

Executive Summary

November property sales declined slightly year-over-year, with total combined sales for the month dipping about 8% compared to November 2022. Single-family home sales declined by 6.3%, while the condo market saw an 8.8% decrease.

Both markets saw median sales prices in November that closely resembled October 2023 figures. Year-over-year, the median price of a single-family home dipped 4.3% to \$1,100,055. Conversely, condos marked a 7.5% increase to \$516,179.

A significant portion of contract signings in November were for single-family homes priced in the \$800,000 to \$999,999 range, representing almost one-third of pending sales with 56 contract signings. In the condo market, over 75% of pending sales occurred within the \$200,000 to \$799,999 range, with the highest concentration in the \$300,000 to \$599,999 range, accounting for approximately 46% of contract signings for the month.

For single-family homes, the \$800,000 to \$1,199,999 price range experienced the largest decline in sales volume, experiencing a 28% year-over-year decrease with 59 sales compared to 82 in November 2022. Meanwhile, the \$500,000 to \$799,999 price range surged by 60.9%, with 37 sales. In the condo market, the \$200,000 to \$499,999 price range slumped by 23% with 127 sales, while sales at most other price points remained relatively consistent.

Fewer transactions closed above the original asking price. In the single-family home market, 21% of transactions closed above the original asking price compared to 31% last year. Only 19% of condo sales closed for more than the original asking price, compared to nearly a quarter in November 2022.

Properties sat longer on the market, though single-family homes and condos continued to mark a median days on market of under a month. Single-family homes had a median days on market of 29 days, up from 18 days in November 2022. Meanwhile, condos had a median days on market of 23 days, reflecting a five-day increase compared to the previous November.

New listings for single-family homes and condos slowed compared to last year, dipping by 7.6% and 13.1%, respectively. While the single-family home market had 672 active listings at month-end, marking a 1.5% year-over-year decrease, active inventory for condos grew by 7.5% year-over-year to 1,337 listings. However, both markets still operated with active inventory levels below pre-COVID figures, plummeting by 32% for single-family homes and 26% for condos compared to November 2019.



Oahu Monthly Housing Statistics

November 2023



SINGLE-FAMILY HOMES

Median Sales Price	YoY %chg
\$1,100,055	-4.3%
Closed Sales	YoY %chg
180	-6.3%
Average Sales Price	YoY %chg
\$1,434,999	+3.4%

CONDOS

Median Sales Price	YoY %chg
\$516,179	+7.5%
Closed Sales	YoY %chg
310	-8.8%
Average Sales Price	YoY %chg
\$676,625	+13.8%

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

CONTENTS:

Monthly Indicators	2
Price Graphs	3-4
Closed Sales	5
Median Sales Price	6
Average Sales Price	7
Median Days on Market	8
Percent of Original List Price Received	9
New Listings	10
Pending Sales	11
Active Inventory	12
Total Inventory In Escrow	13
Months Supply of Active Inventory	14
Housing Supply Overview	15
Closed Sales (by price range)	16-17
Median Days on Market (by price range)	18-19
Percent of Original List Price Received (by price range)	20-21
New Listings (by price range)	22-23
Pending Sales (by price range)	24-25
Active Inventory (by price range)	26-27
Active Inventory History	28
Total Inventory In Escrow (by price range)	29-30
Months Supply of Active Inventory (by price range)	31-32
Historical Graphs	33-34

Monthly Indicators

OAHU, HAWAII

November 2023

Single-Family Homes					
Nov-23	Nov-22	YoY %chg	Oct-23	MoM %chg	
Closed Sales	180	192	-6.3%	213	-15.5%
Median Sales Price	\$1,100,055	\$1,149,500	-4.3%	\$1,100,000	0.0%
Average Sales Price	\$1,434,999	\$1,387,685	3.4%	\$1,304,757	10.0%
Median Days on Market	29	18	61.1%	18	61.1%
Percent of Orig. List Price Received	97.1%	98.4%	-1.3%	98.0%	-0.9%
New Listings	267	289	-7.6%	272	-1.8%
Pending Sales*	174	198	-12.1%	192	-9.4%
Active Inventory*	672	682	-1.5%	626	7.3%
Total Inventory in Escrow*	312	319	-2.2%	333	-6.3%
Months Supply of Active Inventory*	3.1	2.2	40.9%	2.9	6.9%

Condos					
Nov-23	Nov-22	YoY %chg	Oct-23	MoM %chg	
Closed Sales	310	340	-8.8%	399	-22.3%
Median Sales Price	\$516,179	\$480,000	7.5%	\$515,000	0.2%
Average Sales Price	\$676,625	\$594,444	13.8%	\$670,805	0.9%
Median Days on Market	23	18	27.8%	21	9.5%
Percent of Orig. List Price Received	98.0%	98.8%	-0.8%	98.7%	-0.7%
New Listings	457	526	-13.1%	566	-19.3%
Pending Sales*	308	359	-14.2%	325	-5.2%
Active Inventory*	1,337	1,244	7.5%	1,306	2.4%
Total Inventory in Escrow*	473	512	-7.6%	475	-0.4%
Months Supply of Active Inventory*	3.4	2.3	47.8%	3.3	3.0%

*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

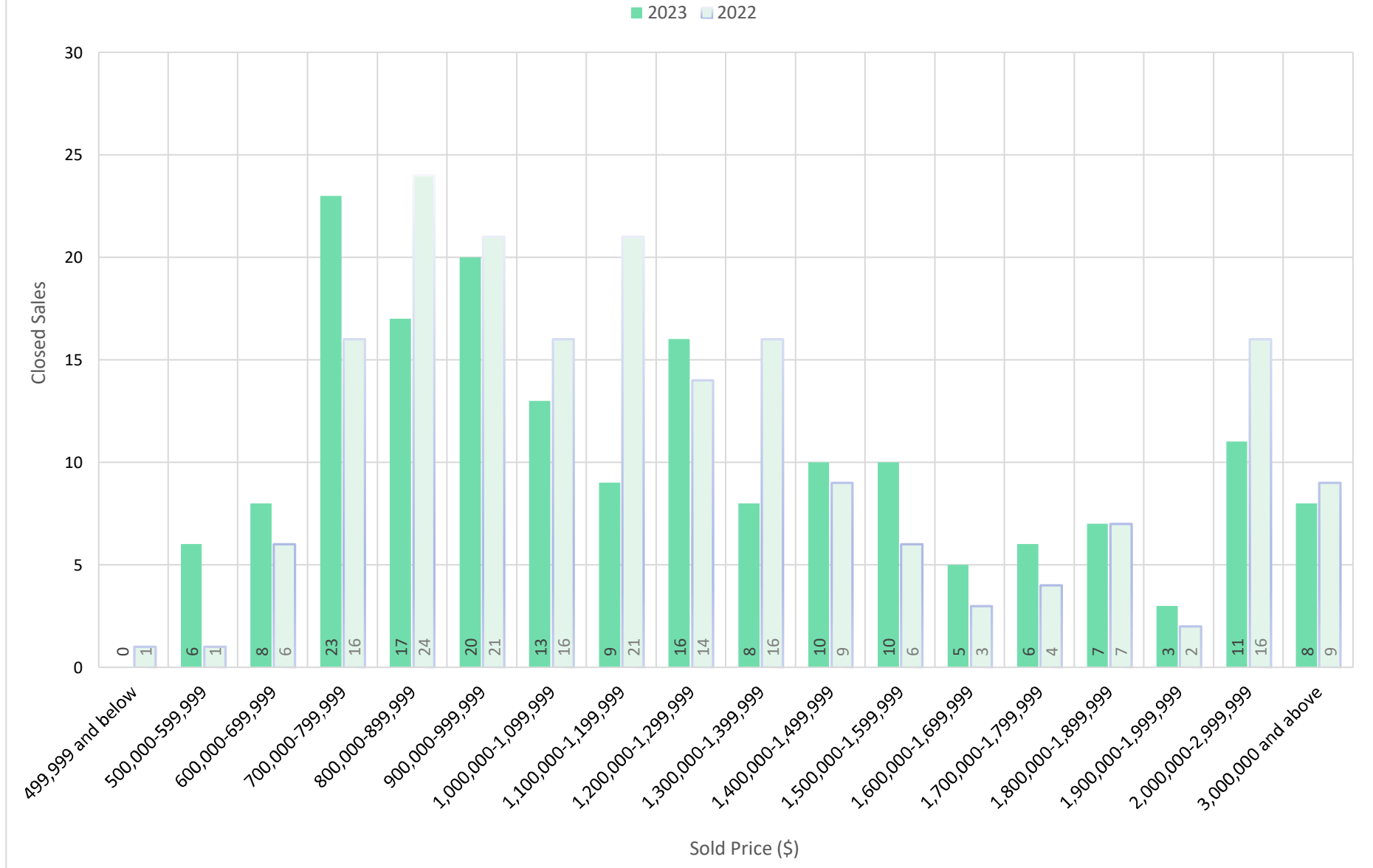
Single-Family Homes					
YTD-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg	
Closed Sales	2,378	3,272	-27.3%	4,148	-42.7%
Median Sales Price	\$1,060,000	\$1,110,000	-4.5%	\$985,000	7.6%
Average Sales Price	\$1,335,142	\$1,384,494	-3.6%	\$1,245,537	7.2%
Median Days on Market	22	11	100.0%	9	144.4%
Percent of Orig. List Price Received	98.3%	100.4%	-2.1%	102.0%	-3.6%
New Listings	3,144	4,004	-21.5%	4,572	-31.2%
Pending Sales*	2,614	3,271	-20.1%	4,380	-40.3%

Condos					
YTD-2023	YTD-2022	1-yr %chg	YTD-2021	2-yr %chg	
Closed Sales	4,301	5,993	-28.2%	6,610	-34.9%
Median Sales Price	\$508,500	\$510,000	-0.3%	\$475,000	7.1%
Average Sales Price	\$624,663	\$612,291	2.0%	\$554,014	12.8%
Median Days on Market	21	12	75.0%	11	90.9%
Percent of Orig. List Price Received	98.6%	100.0%	-1.4%	100.0%	-1.4%
New Listings	5,774	7,097	-18.6%	7,649	-24.5%
Pending Sales*	4,431	5,769	-23.2%	6,961	-36.3%

*see footnotes on pages 9-12 regarding methodology updates

1-yr % chg = percent change comparing the current YTD time period to the same YTD time period one year ago.
2-yr % chg = percent change comparing the current YTD time period to the same YTD time period two years ago.

Single-Family Homes Sold November 2023 vs. November 2022

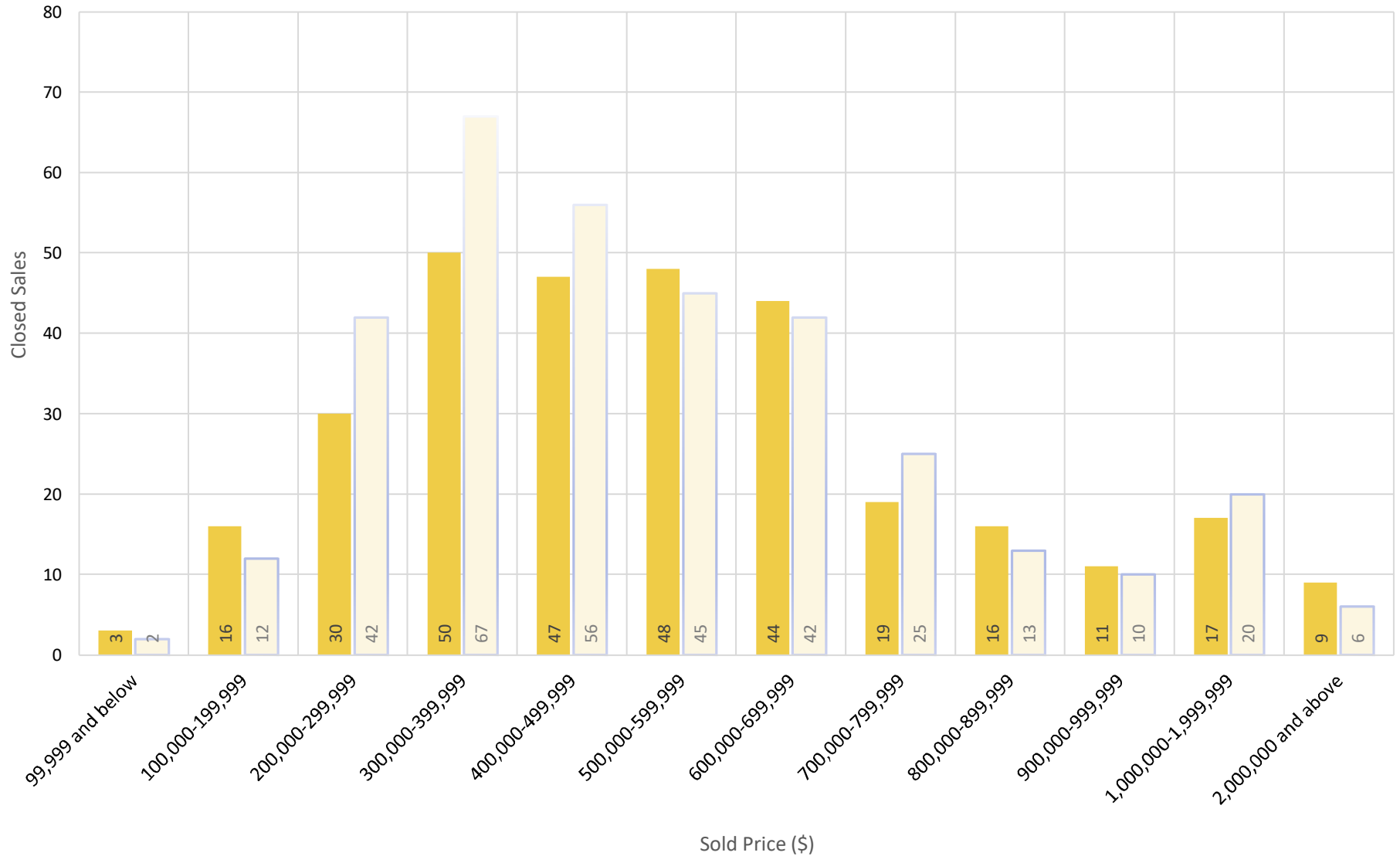


SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Condos Sold November 2023 vs. November 2022

■ 2023 ■ 2022



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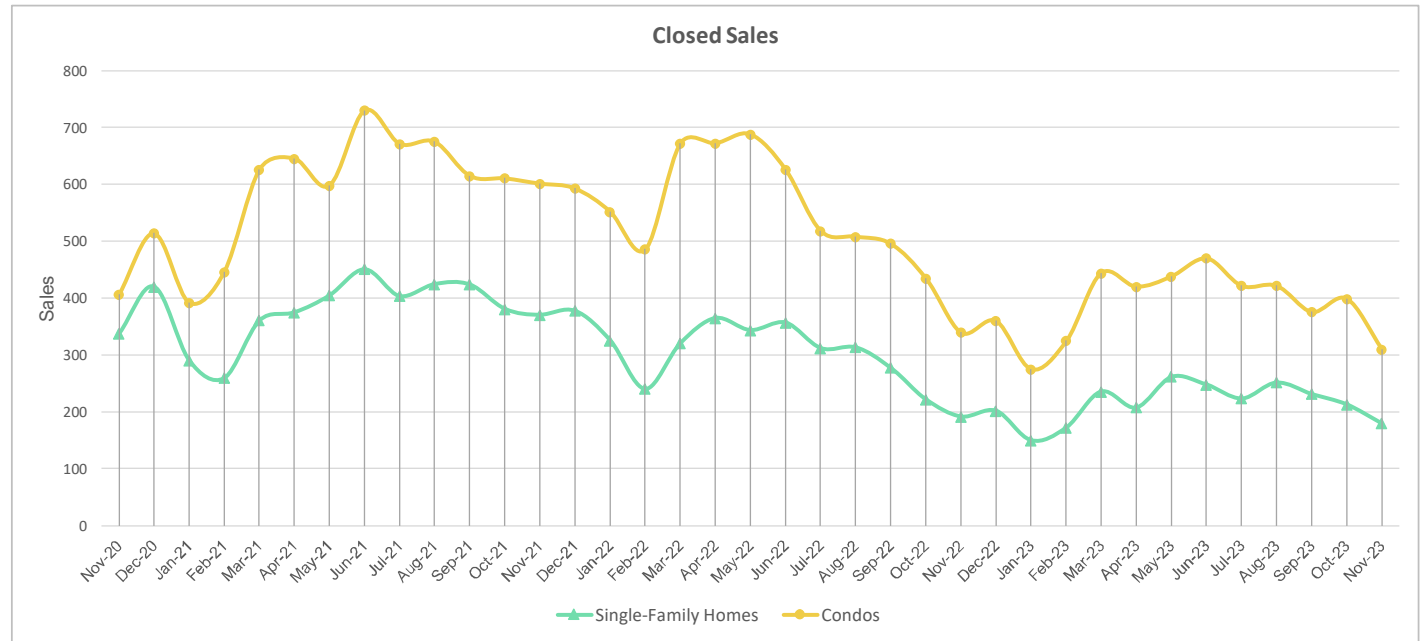
Closed Sales

November 2023

OAHU, HAWAII

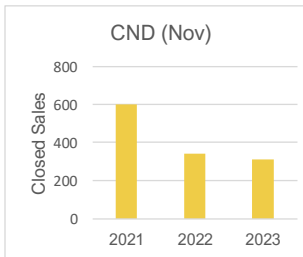
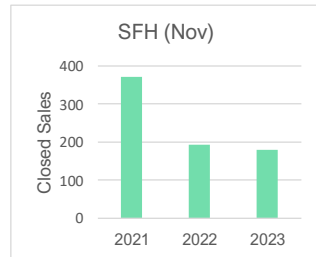
(A count of properties that have closed in a given month)

Mo-Yr	Single-Family Homes	Condos	Total
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
Nov-23	180	310	490



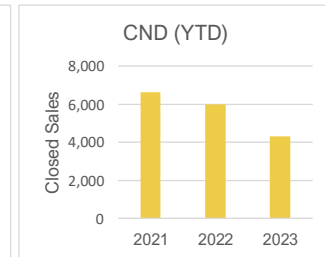
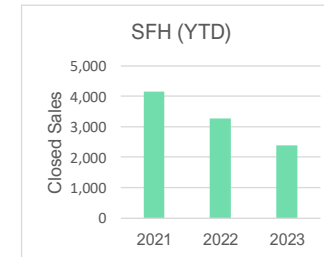
Monthly Closed Sales

November	SFH	YoY %chg	CND	YoY %chg
2021	371	9.8%	601	47.7%
2022	192	-48.2%	340	-43.4%
2023	180	-6.3%	310	-8.8%



Year-to-Date Closed Sales

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	4,148	21.4%	6,610	57.7%
2022	3,272	-21.1%	5,993	-9.3%
2023	2,378	-27.3%	4,301	-28.2%



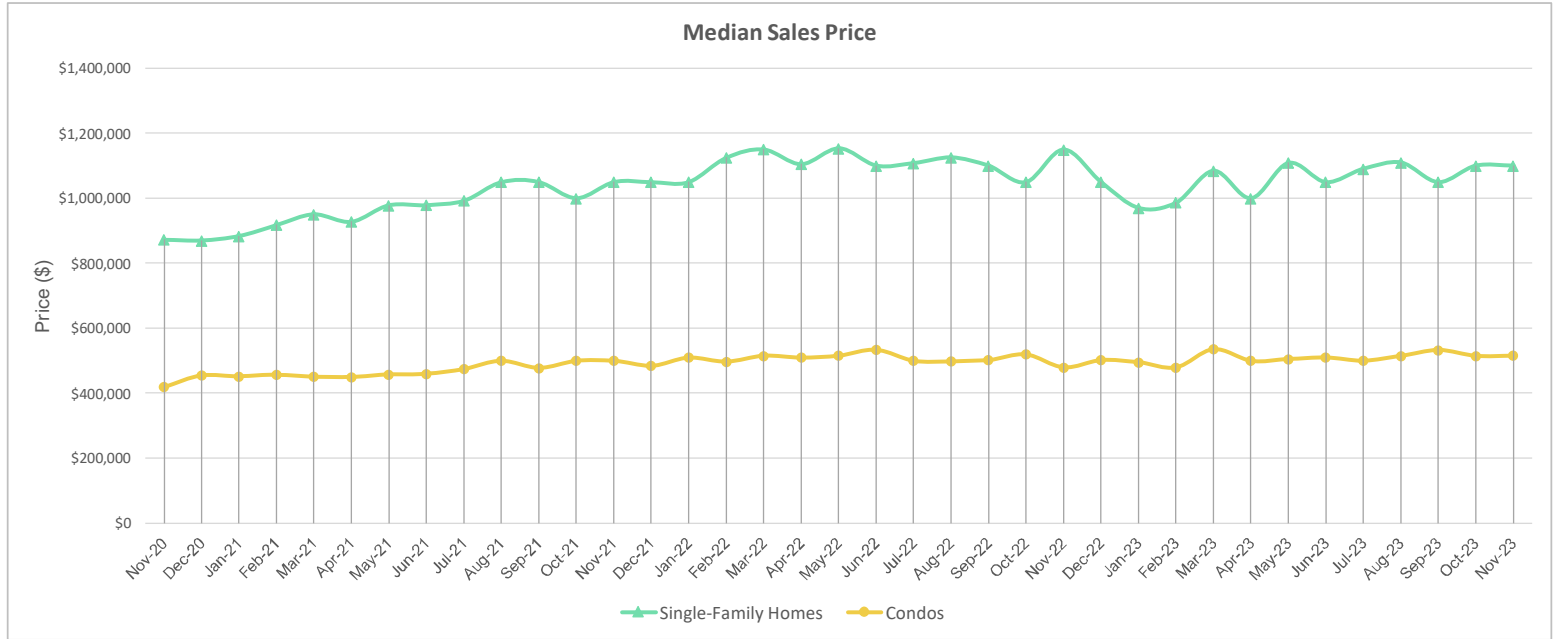
Median Sales Price

November 2023

OAHU, HAWAII

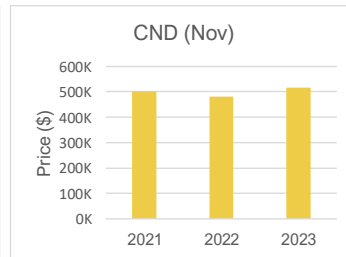
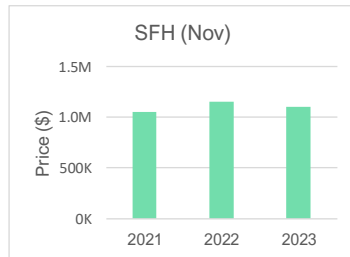
(The median sales price of all closed properties in a given month)

Mo/Yr	Single-Family Homes	Condos
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
Nov-23	\$1,100,055	\$516,179



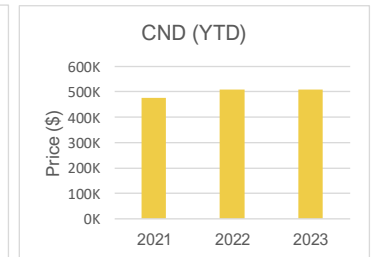
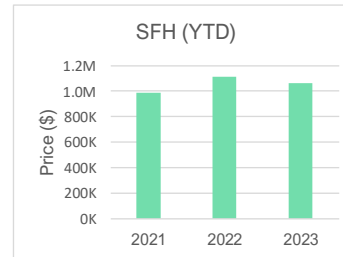
Monthly Median Sales Price

November	SFH	YoY %chg	CND	YoY %chg
2021	\$1,050,000	20.3%	\$500,000	19.0%
2022	\$1,149,500	9.5%	\$480,000	-4.0%
2023	\$1,100,055	-4.3%	\$516,179	7.5%



Year-to-Date Median Sales Price

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$985,000	19.8%	\$475,000	10.5%
2022	\$1,110,000	12.7%	\$510,000	7.4%
2023	\$1,060,000	-4.5%	\$508,500	-0.3%



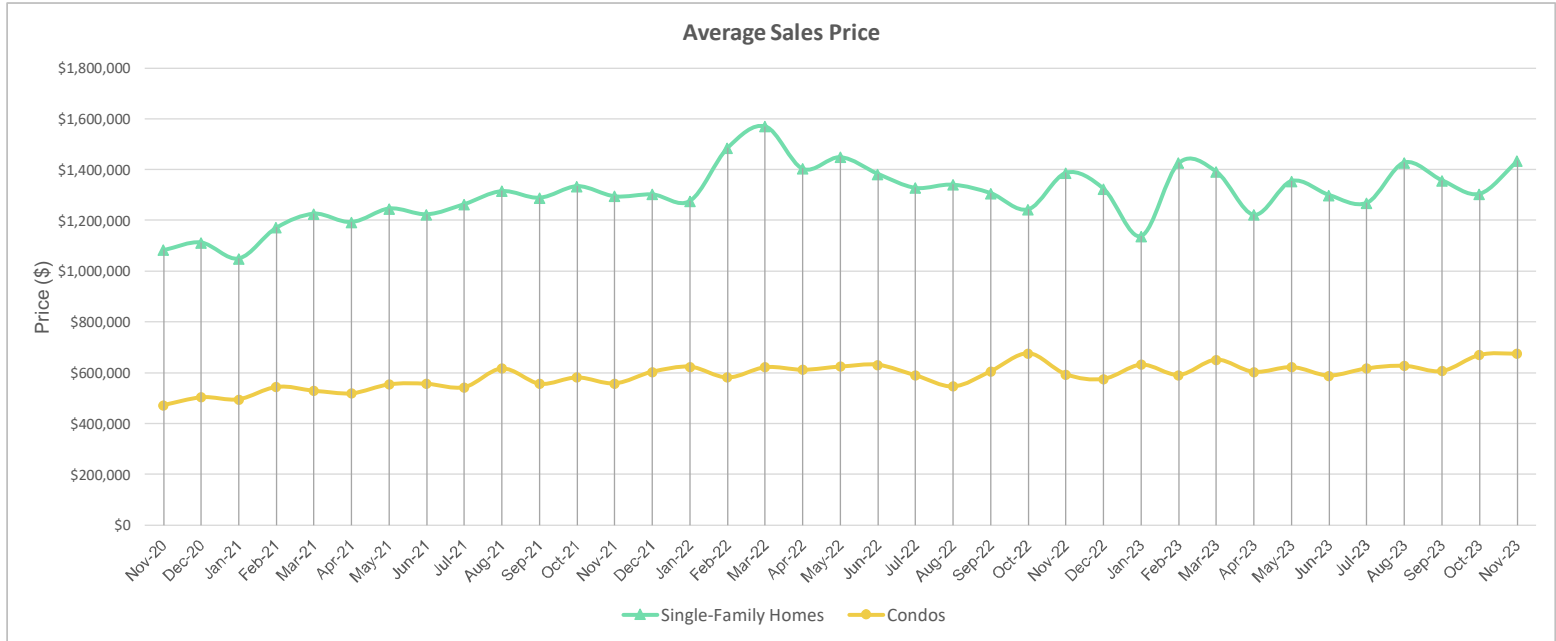
Average Sales Price

November 2023

OAHU, HAWAII

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

Mo/Yr	Single-Family Homes	Condos
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
Nov-23	\$1,434,999	\$676,625

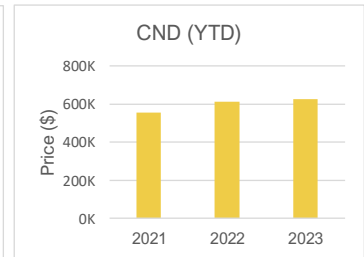
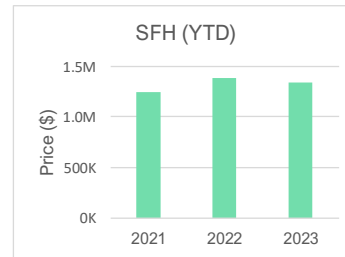
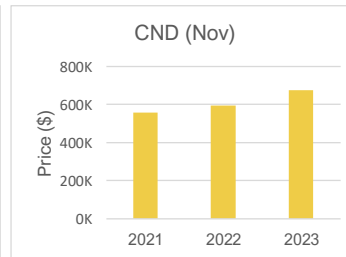
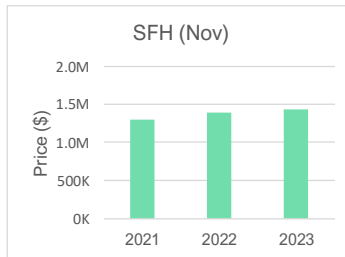


Monthly Average Sales Price

November	SFH	YoY %chg	CND	YoY %chg
2021	\$1,296,551	19.5%	\$559,007	18.3%
2022	\$1,387,685	7.0%	\$594,444	6.3%
2023	\$1,434,999	3.4%	\$676,625	13.8%

Year-to-Date Average Sales Price

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	\$1,245,537	24.3%	\$554,014	10.2%
2022	\$1,384,494	11.2%	\$612,291	10.5%
2023	\$1,335,142	-3.6%	\$624,663	2.0%



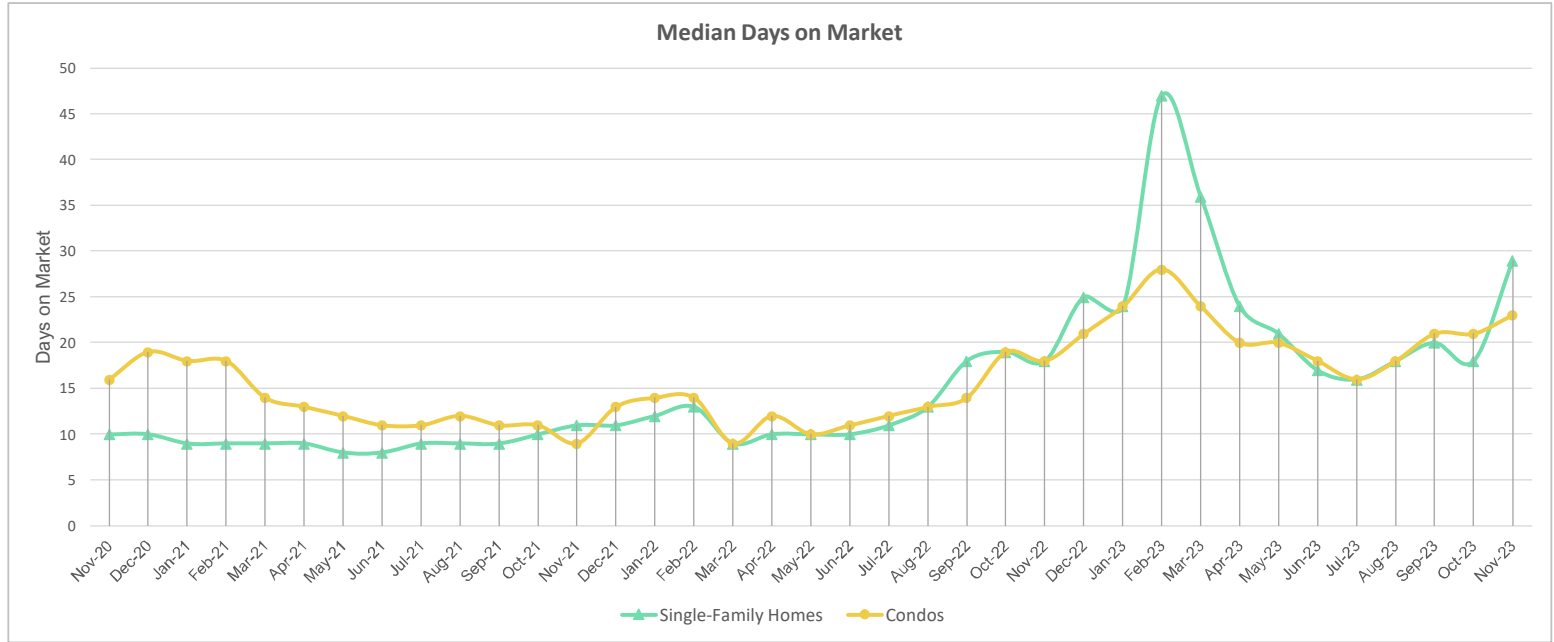
Median Days on Market

November 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
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
Nov-23	29	23

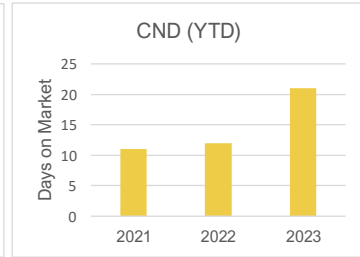
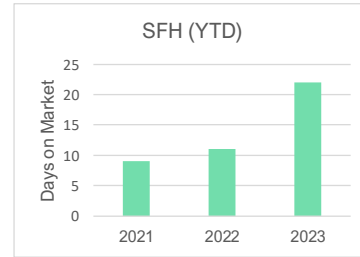
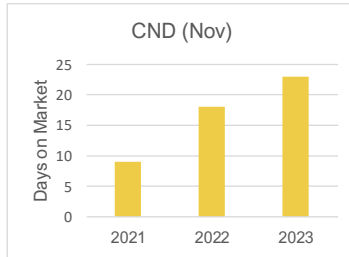
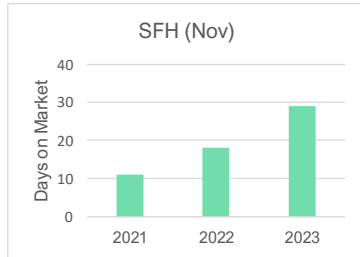


Monthly Median Days on Market

November	SFH	YoY %chg	CND	YoY %chg
2021	11	10.0%	9	-43.8%
2022	18	63.6%	18	100.0%
2023	29	61.1%	23	27.8%

Year-to-Date Median Days on Market

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	9	-35.7%	11	-56.0%
2022	11	22.2%	12	9.1%
2023	22	100.0%	21	75.0%



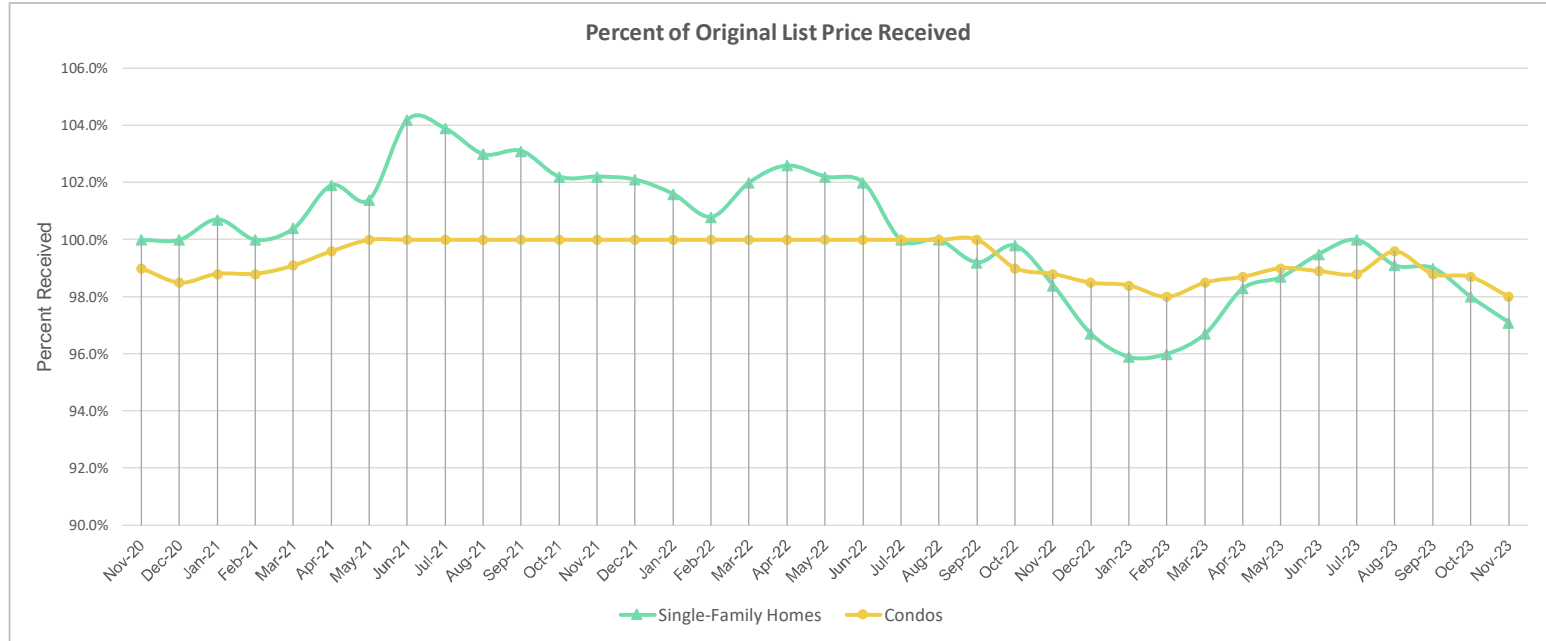
Percent of Original List Price Received

November 2023

OAHU, HAWAII

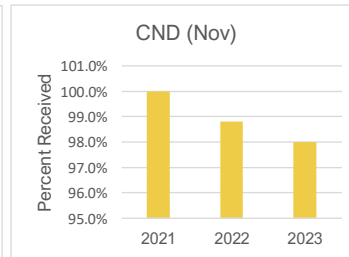
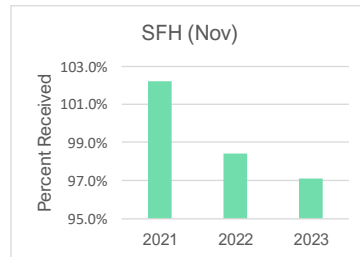
(The percentage found when dividing a property's sales price by the original list price; reported percentage is the median of all sales for the period indicated)

Mo/Yr	Single-Family Homes	Condos
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%
Nov-23	97.1%	98.0%



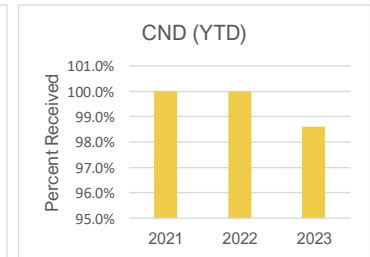
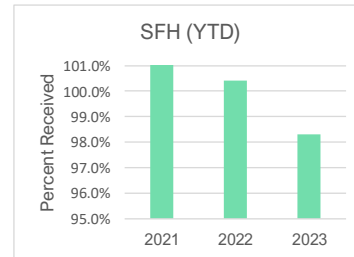
Monthly Percent of Original List Price Received

November	SFH	YoY %chg	CND	YoY %chg
2021	102.2%	2.2%	100.0%	1.0%
2022	98.4%	-3.7%	98.8%	-1.2%
2023	97.1%	-1.3%	98.0%	-0.8%



Year-to-Date Percent of Original List Price Received

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	102.0%	2.9%	100.0%	1.9%
2022	100.4%	-1.6%	100.0%	0.0%
2023	98.3%	-2.1%	98.6%	-1.4%



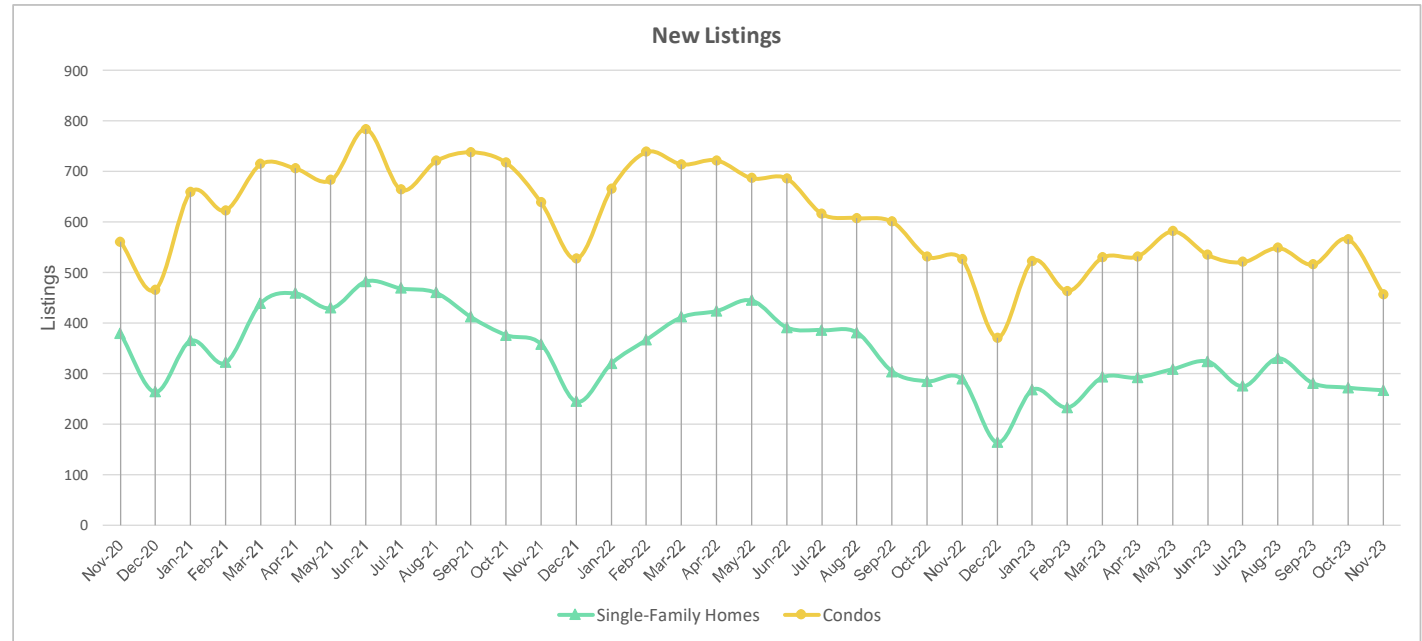
New Listings

November 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
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
Nov-23	267	457	724

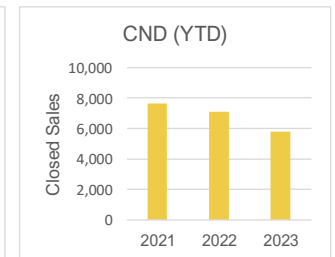
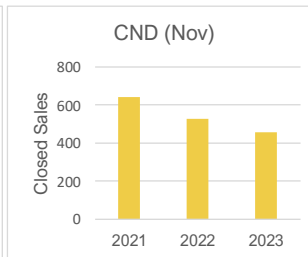
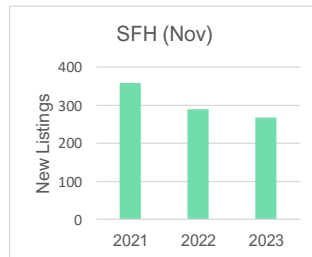


Monthly New Listings

November	SFH	YoY %chg	CND	YoY %chg
2021	358	-5.5%	639	13.9%
2022	289	-19.3%	526	-17.7%
2023	267	-7.6%	457	-13.1%

Year-to-Date New Listings

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	4,572	9.4%	7,649	15.1%
2022	4,004	-12.4%	7,097	-7.2%
2023	3,144	-21.5%	5,774	-18.6%



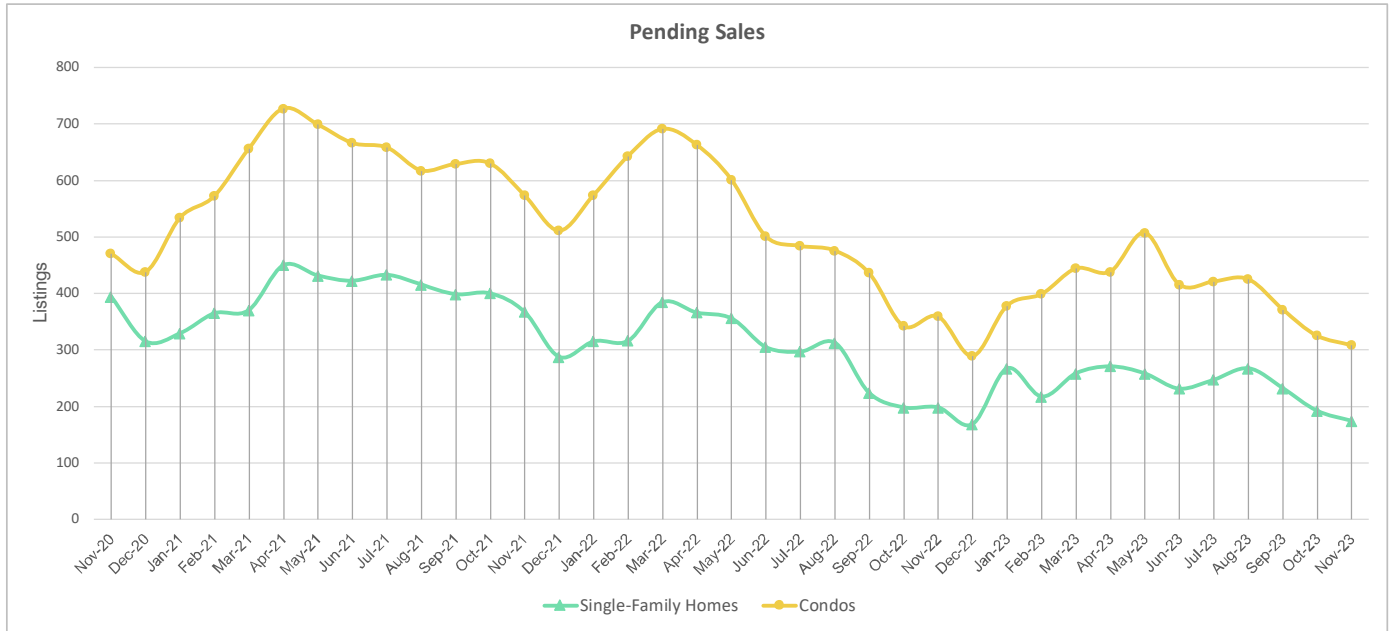
Pending Sales*

November 2023

OAHU, HAWAII

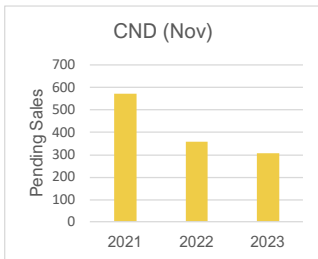
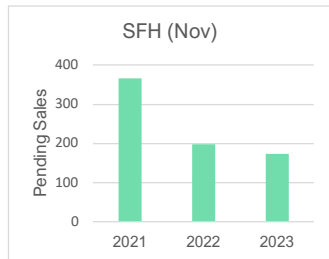
(A measure of contract activity represented by a count of properties that have had offers accepted on them during a given month)

Mo/Yr	Single-Family Homes	Condos	Total
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
Nov-23	174	308	482



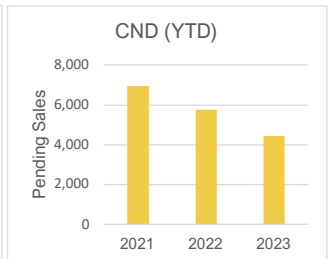
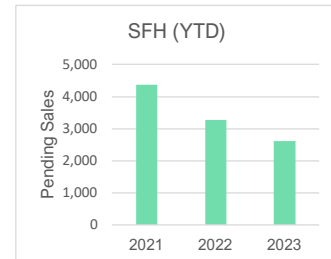
Monthly Pending Sales

November	SFH	YoY %chg	CND	YoY %chg
2021	367	-6.9%	573	21.9%
2022	198	-46.0%	359	-37.3%
2023	174	-12.1%	308	-14.2%



Year-to-Date Pending Sales

November	YTD SFH	YoY %chg	YTD CND	YoY %chg
2021	4,380	9.3%	6,961	50.3%
2022	3,271	-25.3%	5,769	-17.1%
2023	2,614	-20.1%	4,431	-23.2%



*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.

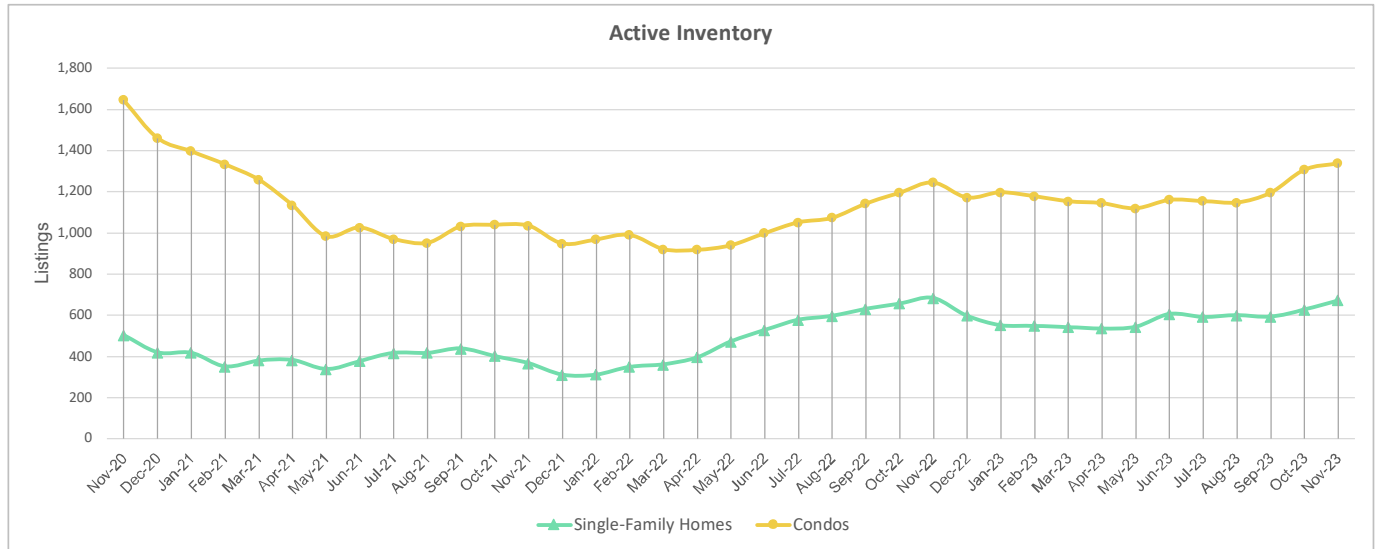
Active Inventory*

November 2023

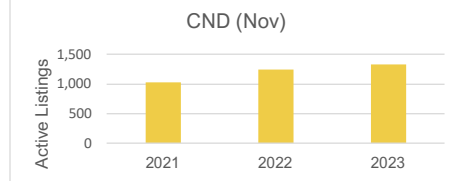
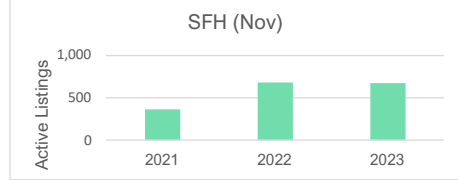
OAHU, HAWAII

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

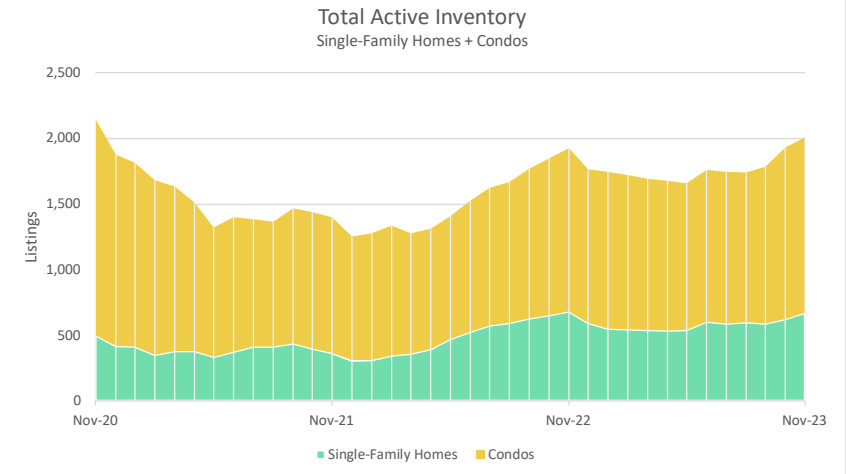
Mo/Yr	Single-Family Homes	Condos	Total
Nov-20	503	1,645	2,148
Dec-20	419	1,459	1,878
Jan-21	417	1,396	1,813
Feb-21	350	1,332	1,682
Mar-21	379	1,257	1,636
Apr-21	381	1,133	1,514
May-21	337	983	1,320
Jun-21	377	1,025	1,402
Jul-21	415	969	1,384
Aug-21	416	950	1,366
Sep-21	437	1,030	1,467
Oct-21	401	1,039	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
Nov-23	672	1,337	2,009



Month	SFH	YoY %chg	CND	YoY %chg
November 2021	366	-27.2%	1,033	-37.2%
November 2022	682	86.3%	1,244	20.4%
November 2023	672	-1.5%	1,337	7.5%



Total Active Inventory: Single-Family Homes + Condos



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

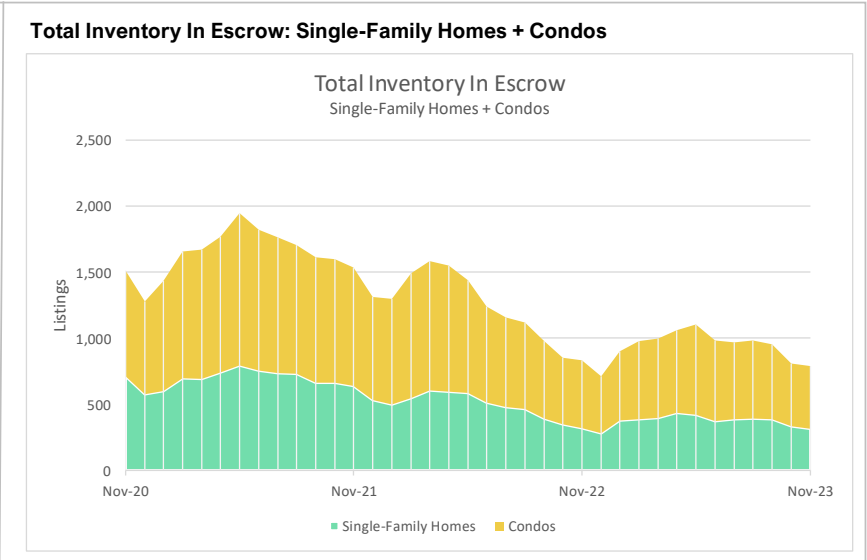
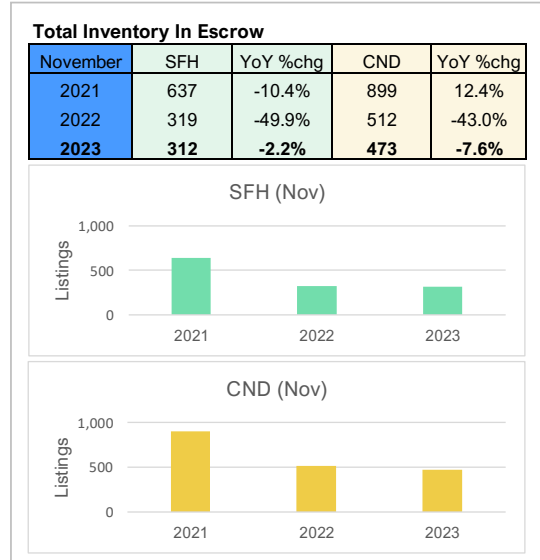
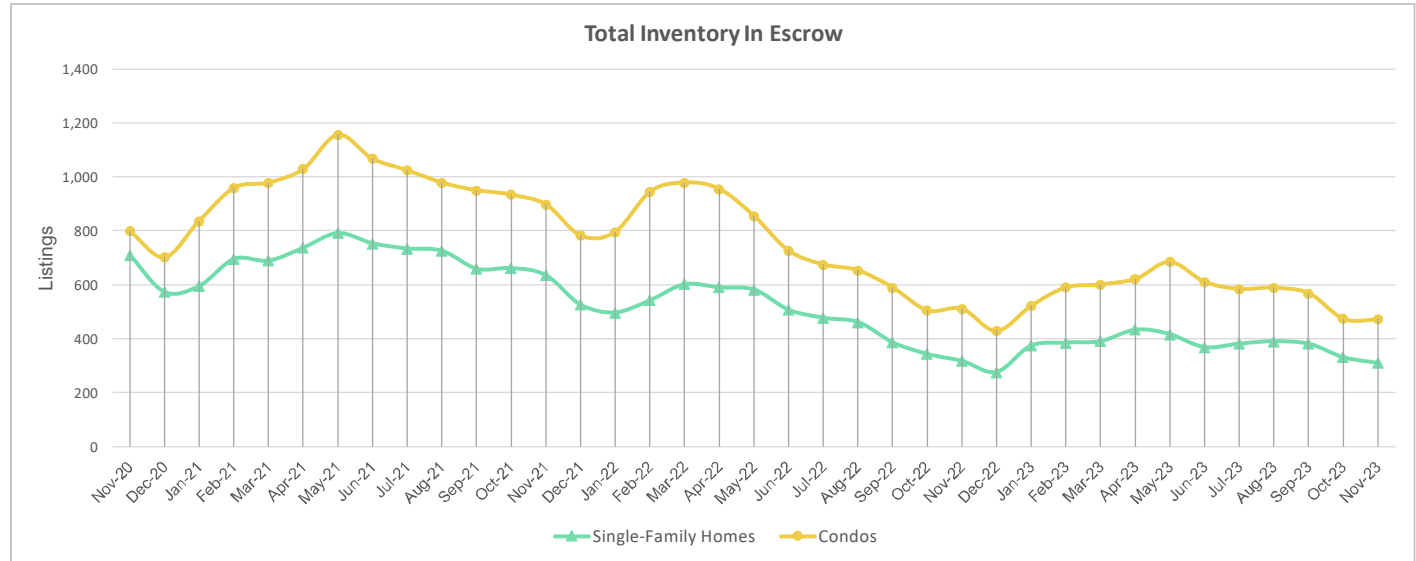
Total Inventory In Escrow*

November 2023

OAHU, HAWAII

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

Mo/Yr	Single-Family Homes	Condos	Total
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
Nov-23	312	473	785



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

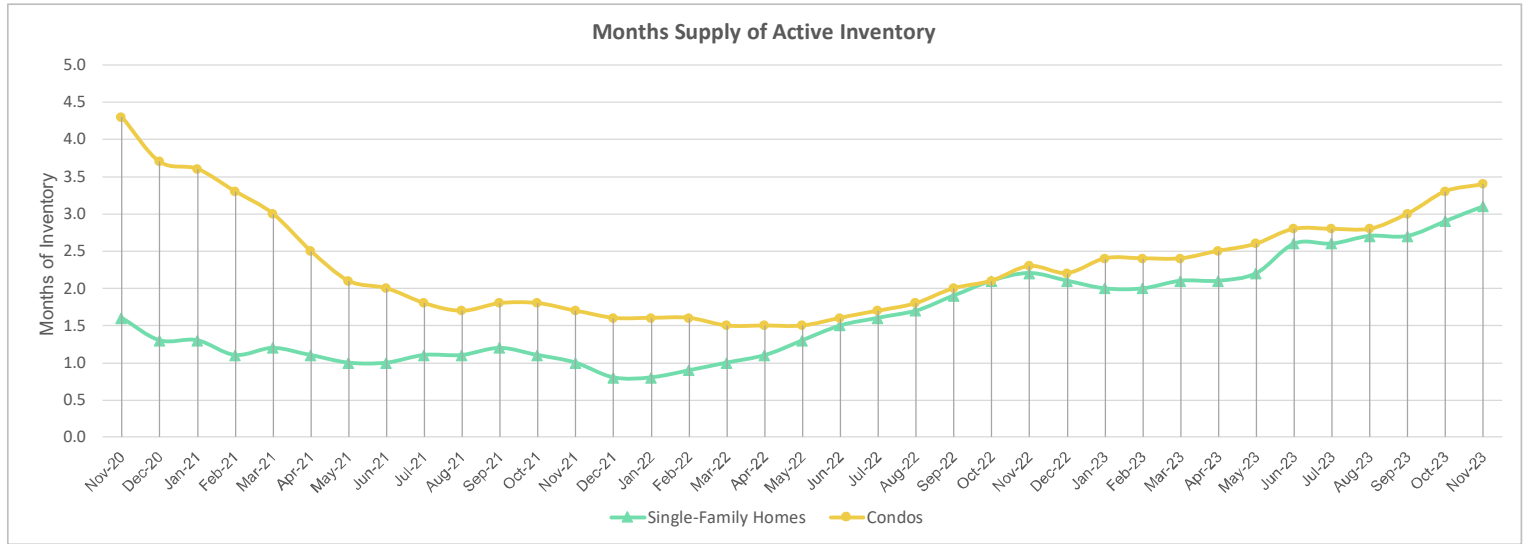
Months Supply of Active Inventory*

November 2023

OAHU, HAWAII

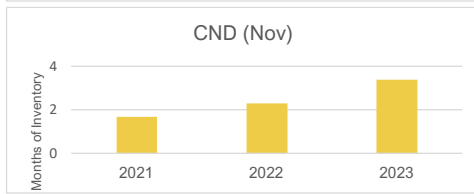
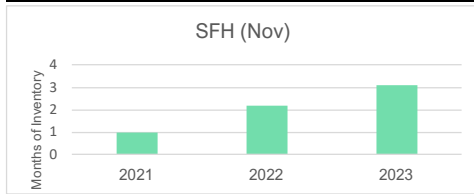
(Compares active inventory to a rolling 12-month average closed sales)

Mo/Yr	Single-Family Homes	Condos
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
Nov-23	3.1	3.4

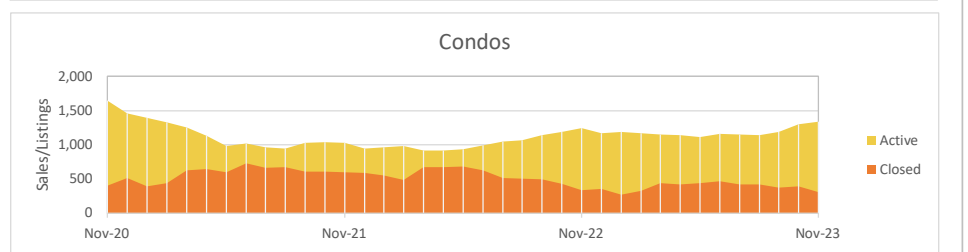
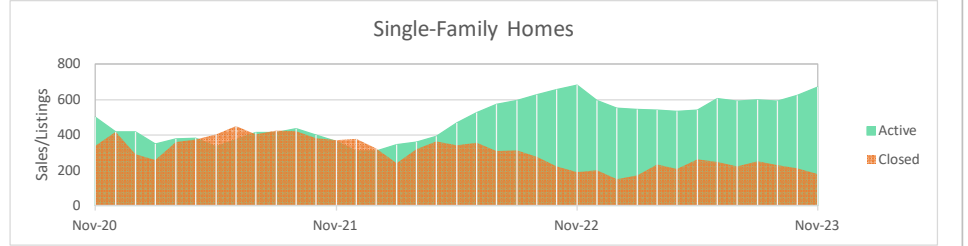


Months Supply of Active Inventory

November	SFH	YoY %chg	CND	YoY %chg
2021	1.0	-37.5%	1.7	-60.5%
2022	2.2	120.0%	2.3	35.3%
2023	3.1	40.9%	3.4	47.8%



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

November 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		
	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg
\$449,999 and below	0	1	-100.0%	-	8	-	-	100.0%	-	5	2	150.0%	2	4	-50.0%	7	5	40.0%	3	10	-70.0%	3.5	2.5	40.0%
\$450,000 - \$599,999	6	1	500.0%	72	46	56.5%	97.3%	90.2%	7.9%	6	7	-14.3%	6	5	20.0%	14	11	27.3%	17	16	6.3%	2.8	1.8	55.6%
\$600,000 - \$699,999	8	6	33.3%	24	53	-54.7%	87.8%	93.8%	-6.4%	12	15	-20.0%	12	12	0.0%	28	34	-17.6%	21	18	16.7%	2.8	3.8	-26.3%
\$700,000 - \$799,999	23	16	43.8%	27	27	0.0%	99.6%	96.5%	3.2%	30	27	11.1%	18	21	-14.3%	54	60	-10.0%	34	40	-15.0%	2.7	2.6	3.8%
\$800,000 - \$899,999	17	24	-29.2%	33	24	37.5%	97.7%	98.7%	-1.0%	33	29	13.8%	28	25	12.0%	63	70	-10.0%	46	41	12.2%	2.0	1.9	5.3%
\$900,000 - \$999,999	20	21	-4.8%	37	22	68.2%	97.5%	96.3%	1.2%	33	38	-13.2%	28	33	-15.2%	75	78	-3.8%	44	44	0.0%	2.8	1.8	55.6%
\$1,000,000 - \$1,499,999	56	76	-26.3%	17	15	13.3%	96.9%	99.9%	-3.0%	83	86	-3.5%	54	53	1.9%	167	169	-1.2%	91	82	11.0%	2.4	1.5	60.0%
\$1,500,000 - 1,999,999	31	22	40.9%	42	14	200.0%	96.7%	100.1%	-3.4%	26	35	-25.7%	16	26	-38.5%	93	82	13.4%	33	39	-15.4%	3.7	2.2	68.2%
\$2,000,000 - \$2,999,999	11	16	-31.3%	14	16	-12.5%	100.0%	97.8%	2.2%	24	25	-4.0%	6	9	-33.3%	74	76	-2.6%	13	17	-23.5%	5.3	4.0	32.5%
\$3,000,000 and above	8	9	-11.1%	14	44	-68.2%	95.4%	92.4%	3.2%	15	25	-40.0%	4	10	-60.0%	97	97	0.0%	10	12	-16.7%	10.8	6.9	56.5%
All Single-Family Homes	180	192	-6.3%	29	18	61.1%	97.1%	98.4%	-1.3%	267	289	-7.6%	174	198	-12.1%	672	682	-1.5%	312	319	-2.2%	3.1	2.2	40.9%

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		
	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg	Nov-23	Nov-22	%chg
\$149,999 and below	7	6	16.7%	38	58	-34.5%	82.5%	92.4%	-10.7%	11	23	-52.2%	12	14	-14.3%	41	36	13.9%	23	18	27.8%	3.2	2.3	39.1%
\$150,000 - \$299,999	42	50	-16.0%	22	19	15.8%	97.2%	97.8%	-0.6%	43	64	-32.8%	46	53	-13.2%	136	153	-11.1%	61	69	-11.6%	3.0	2.3	30.4%
\$300,000 - \$399,999	50	67	-25.4%	15	18	-16.7%	99.7%	100.0%	-0.3%	62	77	-19.5%	48	62	-22.6%	177	126	40.5%	73	94	-22.3%	2.9	1.5	93.3%
\$400,000 - \$499,999	47	56	-16.1%	23	19	21.1%	97.8%	99.7%	-1.9%	77	77	0.0%	53	57	-7.0%	186	166	12.0%	82	85	-3.5%	2.8	1.7	64.7%
\$500,000 - \$599,999	48	45	6.7%	27	16	68.8%	98.3%	100.0%	-1.7%	71	69	2.9%	41	58	-29.3%	149	132	12.9%	73	73	0.0%	2.5	1.6	56.3%
\$600,000 - \$699,999	44	42	4.8%	19	18	5.6%	98.6%	97.8%	0.8%	47	68	-30.9%	31	44	-29.5%	147	140	5.0%	48	63	-23.8%	3.1	2.4	29.2%
\$700,000 - \$999,999	46	48	-4.2%	30	15	100.0%	96.3%	98.2%	-1.9%	82	84	-2.4%	58	40	45.0%	229	223	2.7%	81	69	17.4%	3.8	2.3	65.2%
\$1,000,000 - \$1,499,999	10	15	-33.3%	62	13	376.9%	94.8%	97.6%	-2.9%	38	34	11.8%	11	14	-21.4%	108	117	-7.7%	20	19	5.3%	5.4	4.0	35.0%
\$1,500,000 - \$1,999,999	7	5	40.0%	112	94	19.1%	95.5%	94.5%	1.1%	14	17	-17.6%	3	11	-72.7%	67	74	-9.5%	4	13	-69.2%	8.4	8.2	2.4%
\$2,000,000 and above	9	6	50.0%	86	23	273.9%	94.4%	97.0%	-2.7%	12	13	-7.7%	5	6	-16.7%	97	77	26.0%	8	9	-11.1%	13.9	7.7	80.5%
All Condos	310	340	-8.8%	23	18	27.8%	98.0%	98.8%	-0.8%	457	526	-13.1%	308	359	-14.2%	1,337	1,244	7.5%	473	512	-7.6%	3.4	2.3	47.8%

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

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Closed Sales by Price Range: Single-Family Homes

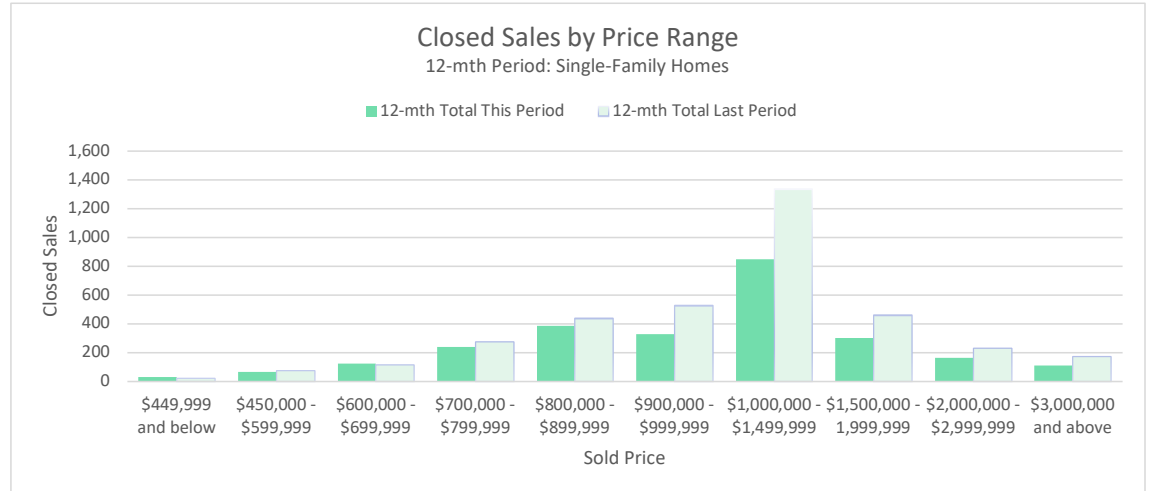
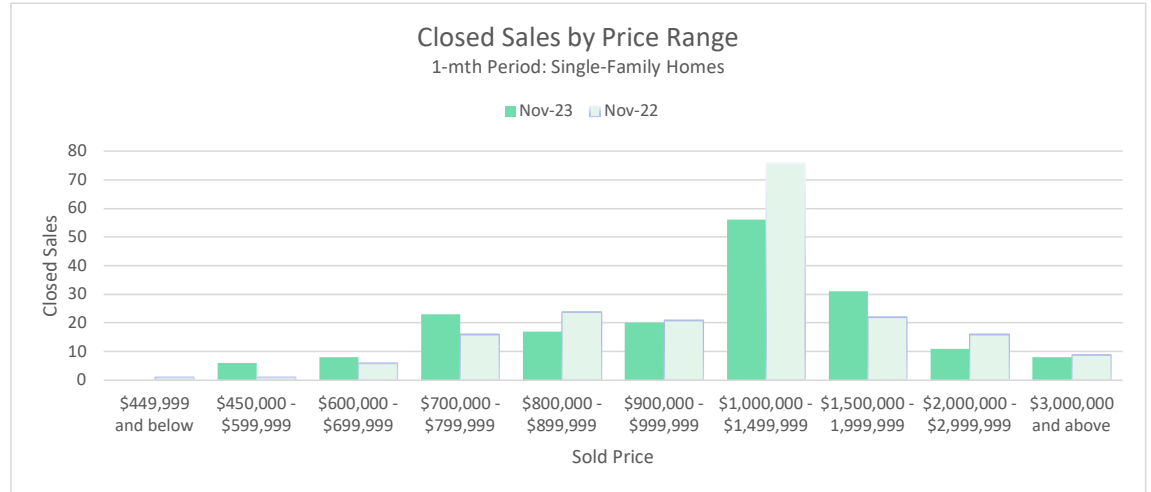
November 2023

OAHU, HAWAII

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

Single-Family Homes	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	0	1	-100.0%	29	22	31.8%
\$450,000 - \$599,999	6	1	500.0%	65	75	-13.3%
\$600,000 - \$699,999	8	6	33.3%	120	112	7.1%
\$700,000 - \$799,999	23	16	43.8%	236	274	-13.9%
\$800,000 - \$899,999	17	24	-29.2%	384	439	-12.5%
\$900,000 - \$999,999	20	21	-4.8%	327	529	-38.2%
\$1,000,000 - \$1,499,999	56	76	-26.3%	846	1,338	-36.8%
\$1,500,000 - 1,999,999	31	22	40.9%	299	461	-35.1%
\$2,000,000 - \$2,999,999	11	16	-31.3%	164	231	-29.0%
\$3,000,000 and above	8	9	-11.1%	110	169	-34.9%
All Single-Family Homes	180	192	-6.3%	2,580	3,650	-29.3%

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

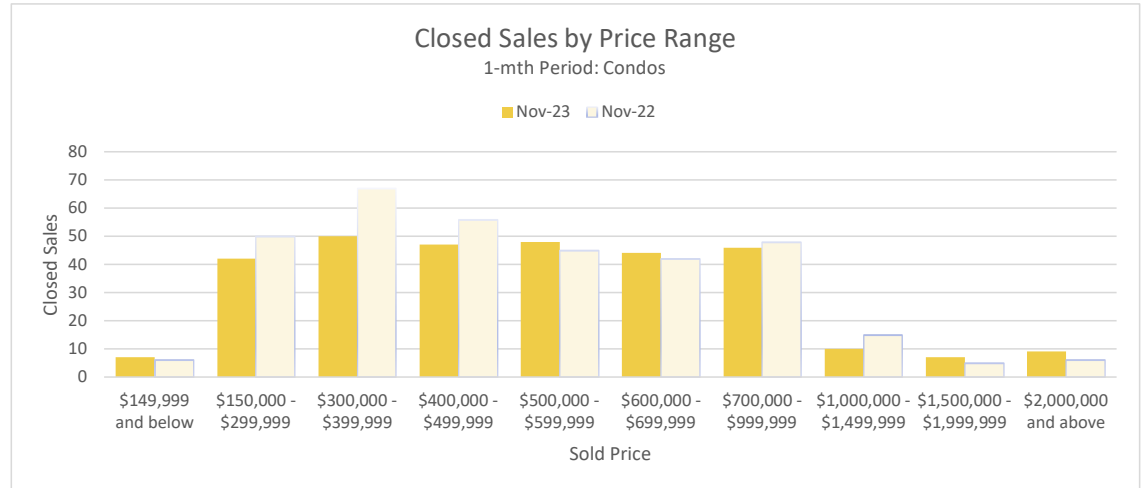
November 2023

OAHU, HAWAII

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

Condos	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	7	6	16.7%	155	193	-19.7%
\$150,000 - \$299,999	42	50	-16.0%	547	808	-32.3%
\$300,000 - \$399,999	50	67	-25.4%	749	1,023	-26.8%
\$400,000 - \$499,999	47	56	-16.1%	797	1,155	-31.0%
\$500,000 - \$599,999	48	45	6.7%	720	975	-26.2%
\$600,000 - \$699,999	44	42	4.8%	562	701	-19.8%
\$700,000 - \$999,999	46	48	-4.2%	718	1,157	-37.9%
\$1,000,000 - \$1,499,999	10	15	-33.3%	234	346	-32.4%
\$1,500,000 - \$1,999,999	7	5	40.0%	91	109	-16.5%
\$2,000,000 and above	9	6	50.0%	88	119	-26.1%
All Condos	310	340	-8.8%	4,661	6,586	-29.2%

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.



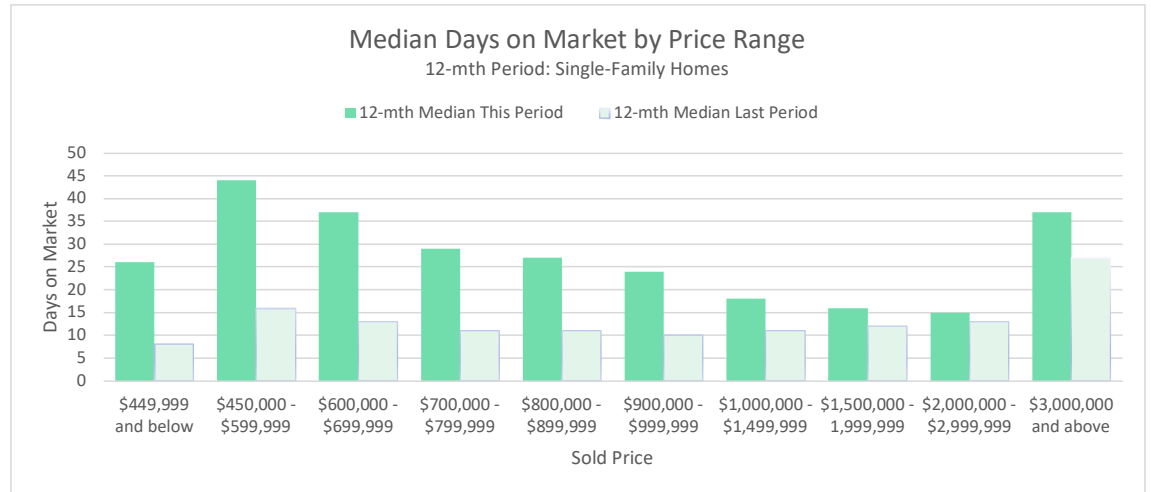
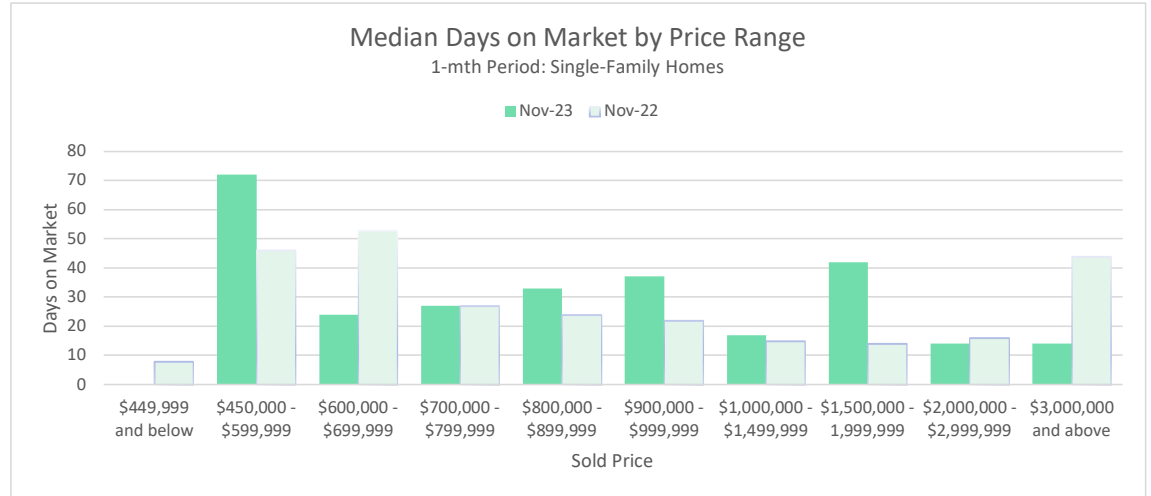
Median Days on Market by Price Range: Single-Family Homes

November 2023

OAHU, HAWAII

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

Single-Family Homes	Nov-23	Nov-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	-	8	-	26	8	225.0%
\$450,000 - \$599,999	72	46	56.5%	44	16	175.0%
\$600,000 - \$699,999	24	53	-54.7%	37	13	184.6%
\$700,000 - \$799,999	27	27	0.0%	29	11	163.6%
\$800,000 - \$899,999	33	24	37.5%	27	11	145.5%
\$900,000 - \$999,999	37	22	68.2%	24	10	140.0%
\$1,000,000 - \$1,499,999	17	15	13.3%	18	11	63.6%
\$1,500,000 - 1,999,999	42	14	200.0%	16	12	33.3%
\$2,000,000 - \$2,999,999	14	16	-12.5%	15	13	15.4%
\$3,000,000 and above	14	44	-68.2%	37	27	37.0%
All Single-Family Homes	29	18	61.1%	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.

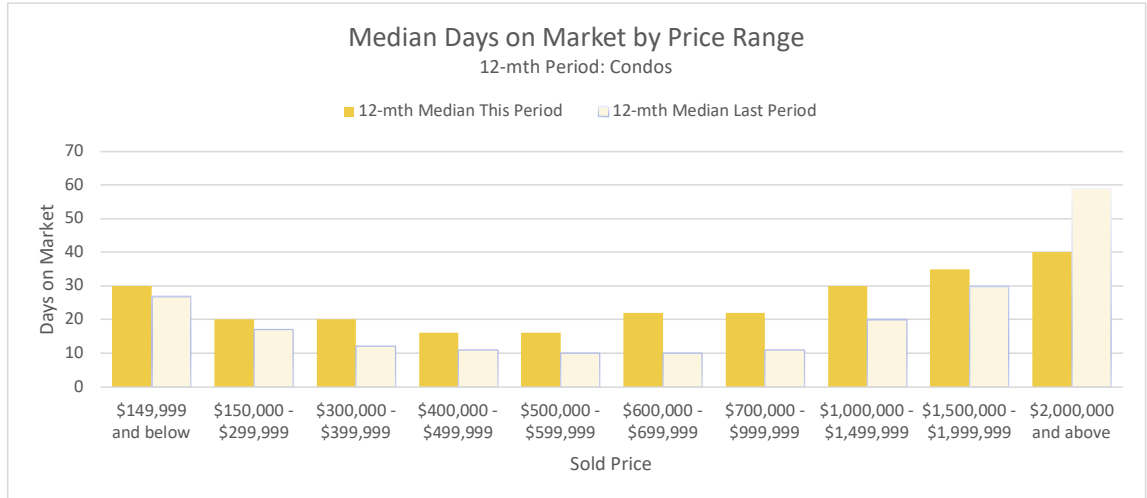
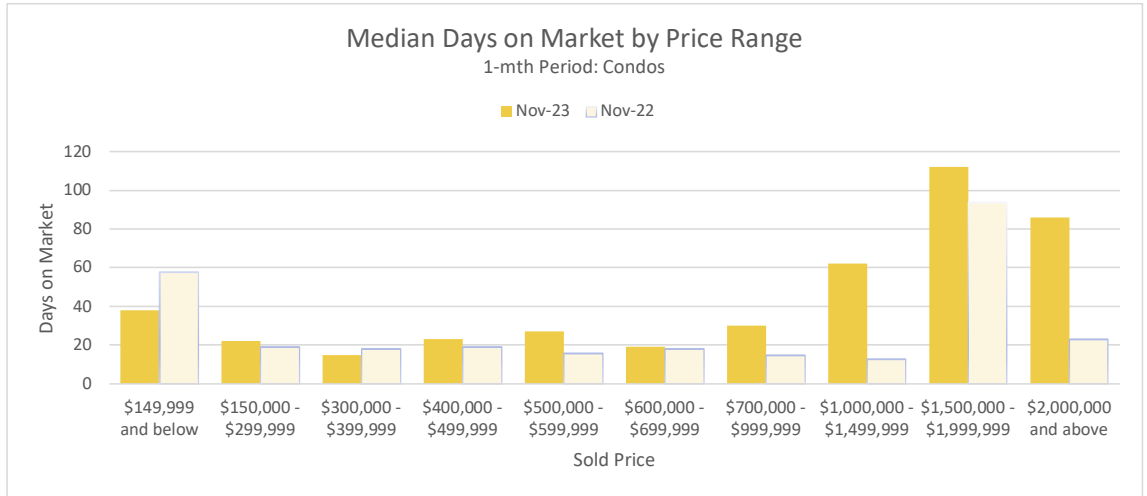
Median Days on Market by Price Range: Condos

November 2023

OAHU, HAWAII

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

Condos	Nov-23	Nov-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	38	58	-34.5%	30	27	11.1%
\$150,000 - \$299,999	22	19	15.8%	20	17	17.6%
\$300,000 - \$399,999	15	18	-16.7%	20	12	66.7%
\$400,000 - \$499,999	23	19	21.1%	16	11	45.5%
\$500,000 - \$599,999	27	16	68.8%	16	10	60.0%
\$600,000 - \$699,999	19	18	5.6%	22	10	120.0%
\$700,000 - \$999,999	30	15	100.0%	22	11	100.0%
\$1,000,000 - \$1,499,999	62	13	376.9%	30	20	50.0%
\$1,500,000 - \$1,999,999	112	94	19.1%	35	30	16.7%
\$2,000,000 and above	86	23	273.9%	40	59	-32.2%
All Condos	23	18	27.8%	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.

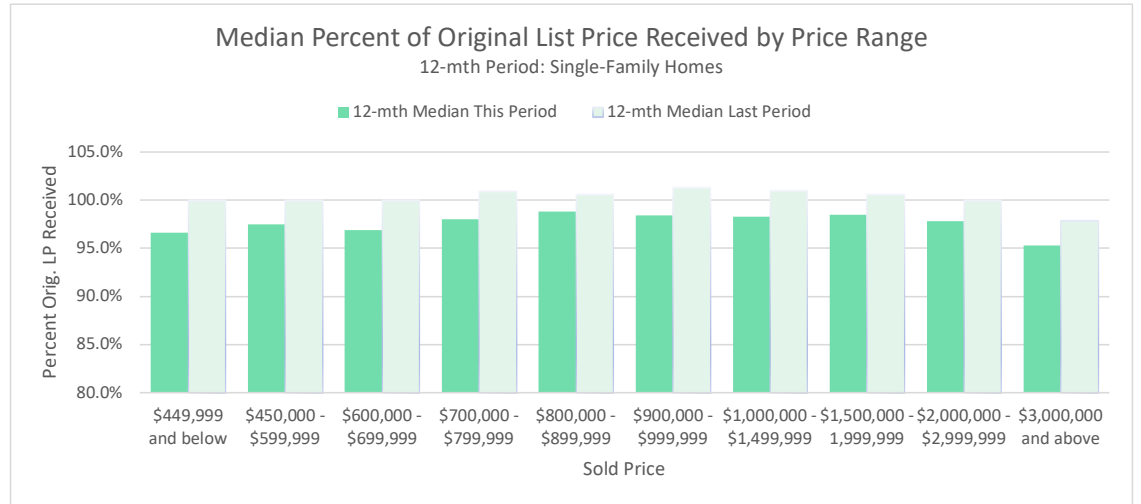
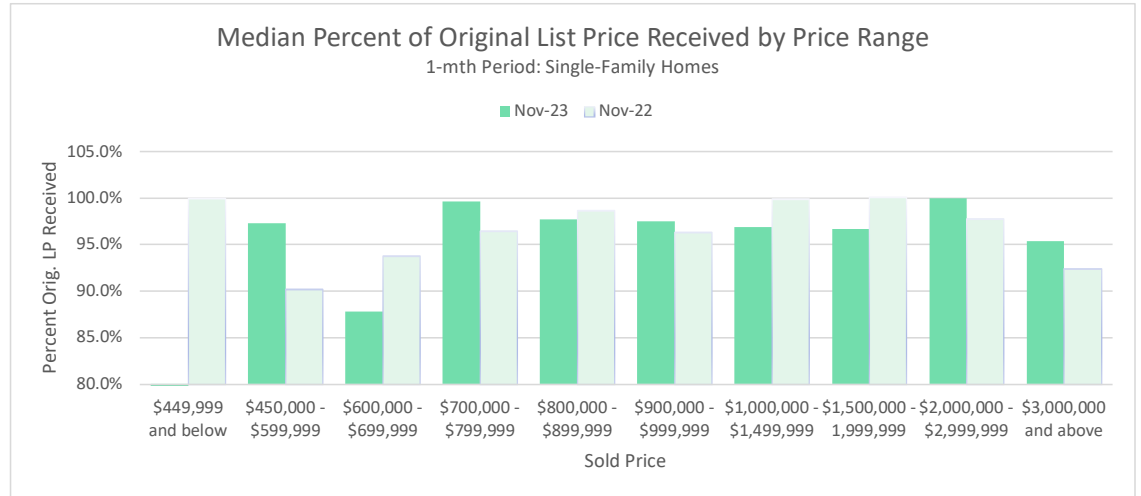
Median Percent of Original List Price Received by Price Range: Single-Family Homes

November 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	Nov-23	Nov-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$449,999 and below	-	100.0%	-	96.6%	100.0%	-3.4%
\$450,000 - \$599,999	97.3%	90.2%	7.9%	97.5%	100.0%	-2.5%
\$600,000 - \$699,999	87.8%	93.8%	-6.4%	96.9%	100.0%	-3.1%
\$700,000 - \$799,999	99.6%	96.5%	3.2%	98.0%	100.9%	-2.9%
\$800,000 - \$899,999	97.7%	98.7%	-1.0%	98.8%	100.6%	-1.8%
\$900,000 - \$999,999	97.5%	96.3%	1.2%	98.4%	101.3%	-2.9%
\$1,000,000 - \$1,499,999	96.9%	99.9%	-3.0%	98.3%	101.0%	-2.7%
\$1,500,000 - 1,999,999	96.7%	100.1%	-3.4%	98.5%	100.6%	-2.1%
\$2,000,000 - \$2,999,999	100.0%	97.8%	2.2%	97.8%	100.0%	-2.2%
\$3,000,000 and above	95.4%	92.4%	3.2%	95.3%	97.9%	-2.7%
All Single-Family Homes	97.1%	98.4%	-1.3%	98.2%	100.6%	-2.4%



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.

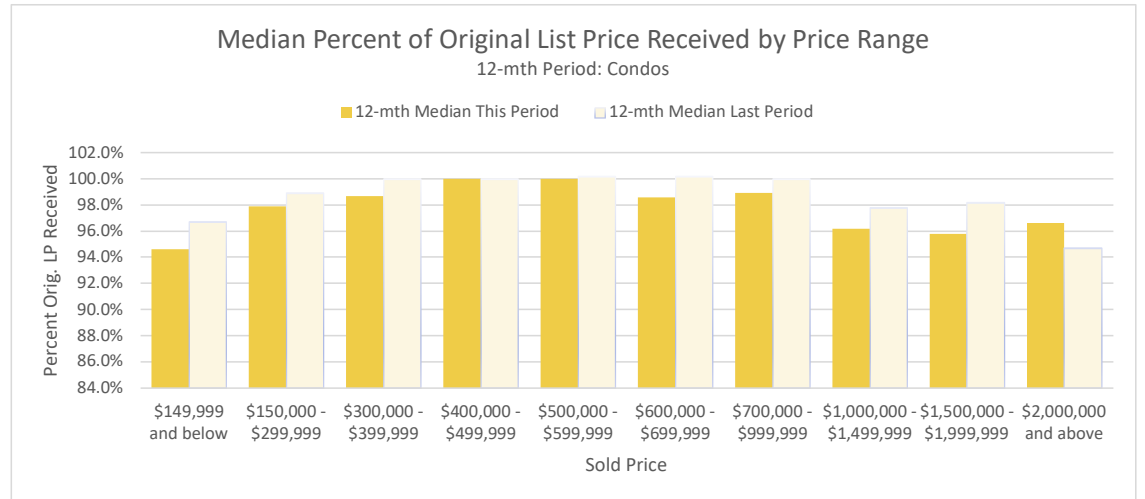
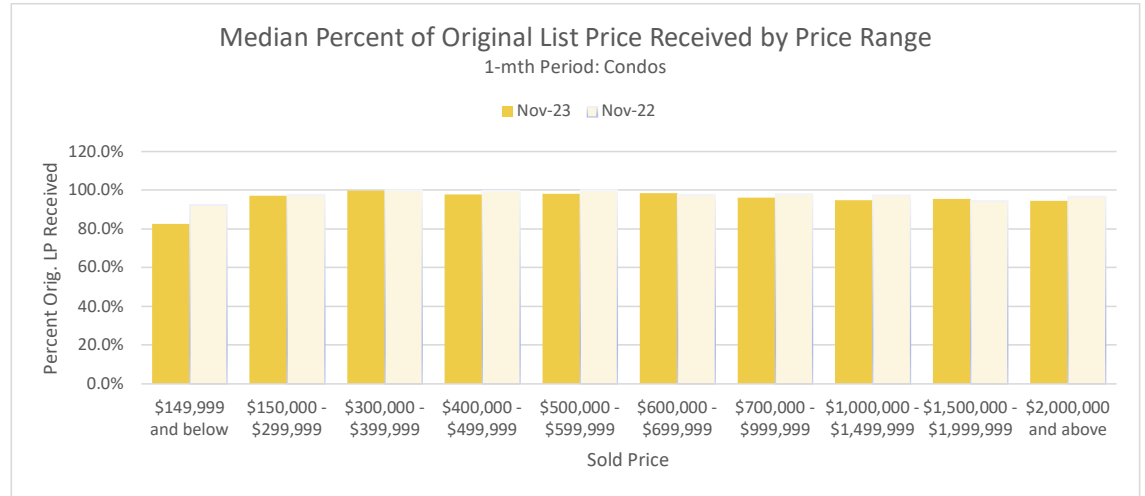
Median Percent of Original List Price Received by Price Range: Condos

November 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	Nov-23	Nov-22	%chg	12-mth Median This Period	12-mth Median Last Period	%chg
\$149,999 and below	82.5%	92.4%	-10.7%	94.6%	96.7%	-2.2%
\$150,000 - \$299,999	97.2%	97.8%	-0.6%	97.9%	98.9%	-1.0%
\$300,000 - \$399,999	99.7%	100.0%	-0.3%	98.7%	100.0%	-1.3%
\$400,000 - \$499,999	97.8%	99.7%	-1.9%	100.0%	100.0%	0.0%
\$500,000 - \$599,999	98.3%	100.0%	-1.7%	100.0%	100.2%	-0.2%
\$600,000 - \$699,999	98.6%	97.8%	0.8%	98.6%	100.2%	-1.6%
\$700,000 - \$999,999	96.3%	98.2%	-1.9%	98.9%	100.0%	-1.1%
\$1,000,000 - \$1,499,999	94.8%	97.6%	-2.9%	96.2%	97.8%	-1.6%
\$1,500,000 - \$1,999,999	95.5%	94.5%	1.1%	95.8%	98.2%	-2.4%
\$2,000,000 and above	94.4%	97.0%	-2.7%	96.6%	94.7%	2.0%
All Condos	98.0%	98.8%	-0.8%	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

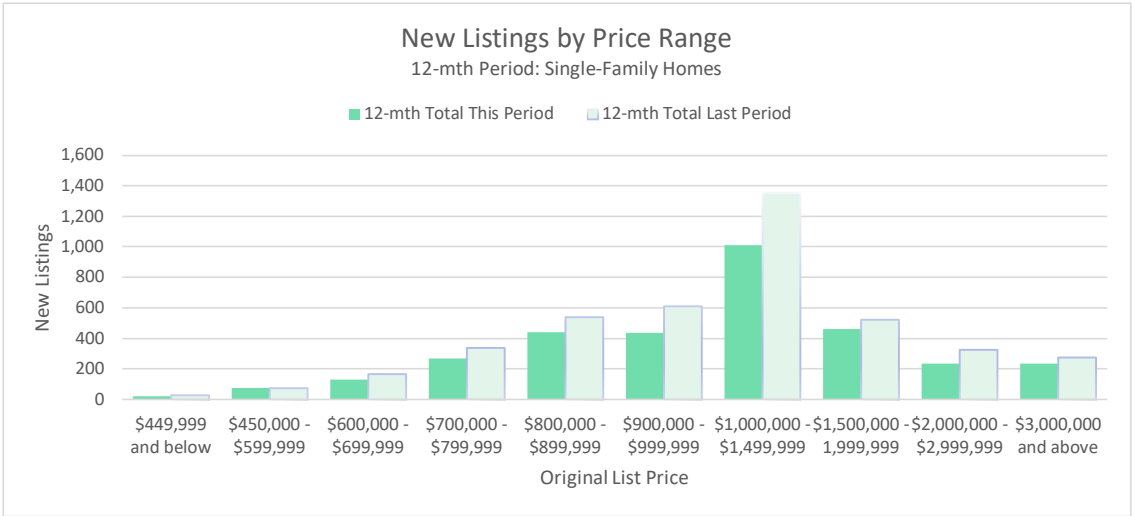
November 2023

OAHU, HAWAII

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

Single-Family Homes	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	5	2	150.0%	20	30	-33.3%
\$450,000 - \$599,999	6	7	-14.3%	76	75	1.3%
\$600,000 - \$699,999	12	15	-20.0%	129	166	-22.3%
\$700,000 - \$799,999	30	27	11.1%	268	341	-21.4%
\$800,000 - \$899,999	33	29	13.8%	442	541	-18.3%
\$900,000 - \$999,999	33	38	-13.2%	436	611	-28.6%
\$1,000,000 - \$1,499,999	83	86	-3.5%	1,008	1,354	-25.6%
\$1,500,000 - 1,999,999	26	35	-25.7%	460	526	-12.5%
\$2,000,000 - \$2,999,999	24	25	-4.0%	235	328	-28.4%
\$3,000,000 and above	15	25	-40.0%	234	277	-15.5%
All Single-Family Homes	267	289	-7.6%	3,308	4,249	-22.1%

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.



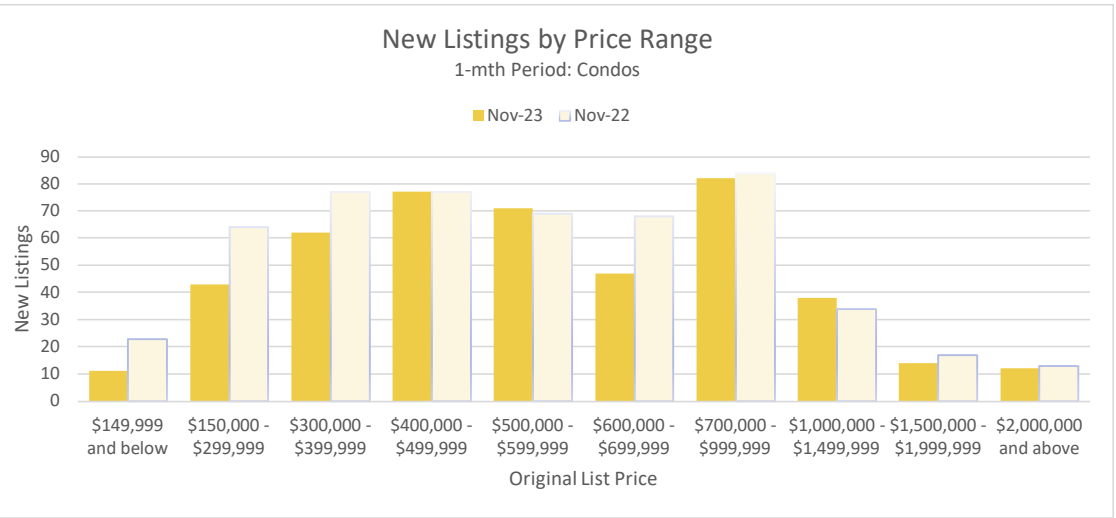
New Listings by Price Range: Condos

November 2023

OAHU, HAWAII

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

Condos	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	11	23	-52.2%	175	200	-12.5%
\$150,000 - \$299,999	43	64	-32.8%	691	940	-26.5%
\$300,000 - \$399,999	62	77	-19.5%	913	1,160	-21.3%
\$400,000 - \$499,999	77	77	0.0%	1,003	1,248	-19.6%
\$500,000 - \$599,999	71	69	2.9%	902	1,080	-16.5%
\$600,000 - \$699,999	47	68	-30.9%	707	852	-17.0%
\$700,000 - \$999,999	82	84	-2.4%	988	1,330	-25.7%
\$1,000,000 - \$1,499,999	38	34	11.8%	381	439	-13.2%
\$1,500,000 - \$1,999,999	14	17	-17.6%	184	193	-4.7%
\$2,000,000 and above	12	13	-7.7%	201	182	10.4%
All Condos	457	526	-13.1%	6,145	7,624	-19.4%



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

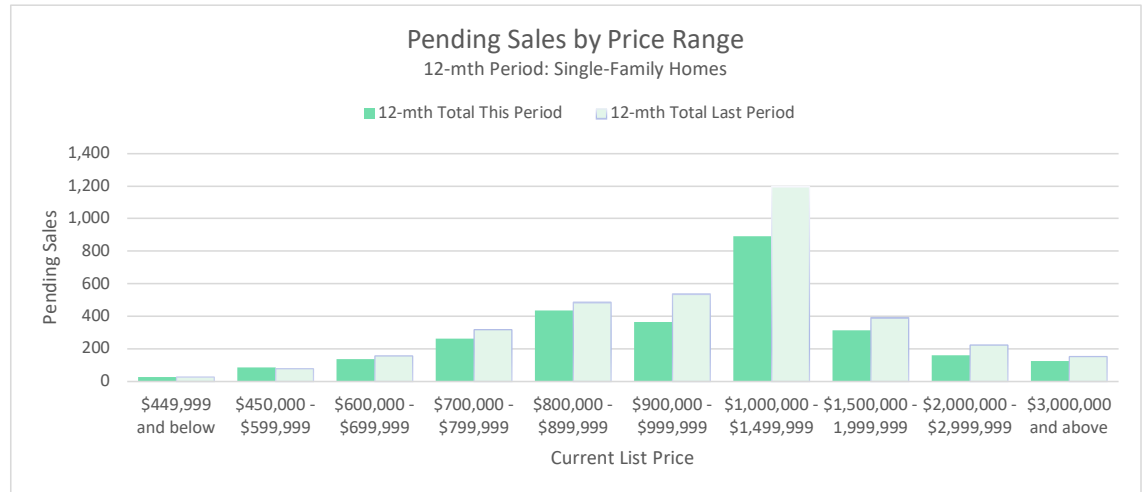
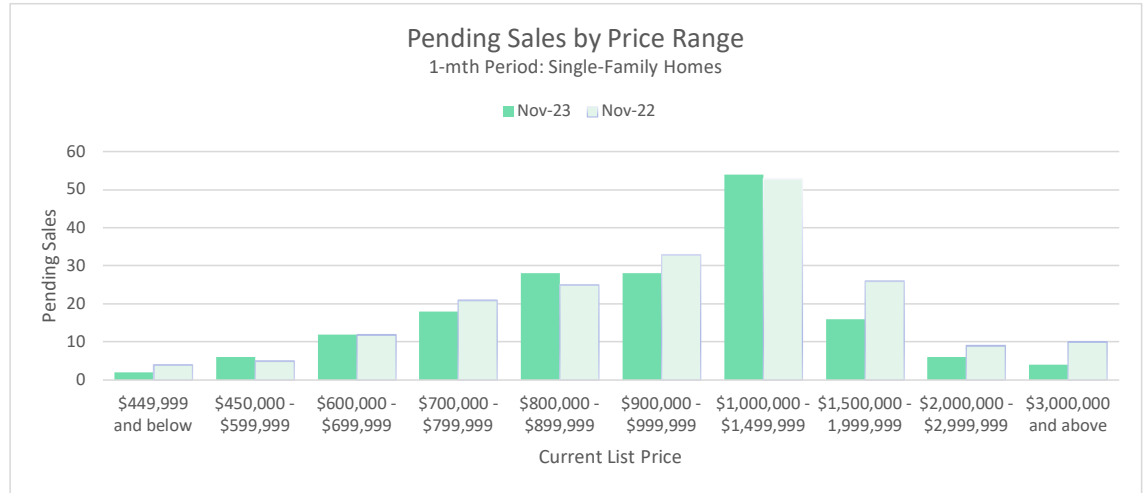
November 2023

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	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$449,999 and below	2	4	-50.0%	25	26	-3.8%
\$450,000 - \$599,999	6	5	20.0%	83	77	7.8%
\$600,000 - \$699,999	12	12	0.0%	134	157	-14.6%
\$700,000 - \$799,999	18	21	-14.3%	261	315	-17.1%
\$800,000 - \$899,999	28	25	12.0%	434	486	-10.7%
\$900,000 - \$999,999	28	33	-15.2%	363	536	-32.3%
\$1,000,000 - \$1,499,999	54	53	1.9%	890	1,197	-25.6%
\$1,500,000 - 1,999,999	16	26	-38.5%	311	390	-20.3%
\$2,000,000 - \$2,999,999	6	9	-33.3%	159	223	-28.7%
\$3,000,000 and above	4	10	-60.0%	122	151	-19.2%
All Single-Family Homes	174	198	-12.1%	2,782	3,558	-21.8%

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

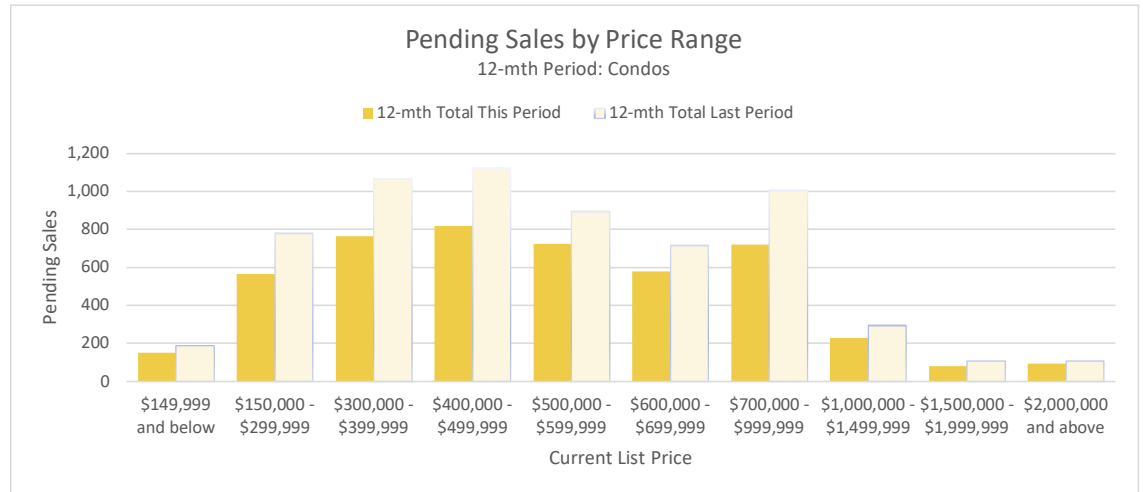
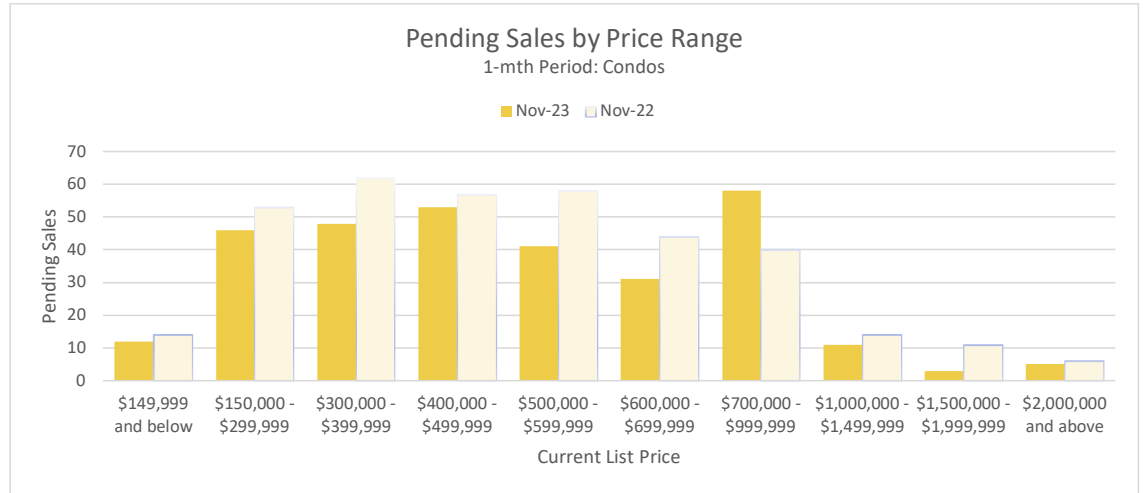
November 2023

OAHU, HAWAII

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

Condos	Nov-23	Nov-22	%chg	12-mth Total This Period	12-mth Total Last Period	%chg
\$149,999 and below	12	14	-14.3%	152	187	-18.7%
\$150,000 - \$299,999	46	53	-13.2%	564	781	-27.8%
\$300,000 - \$399,999	48	62	-22.6%	762	1,065	-28.5%
\$400,000 - \$499,999	53	57	-7.0%	816	1,122	-27.3%
\$500,000 - \$599,999	41	58	-29.3%	723	895	-19.2%
\$600,000 - \$699,999	31	44	-29.5%	580	715	-18.9%
\$700,000 - \$999,999	58	40	45.0%	719	1,004	-28.4%
\$1,000,000 - \$1,499,999	11	14	-21.4%	229	295	-22.4%
\$1,500,000 - \$1,999,999	3	11	-72.7%	80	109	-26.6%
\$2,000,000 and above	5	6	-16.7%	95	107	-11.2%
All Condos	308	359	-14.2%	4,720	6,280	-24.8%

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.



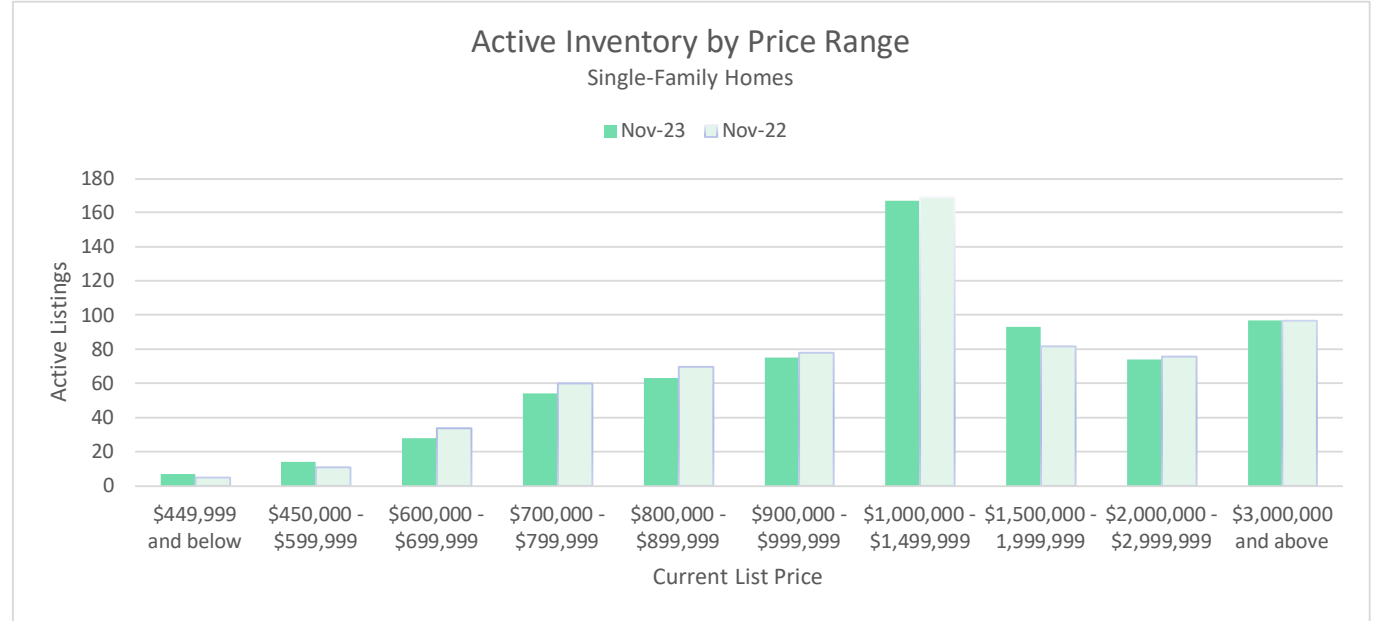
Active Inventory* by Price Range: Single-Family Homes

November 2023

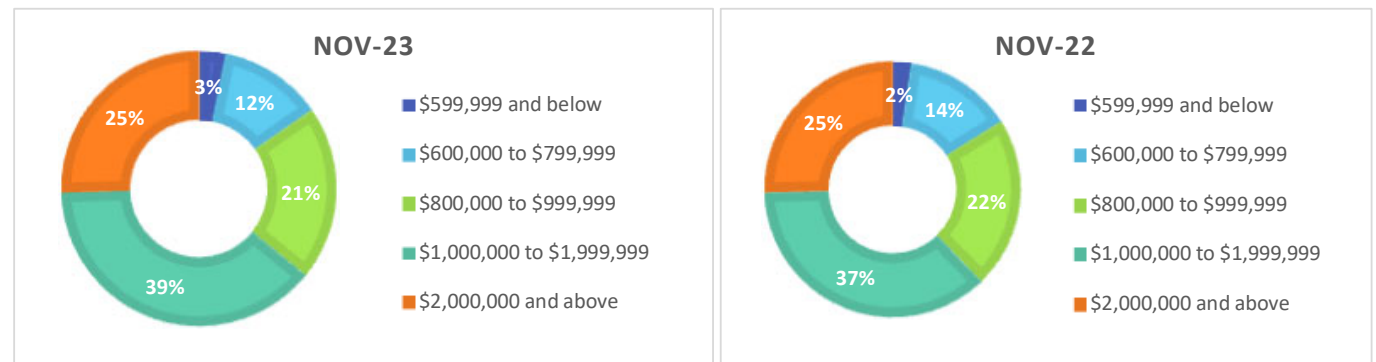
OAHU, HAWAII

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

Single-Family Homes	Nov-23	Nov-22	YOY chg
\$449,999 and below	7	5	40.0%
\$450,000 - \$599,999	14	11	27.3%
\$600,000 - \$699,999	28	34	-17.6%
\$700,000 - \$799,999	54	60	-10.0%
\$800,000 - \$899,999	63	70	-10.0%
\$900,000 - \$999,999	75	78	-3.8%
\$1,000,000 - \$1,499,999	167	169	-1.2%
\$1,500,000 - 1,999,999	93	82	13.4%
\$2,000,000 - \$2,999,999	74	76	-2.6%
\$3,000,000 and above	97	97	0.0%
All Single-Family Homes	672	682	-1.5%



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.

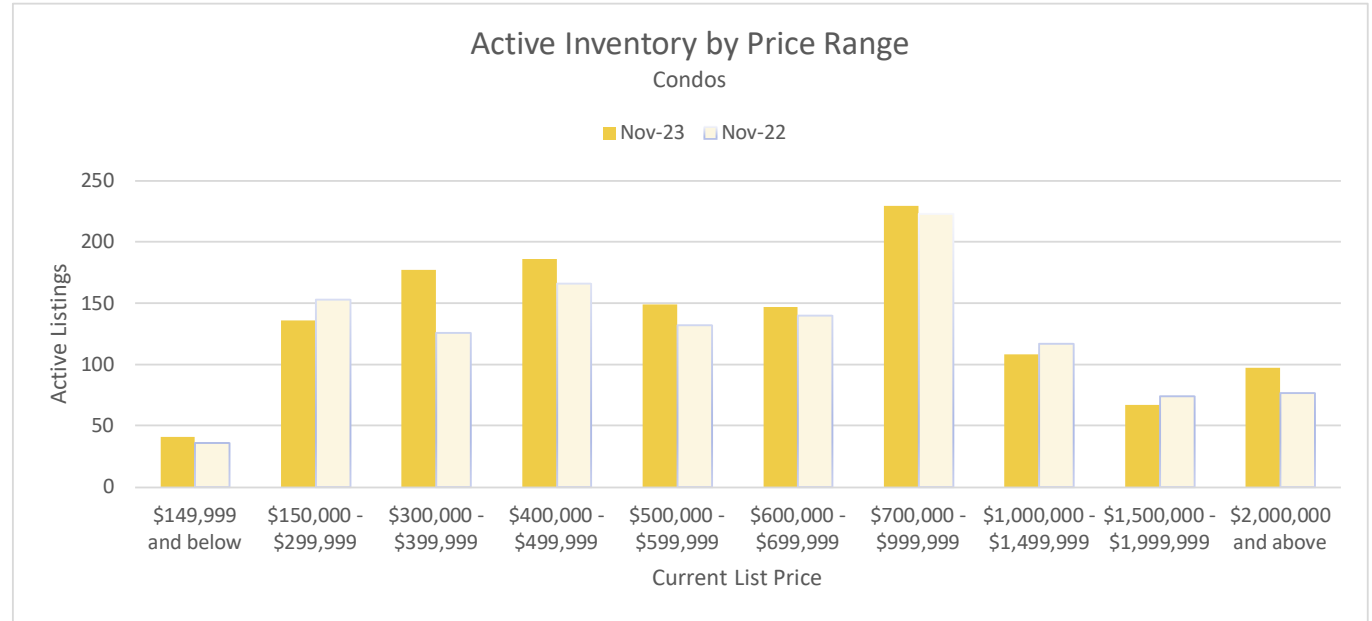
Active Inventory* by Price Range: Condos

November 2023

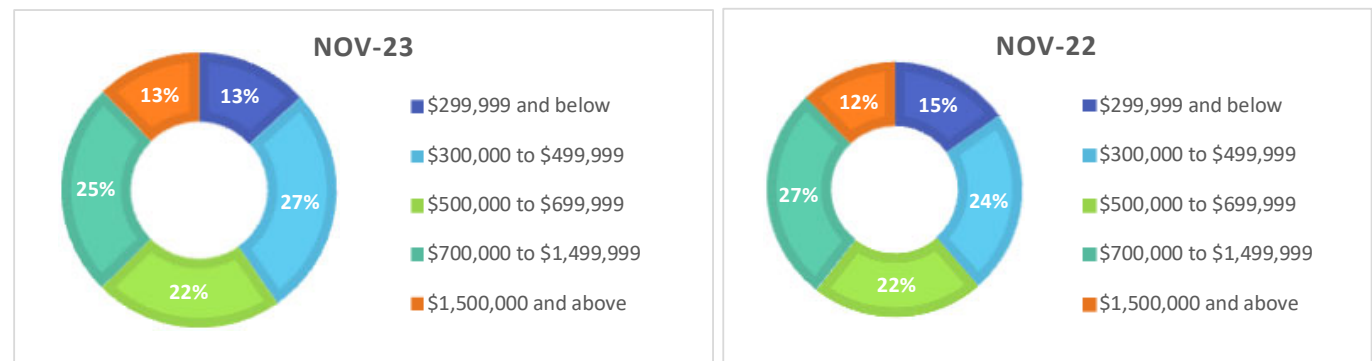
OAHU, HAWAII

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

Condos	Nov-23	Nov-22	YOY chg
\$149,999 and below	41	36	13.9%
\$150,000 - \$299,999	136	153	-11.1%
\$300,000 - \$399,999	177	126	40.5%
\$400,000 - \$499,999	186	166	12.0%
\$500,000 - \$599,999	149	132	12.9%
\$600,000 - \$699,999	147	140	5.0%
\$700,000 - \$999,999	229	223	2.7%
\$1,000,000 - \$1,499,999	108	117	-7.7%
\$1,500,000 - \$1,999,999	67	74	-9.5%
\$2,000,000 and above	97	77	26.0%
All Condos	1,337	1,244	7.5%



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

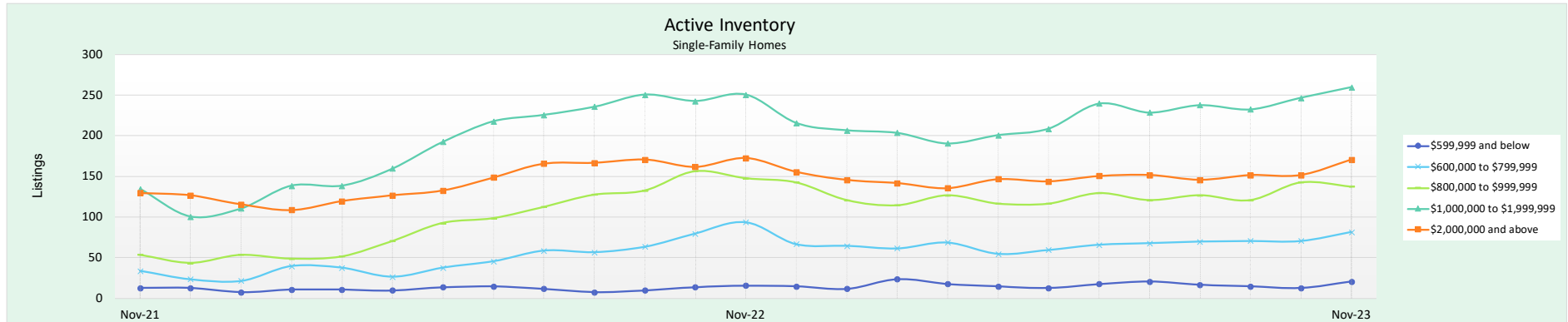


*Indicator modified as of 2021 to reflect Active status listings only and applied to historical monthly data shown above. Previous report indicator, referred to as Active Listings, reflected all actively marketed listings in A and C status.

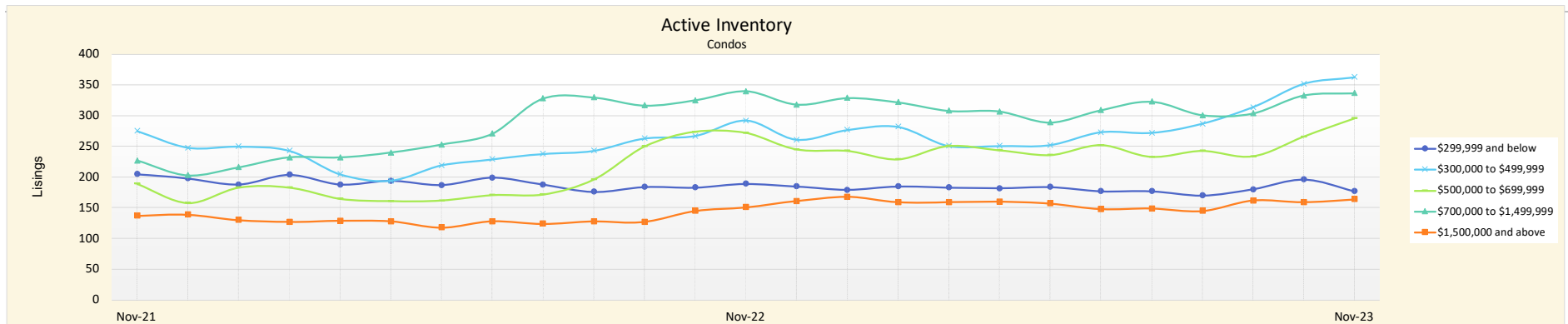
Active Inventory*: Single-Family Homes and Condos

November 2023

OAHU, HAWAII



Single-Family Homes	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	N-23
\$599,999 and below	13	13	8	11	11	10	14	15	12	8	10	14	16	15	12	24	18	15	13	18	21	17	15	13	21
\$600,000 to \$799,999	34	24	22	40	38	27	38	46	59	57	64	80	94	67	65	62	69	55	60	66	68	70	71	71	82
\$800,000 to \$999,999	54	44	54	49	52	71	93	99	113	128	133	157	148	143	121	115	127	117	117	130	121	127	121	143	138
\$1,000,000 to \$1,999,999	135	101	111	139	139	160	193	218	226	236	251	243	251	216	207	204	191	201	209	240	229	238	233	247	260
\$2,000,000 and above	130	127	116	109	120	127	133	149	166	167	171	162	173	156	146	142	136	147	144	151	152	146	152	152	171
Total	366	309	311	348	360	395	471	527	576	596	629	656	682	597	551	547	541	535	543	605	591	598	592	626	672



Condos	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	N-23
\$299,999 and below	205	198	188	204	188	194	187	199	188	176	184	183	189	185	179	185	183	182	184	177	177	170	180	196	177
\$300,000 to \$499,999	275	248	250	243	205	194	219	229	238	243	263	267	292	261	277	282	251	251	252	273	272	287	314	352	363
\$500,000 to \$699,999	189	158	183	183	165	161	162	171	172	196	250	274	272	245	243	229	251	244	236	252	233	243	234	266	296
\$700,000 to \$1,499,999	227	203	216	232	232	240	253	271	328	330	317	325	340	318	329	322	308	307	289	309	323	301	304	333	337
\$1,500,000 and above	137	139	130	127	129	128	118	128	124	128	127	145	151	161	168	159	159	160	157	148	149	145	162	159	164
Total	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	1,337

*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.

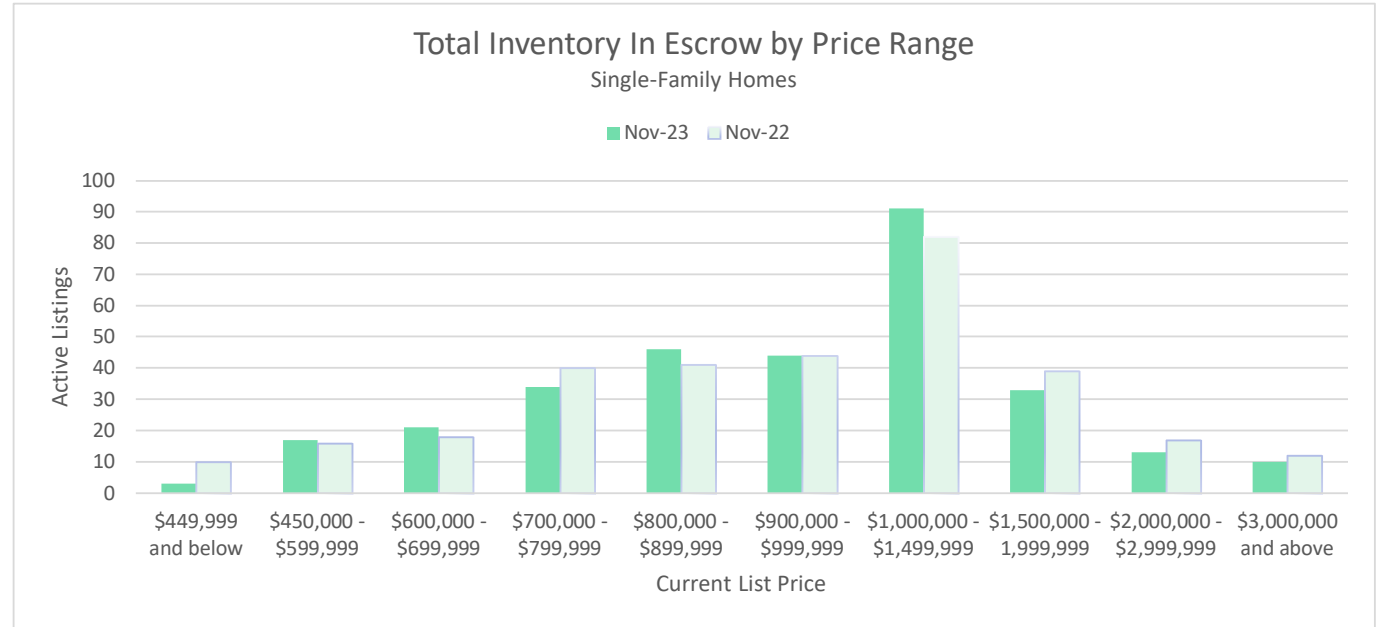
Total Inventory In Escrow* by Price Range: Single-Family Homes

November 2023

OAHU, HAWAII

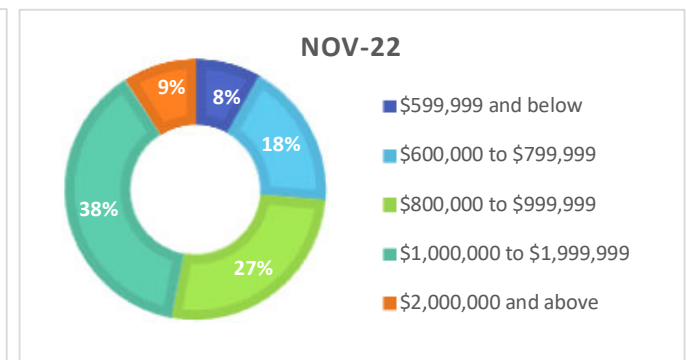
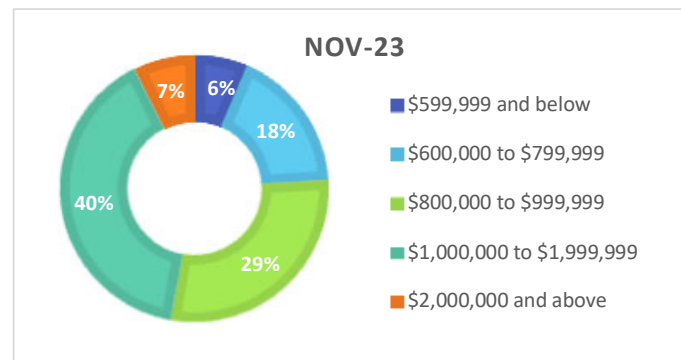
(The number of properties in an escrow status at the end of a given month)

Single-Family Homes	Nov-23	Nov-22	YOY chg
\$449,999 and below	3	10	-70.0%
\$450,000 - \$599,999	17	16	6.3%
\$600,000 - \$699,999	21	18	16.7%
\$700,000 - \$799,999	34	40	-15.0%
\$800,000 - \$899,999	46	41	12.2%
\$900,000 - \$999,999	44	44	0.0%
\$1,000,000 - \$1,499,999	91	82	11.0%
\$1,500,000 - 1,999,999	33	39	-15.4%
\$2,000,000 - \$2,999,999	13	17	-23.5%
\$3,000,000 and above	10	12	-16.7%
All Single-Family Homes	312	319	-2.2%



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

November 2023

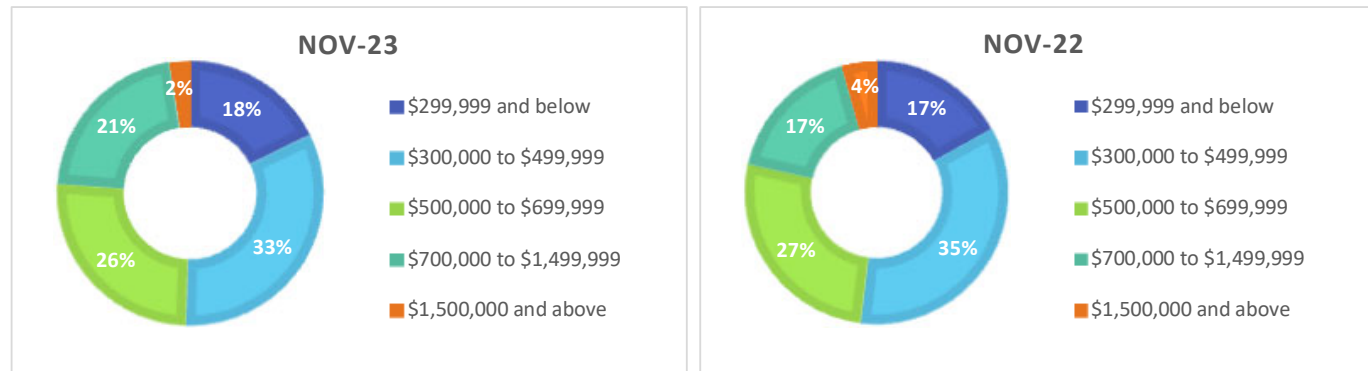
OAHU, HAWAII

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

Condos	Nov-23	Nov-22	YOY chg
\$149,999 and below	23	18	27.8%
\$150,000 - \$299,999	61	69	-11.6%
\$300,000 - \$399,999	73	94	-22.3%
\$400,000 - \$499,999	82	85	-3.5%
\$500,000 - \$599,999	73	73	0.0%
\$600,000 - \$699,999	48	63	-23.8%
\$700,000 - \$999,999	81	69	17.4%
\$1,000,000 - \$1,499,999	20	19	5.3%
\$1,500,000 - \$1,999,999	4	13	-69.2%
\$2,000,000 and above	8	9	-11.1%
All Condos	473	512	-7.6%



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.

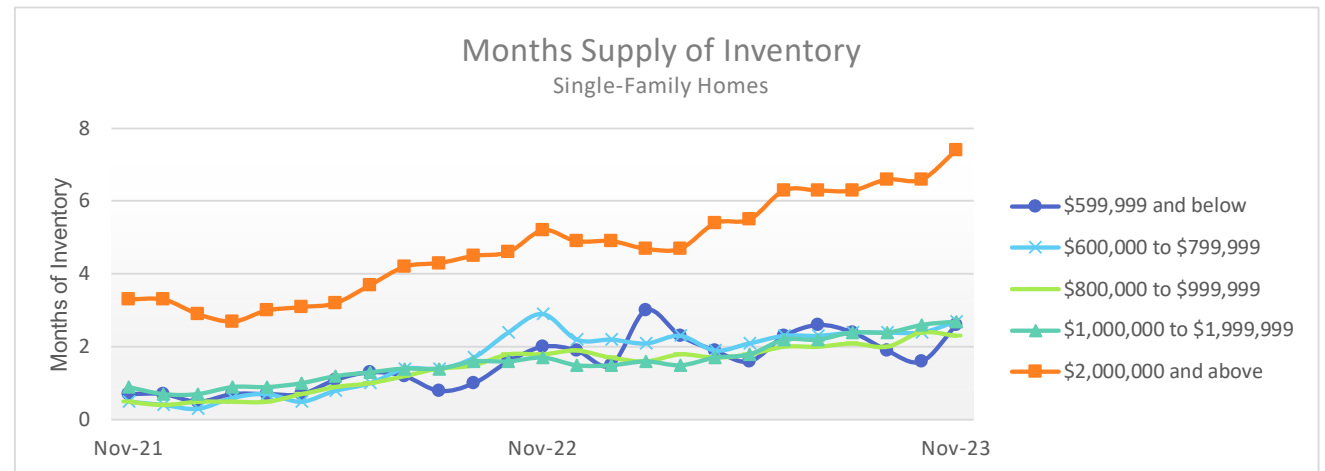
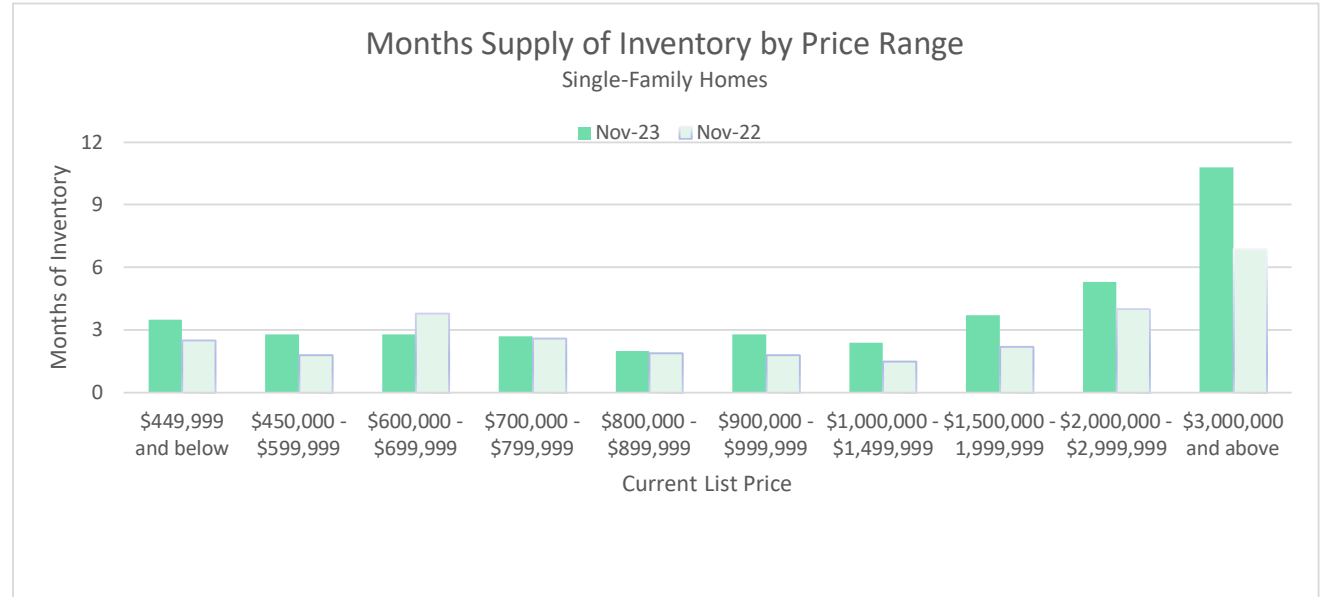
Months Supply of Active Inventory by Price Range: Single-Family Homes

November 2023

OAHU, HAWAII

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

Single-Family Homes	Nov-23	Nov-22	YOY chg
\$449,999 and below	3.5	2.5	40.0%
\$450,000 - \$599,999	2.8	1.8	55.6%
\$600,000 - \$699,999	2.8	3.8	-26.3%
\$700,000 - \$799,999	2.7	2.6	3.8%
\$800,000 - \$899,999	2.0	1.9	5.3%
\$900,000 - \$999,999	2.8	1.8	55.6%
\$1,000,000 - \$1,499,999	2.4	1.5	60.0%
\$1,500,000 - 1,999,999	3.7	2.2	68.2%
\$2,000,000 - \$2,999,999	5.3	4.0	32.5%
\$3,000,000 and above	10.8	6.9	56.5%
All Single-Family Homes	3.1	2.2	40.9%



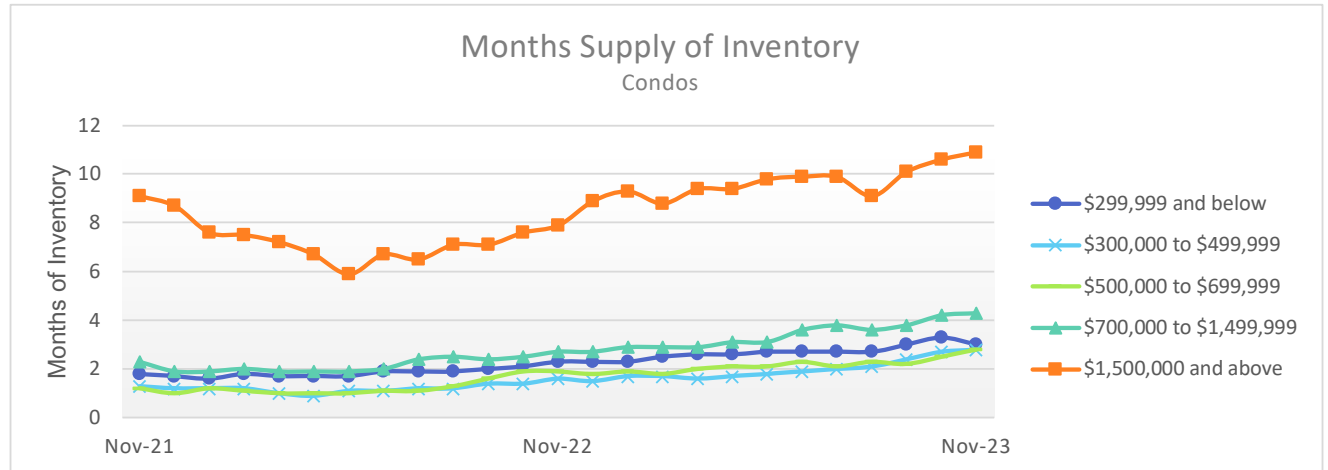
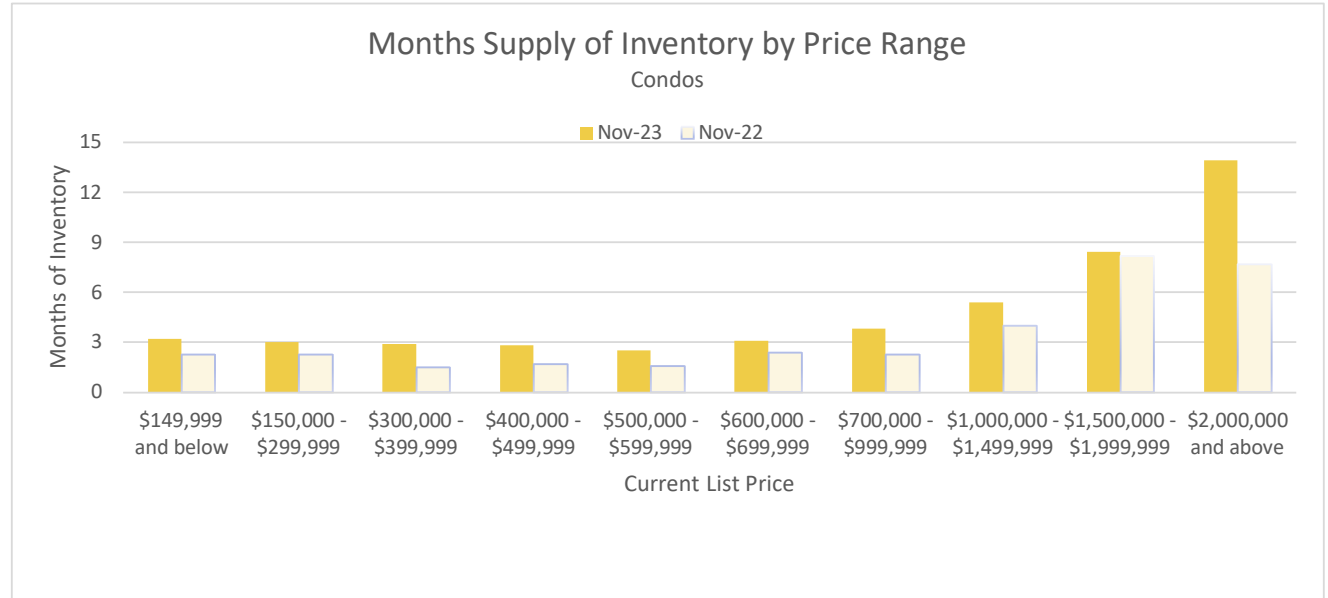
Months Supply of Active Inventory by Price Range: Condos

November 2023

OAHU, HAWAII

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

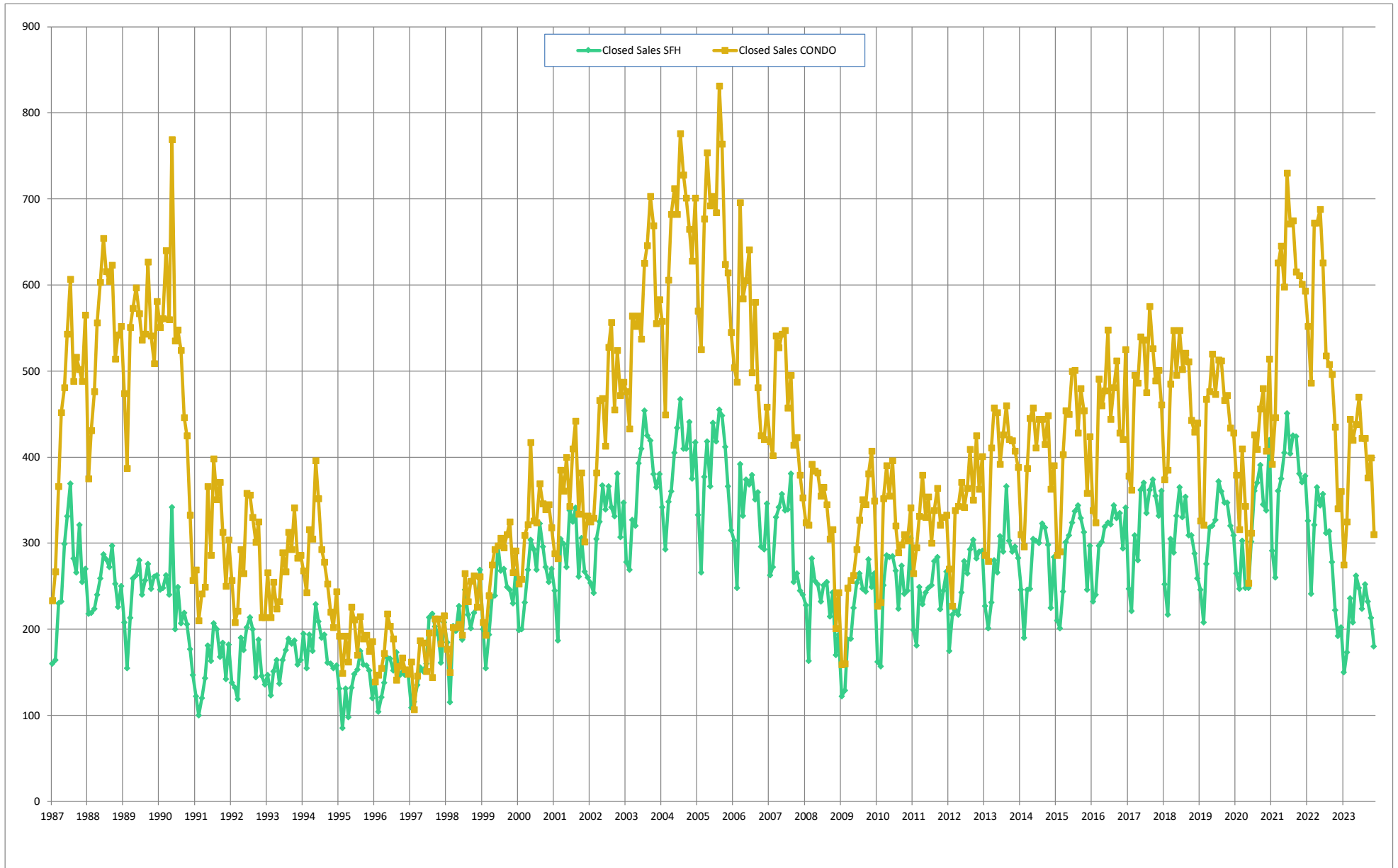
Condos	Nov-23	Nov-22	YOY chg
\$149,999 and below	3.2	2.3	39.1%
\$150,000 - \$299,999	3.0	2.3	30.4%
\$300,000 - \$399,999	2.9	1.5	93.3%
\$400,000 - \$499,999	2.8	1.7	64.7%
\$500,000 - \$599,999	2.5	1.6	56.3%
\$600,000 - \$699,999	3.1	2.4	29.2%
\$700,000 - \$999,999	3.8	2.3	65.2%
\$1,000,000 - \$1,499,999	5.4	4.0	35.0%
\$1,500,000 - \$1,999,999	8.4	8.2	2.4%
\$2,000,000 and above	13.9	7.7	80.5%
All Condos	3.4	2.3	47.8%



Closed Sales

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



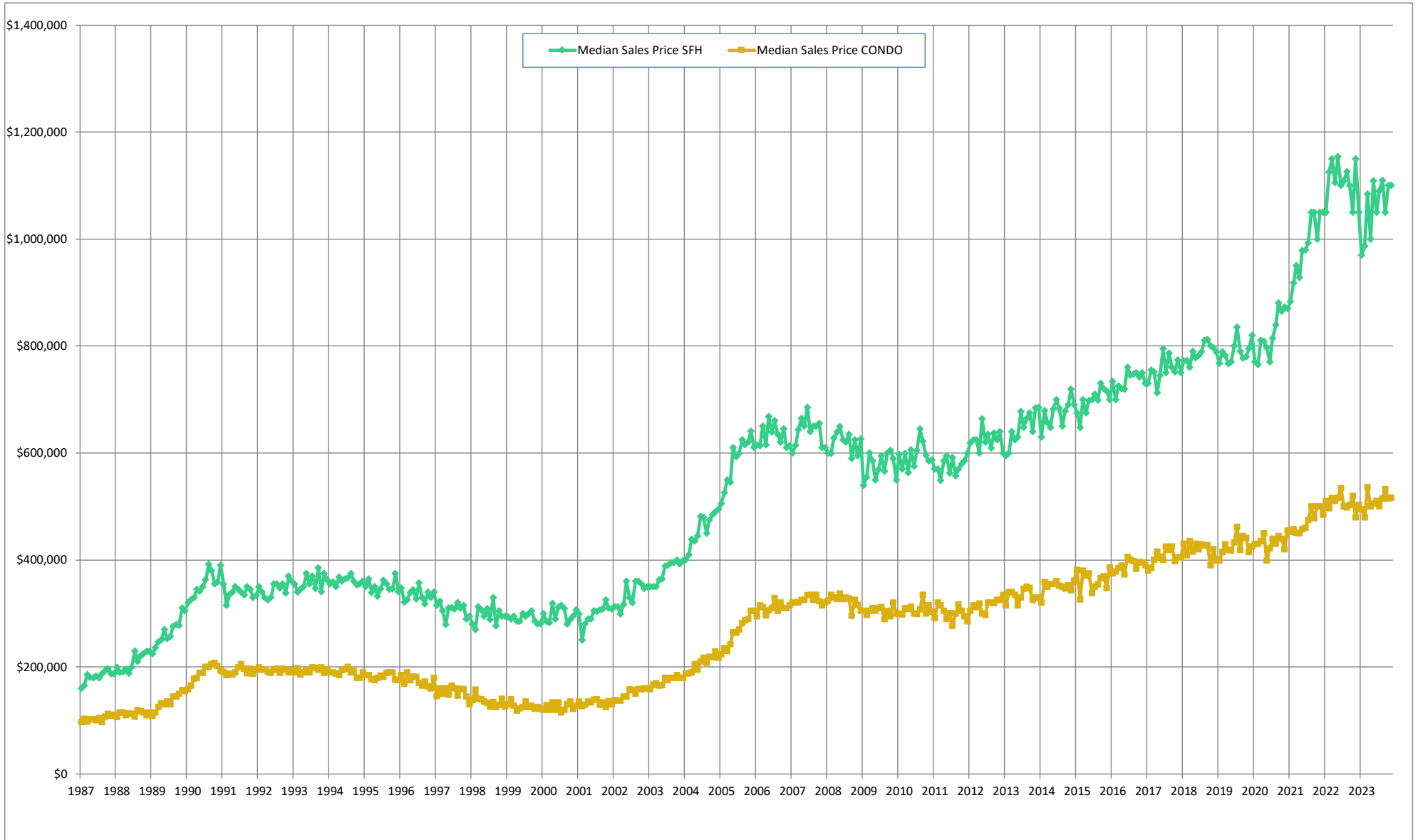
SOURCE: Honolulu Board of REALTORS®, compiled from MLS data.

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Median Sales Price

Single-Family Homes and Condos

OAHU, HAWAII: Jan 1987 to the Present



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

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