59,768	+12.8%	\$549,000	\$432,500	+\$116,500	+26.9%	\$3,679,500	\$3,727,000	-\$47,500	-1.3%
Spreckelsville/Paia/Kuau	2	2	0	0.0%	\$1,842,500	\$957,500	+\$885,000	+92.4%	\$1,842,500	\$957,500	+\$885,000	+92.4%	\$3,685,000	\$1,915,000	+\$1,770,000	+92.4%
Wailea/Makena	6	14	-8	-57.1%	\$2,089,708	\$3,045,357	-\$955,649	-31.4%	\$1,784,125	\$2,232,500	-\$448,375	-20.1%	\$12,538,250	\$42,635,000	-\$30,096,750	-70.6%
Wailuku	15	36	-21	-58.3%	\$584,967	\$707,875	-\$122,908	-17.4%	\$625,000	\$632,500	-\$7,500	-1.2%	\$8,774,500	\$25,483,500	-\$16,709,000	-65.6%
Lanai	0	5	-5	-100.0%	--	\$1,069,000	--	--	--	\$1,100,000	--	--	\$0	\$5,345,000	-\$5,345,000	-100.0%
Molokai	35	40	-5	-12.5%	\$248,744	\$163,326	+\$85,418	+52.3%	\$215,000	\$140,000	+\$75,000	+53.6%	\$8,706,050	\$6,533,041	+\$2,173,009	+33.3%
All MLS	194	379	-185	-48.8%	\$1,165,704	\$938,003	+\$227,701	+24.3%	\$775,000	\$675,000	+\$100,000	+14.8%	\$226,146,499	\$355,502,996	-\$129,356,497	-36.4%