



- Castle & Cooke's award-winning, flagship master-planned community in Central O'ahu.
- Developed over the 40-year period from 1968 to 2008.
- Mililani includes over 16,000 homes and 50,000 residents who enjoy a quality lifestyle with many recreational, educational, and business opportunities.
- Castle & Cooke invested over \$3.5 billion in infrastructure and improvements to create this one-of-a-kind dream community for Hawai'i families.

1958: Planning for Mililani begins.

1968: Sales begin for Mililani ("to look skyward").
Home prices ranged from \$25,000 - \$37,000.
Mililani Town Association (MTA) is founded.



1971: 1,200 Mililani Town homes are completed, approximately 4,000 residents.
Mililani High School opens its doors.

1975: Mililani has 3,042 homes and a population of 12,396.



1981: 6,200 homes exist in Mililani, with nearly 22,000 residents.

1986: Mililani is named Hawaii's only "All-America City" by the National Civic League.

1990: Mililani Mauka home sales begin



2005: Money magazine names Mililani as one of the best places to live in the US

2008: The final homes are built and sold in Mililani.
More than 50,000 residents in 16,000 homes.



Last Mililani home completed

MILILANI — Castle & Cooke Hawaii, Inc. recently celebrated a milestone.

The development company joined with homebuyers Hubert and Simone Barboza and members of their family to celebrate the completion of Mililani.

The Barbozas helped purchase the last unit in Island Courtyards as a home for their daughter, Jamie Cross, her husband, Kalei Cross, and the couple's 2-year-old son, Teal. Company officials said this sale is significant for Castle & Cooke Homes because it represents the last new home sold in Mililani, which is a community of over 16,000 homes and 50,000 residents and Hawaii's first fee-simple, master-planned community.

A Nov. 14 event, which included a blessing, took place at the Island Courtyards at Mililani Mauka, a condominium development of affordable units clustered in garden-style buildings.

"We are very excited to mark this milestone for Castle & Cooke and Mililani," said



Courtesy photo

Castle & Cooke Homes sales agent Kenneth Ching, center, presents the keys to the final new home sold in Mililani to Kalei and Jamie Cross and their son Teal. Castle & Cooke Hawaii president Harry Saunders III, far right, looks on.

Harry Saunders, president of Castle & Cooke Hawaii.

Saunders and sales agent Ken Ching presented the Barbozas and Crosses a gift certificate to help purchase furniture for the new home.

Castle & Cooke launched the

residential community of Mililani in 1968.

Castle & Cooke officials said that in addition to building nearly 16,000 homes and creating thousands of jobs, they invested over \$3.8 billion in off-site and onsite infrastructure.

- Today, Mililani is home to over 50,000 residents who enjoy its many recreational, educational, and business opportunities.
- Known for its wide tree-lined streets and abundant open spaces, the planned community includes seven public schools, more than 21 parks, 7 recreation centers, and about 12 churches.
- There also are 3 major shopping centers—Town Center of Mililani, Mililani Shopping Center, and Mililani Market Place—and a variety of other health- and service-related businesses.



Historical Statistics

MILILANI



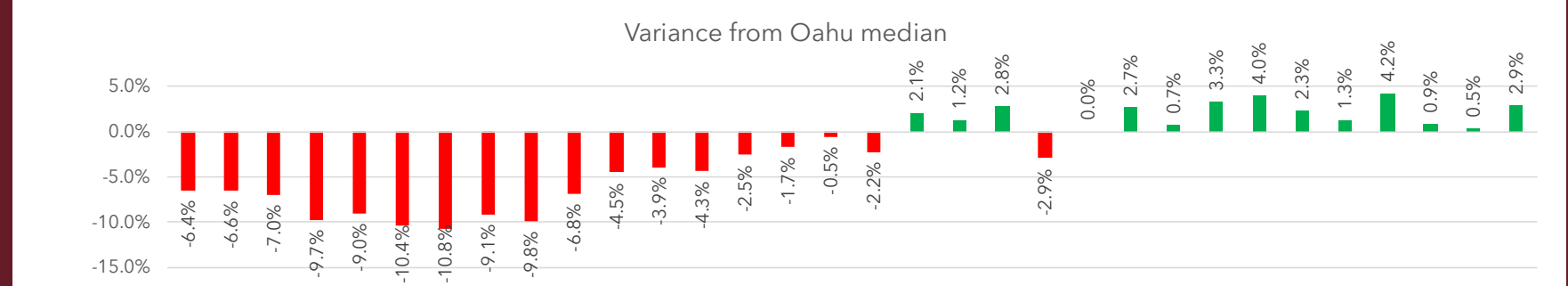
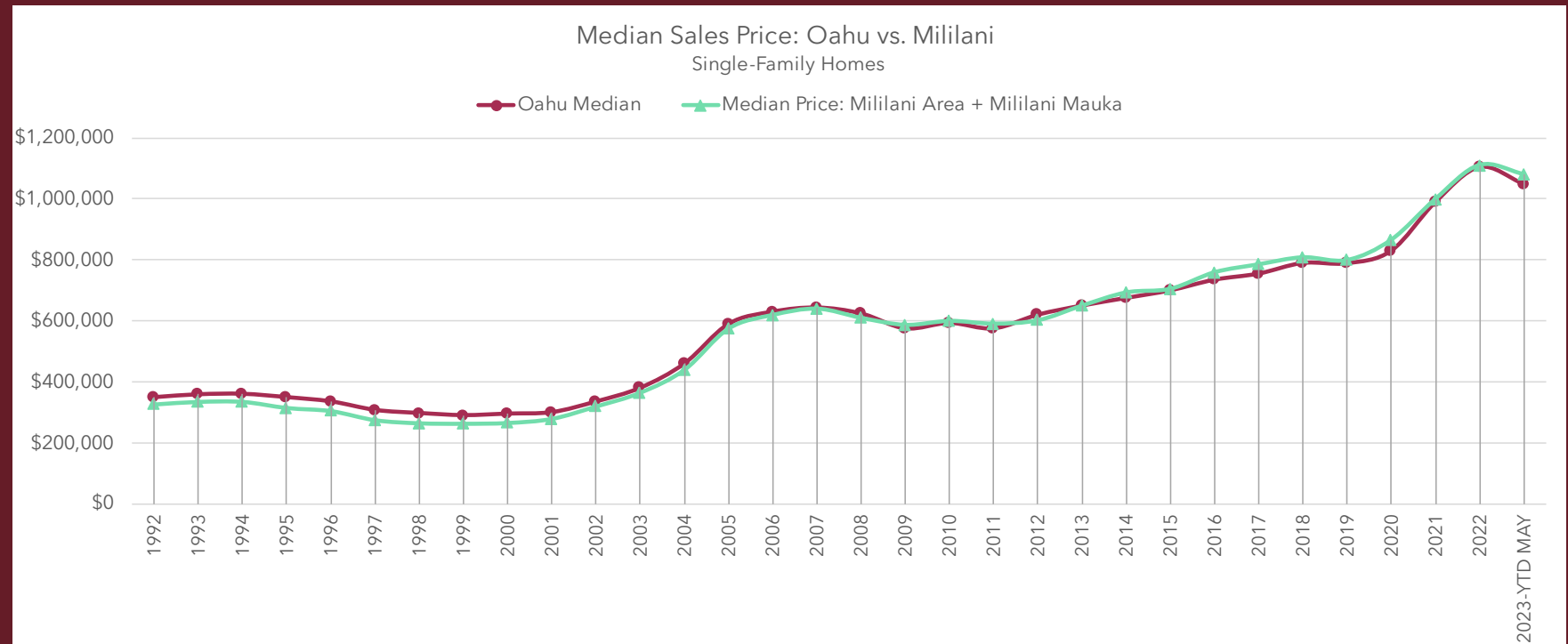
Single-Family Homes

MILILANI AREA + MILILANI MAUKA

Median Sales Price Comparison

Single-Family Homes - Oahu vs. Mililani

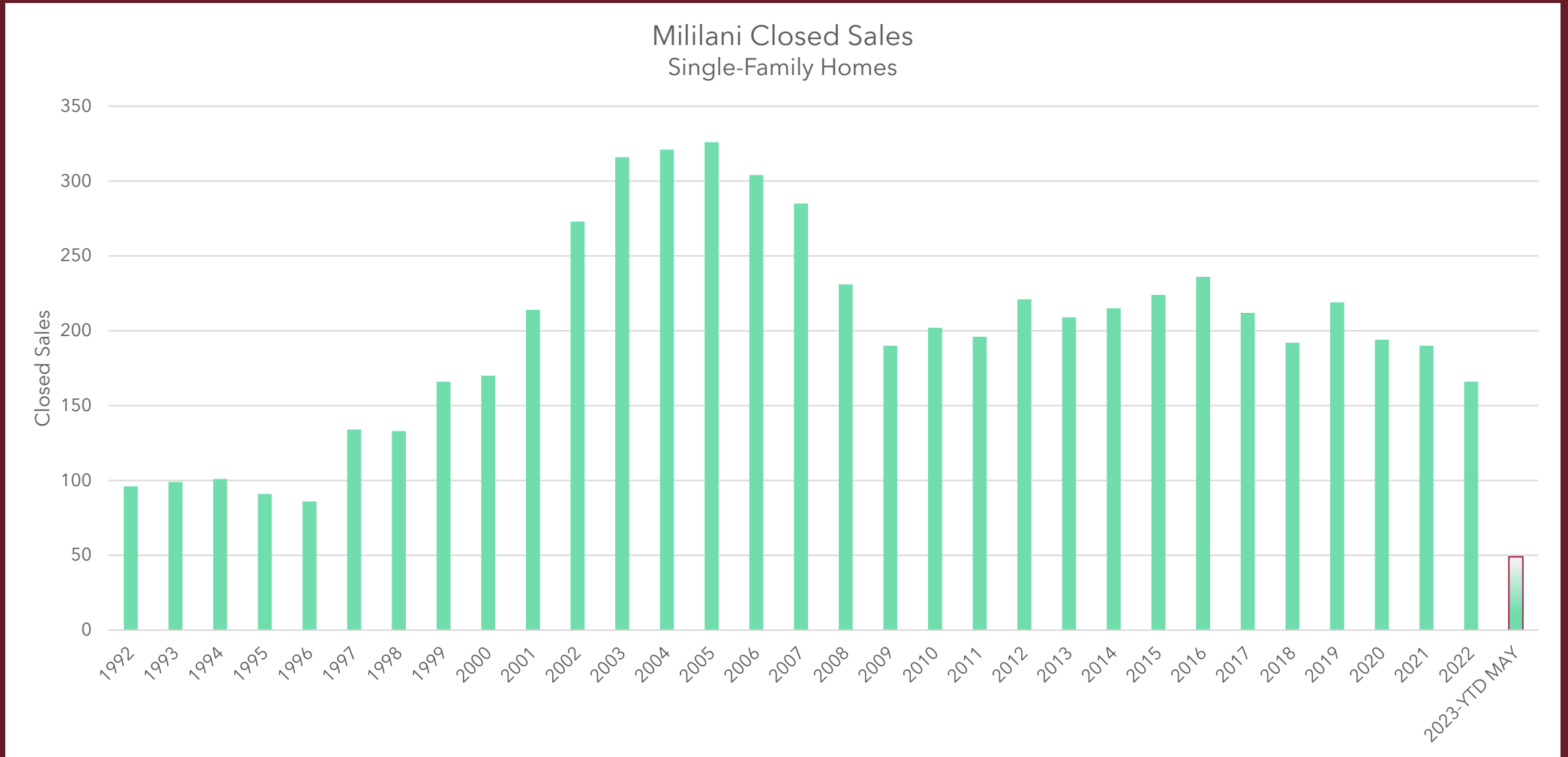
Year	Oahu SFH Median	Median Price: Mililani Area + Mililani Mauka
1992	\$349,000	\$326,500
1993	\$358,500	\$335,000
1994	\$360,000	\$334,900
1995	\$349,000	\$315,000
1996	\$335,000	\$304,750
1997	\$307,000	\$275,000
1998	\$297,000	\$265,000
1999	\$290,000	\$263,500
2000	\$295,000	\$266,000
2001	\$299,900	\$279,450
2002	\$335,000	\$320,000
2003	\$380,000	\$365,000
2004	\$460,000	\$440,000
2005	\$590,000	\$575,000
2006	\$630,000	\$619,500
2007	\$643,500	\$640,000
2008	\$624,000	\$610,000
2009	\$575,000	\$587,000
2010	\$592,750	\$600,000
2011	\$575,000	\$591,000
2012	\$620,000	\$602,000
2013	\$650,000	\$650,000
2014	\$675,000	\$693,000
2015	\$700,000	\$705,000
2016	\$735,000	\$759,000
2017	\$755,000	\$785,000
2018	\$790,000	\$808,000
2019	\$789,000	\$799,000
2020	\$830,000	\$865,250
2021	\$990,000	\$998,750
2022	\$1,105,000	\$1,110,000
2023-YTD MAY	\$1,049,500	\$1,080,000



Closed Sales Single-Family Homes - Mililani

On average, Mililani accounts for approximately 6% of Oahu single-family home sales

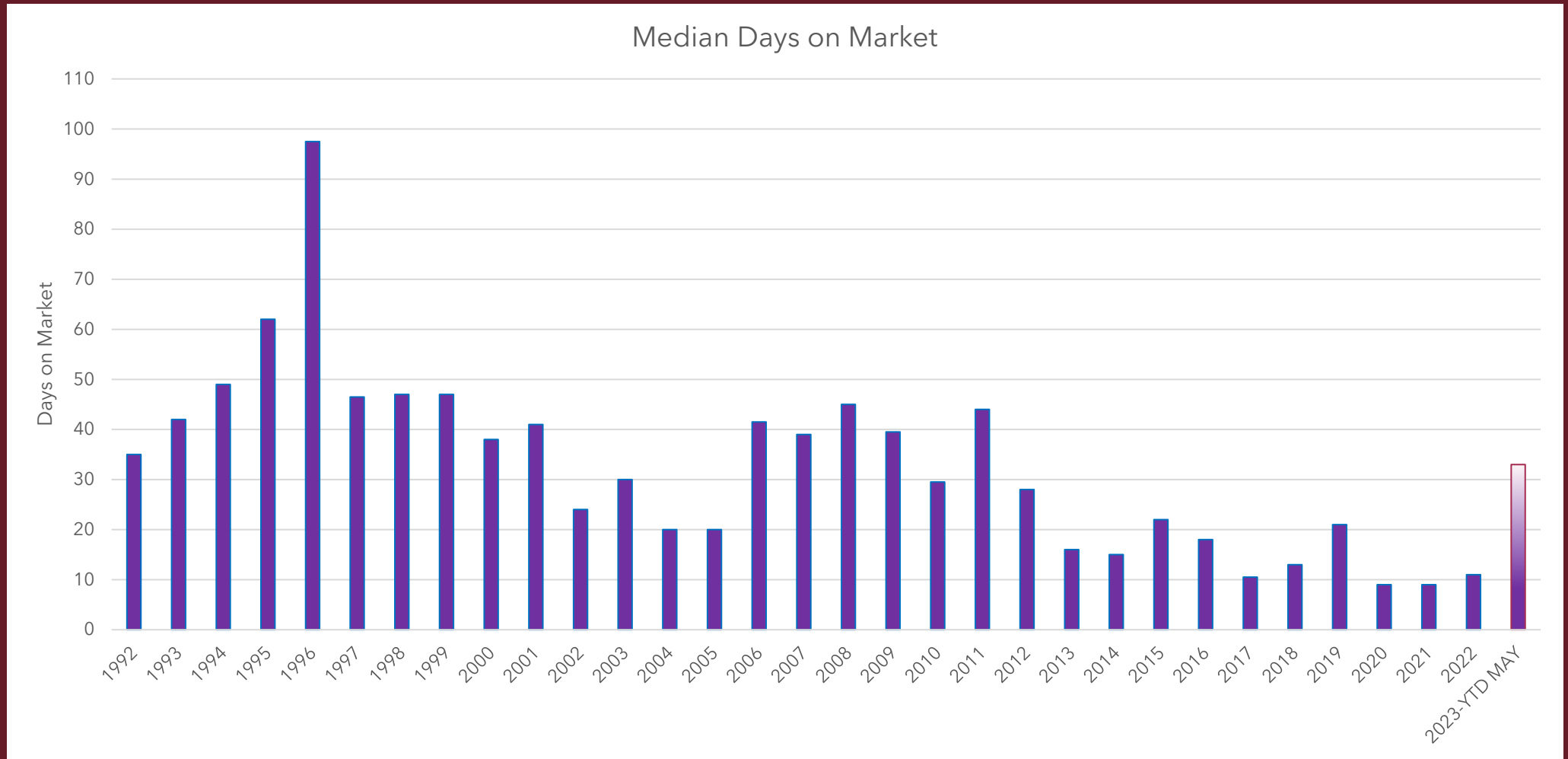
Year	Closed Sales
1992	96
1993	99
1994	101
1995	91
1996	86
1997	134
1998	133
1999	166
2000	170
2001	214
2002	273
2003	316
2004	321
2005	326
2006	304
2007	285
2008	231
2009	190
2010	202
2011	196
2012	221
2013	209
2014	215
2015	224
2016	236
2017	212
2018	192
2019	219
2020	194
2021	190
2022	166
2023-YTD MAY	49



Median Days on Market

Single-Family Homes - Mililani

Year	Median Days on Market
1992	35
1993	42
1994	49
1995	62
1996	98
1997	47
1998	47
1999	47
2000	38
2001	41
2002	24
2003	30
2004	20
2005	20
2006	42
2007	39
2008	45
2009	40
2010	30
2011	44
2012	28
2013	16
2014	15
2015	22
2016	18
2017	11
2018	13
2019	21
2020	9
2021	9
2022	11
2023-YTD MAY	33





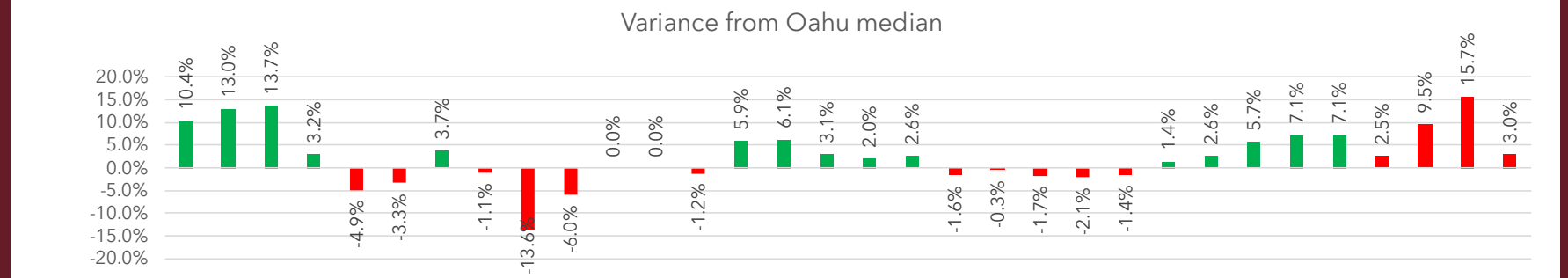
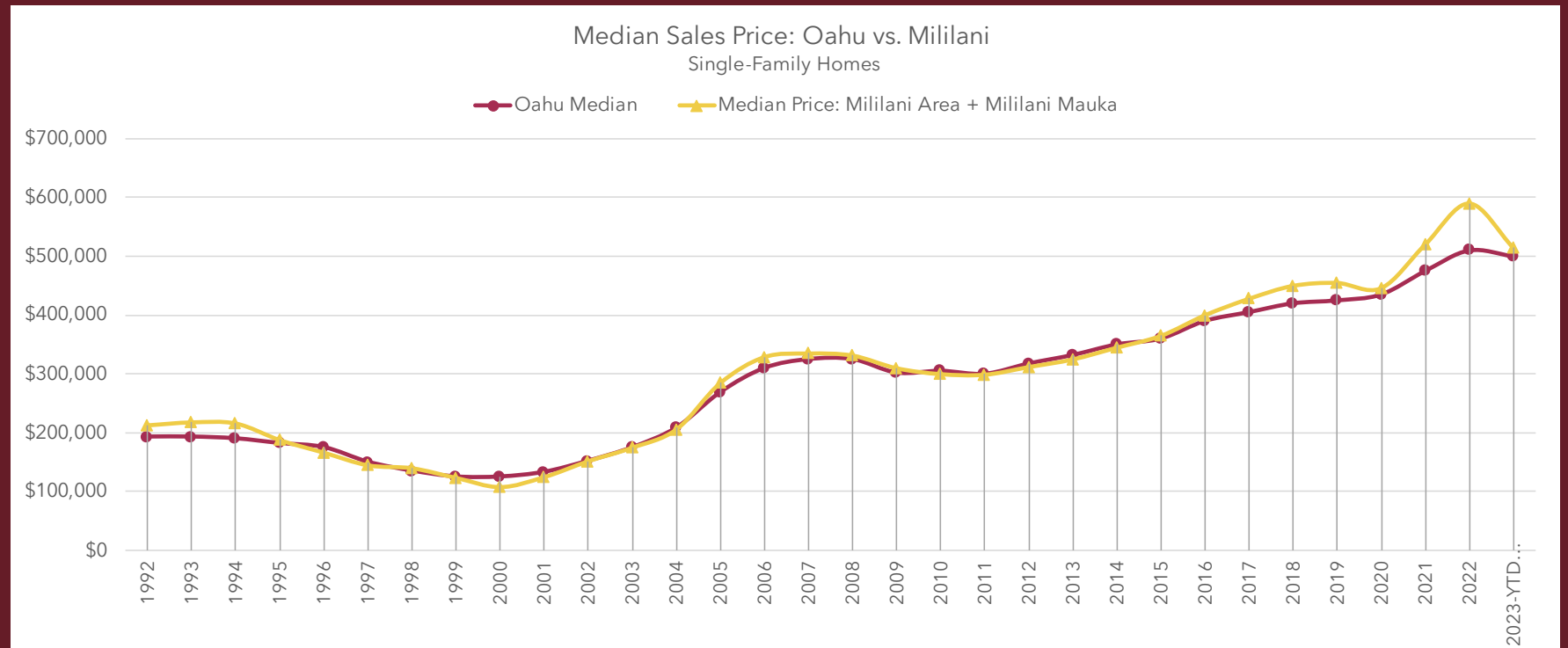
Condos/Townhomes

MILILANI AREA + MILILANI MAUKA

Median Sales Price Comparison

Condos/Townhomes - Oahu vs. Mililani

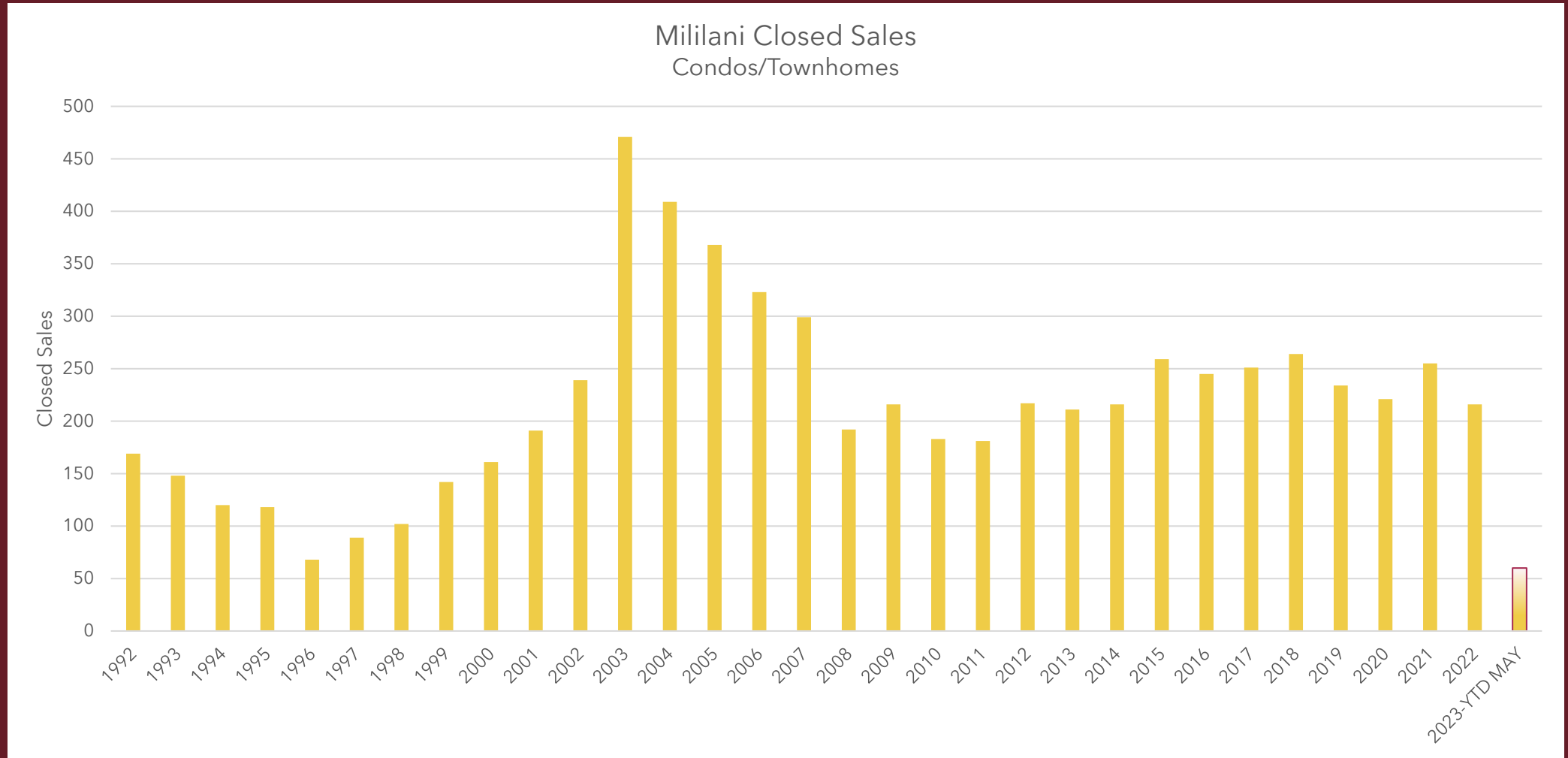
Year	Oahu CND Median	Median Price: Mililani Area + Mililani Mauka
1992	\$193,000	\$213,000
1993	\$193,000	\$218,000
1994	\$190,000	\$216,000
1995	\$182,000	\$187,750
1996	\$175,000	\$166,450
1997	\$150,000	\$145,000
1998	\$135,000	\$140,000
1999	\$125,000	\$123,610
2000	\$125,000	\$108,000
2001	\$133,000	\$125,000
2002	\$152,000	\$152,000
2003	\$175,000	\$175,000
2004	\$208,500	\$206,000
2005	\$269,000	\$285,000
2006	\$310,000	\$329,000
2007	\$325,000	\$335,000
2008	\$325,000	\$331,500
2009	\$302,000	\$310,000
2010	\$305,000	\$300,000
2011	\$300,000	\$299,000
2012	\$317,500	\$312,000
2013	\$332,000	\$325,000
2014	\$350,000	\$345,000
2015	\$360,000	\$365,000
2016	\$390,000	\$400,000
2017	\$405,000	\$428,000
2018	\$420,000	\$450,000
2019	\$425,000	\$455,000
2020	\$435,000	\$446,000
2021	\$475,000	\$520,000
2022	\$510,000	\$590,000
2023-YTD MAY	\$500,000	\$515,000



Closed Sales Condos/Townhomes - Mililani

On average, Mililani
accounts for
approximately 5% of
Oahu condo sales

Year	Closed Sales
1992	169
1993	148
1994	120
1995	118
1996	68
1997	89
1998	102
1999	142
2000	161
2001	191
2002	239
2003	471
2004	409
2005	368
2006	323
2007	299
2008	192
2009	216
2010	183
2011	181
2012	217
2013	211
2014	216
2015	259
2016	245
2017	251
2018	264
2019	234
2020	221
2021	255
2022	216
2023-YTD MAY	60



Median Days on Market

Condos/Townhomes - Mililani

Year	Median Days on Market
1992	43
1993	44
1994	48
1995	56
1996	65
1997	50
1998	66
1999	57
2000	50
2001	31
2002	23
2003	25
2004	13
2005	11
2006	26
2007	28
2008	32
2009	36
2010	25
2011	35
2012	23
2013	13
2014	14
2015	12
2016	9
2017	9
2018	10
2019	15
2020	9
2021	8
2022	9
2023-YTD MAY	15

