

## JANUARY



SINGLE FAMILY



CONDOMINIUMS



VACANT LAND

MEDIAN SALES PRICE	2025	\$595,500 ▲	\$689,500 ▲	\$45,000 ▼
	2024	\$499,000	\$608,500	\$45,500

CLOSED SALES	2025	168 ▲	38 ▲	131 ▼
	2024	158	32	147

OPENED LISTINGS	2025	188 ▲	62 ▲	157 ▼
	2024	150	46	190

VOLUME SALES	2025	\$169,726,541 ▲	\$61,905,263 ▲	\$21,873,737 ▼
	2024	\$161,041,632	\$24,328,315	\$28,122,270

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DEEP BLUE HI

CHRISTIE'S INTERNATIONAL REAL ESTATE

JAN 2025	JAN 2024	JAN 2025	JAN 2024
Closed Sales	Closed Sales	Median Price	Median Price

### SINGLE FAMILY HOMES

Puna	65	72	\$385,000	\$347,500
South Hilo	16	16	\$627,500	\$497,000
North Hilo	1	3	\$595,000	\$870,000
Hamakua	0	4	\$0	\$875,000
North Kohala	9	9	\$1,260,000	\$800,000
South Kohala	16	12	\$1,111,500	\$1,057,500
North Kona	38	29	\$1,275,750	\$1,325,000
South Kona	8	5	\$800,000	\$520,000
Ka'u	15	8	\$307,000	\$321,750

### CONDOMINIUM

Puna	-	-	-	-
South Hilo	2	4	\$208,000	\$194,500
North Hilo	-	-	-	-
Hamakua	-	-	-	-
North Kohala	-	-	-	-
South Kohala	12	11	\$1,097,850	\$770,000
North Kona	24	17	\$665,000	\$612,000
South Kona	-	-	-	-
Ka'u	-	-	-	-

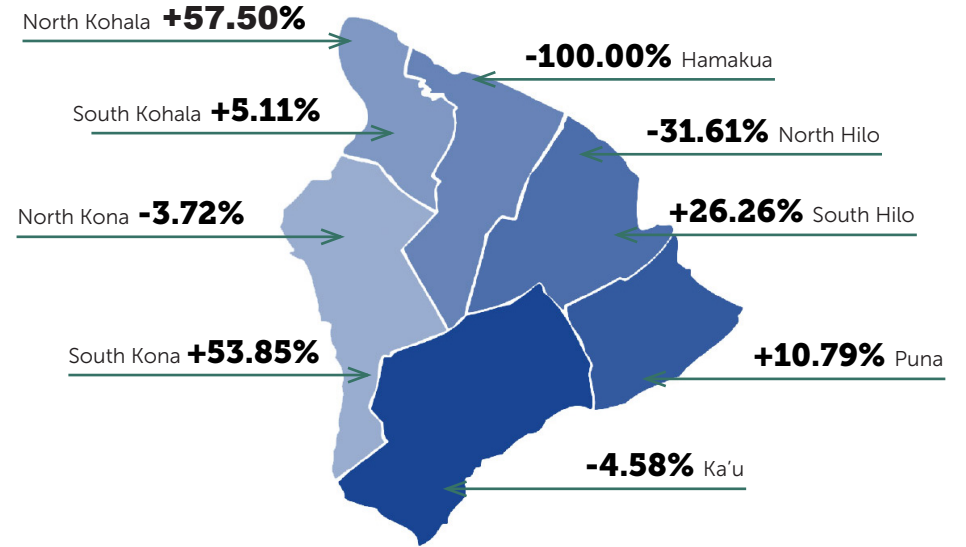
### VACANT LAND

Puna	86	101	\$40,750	\$40,000
South Hilo	4	6	\$542,500	\$234,292
North Hilo	-	2	-	\$350,000
Hamakua	3	3	\$450,000	\$525,000
North Kohala	-	3	-	\$500,000
South Kohala	1	2	\$5,100,000	\$1,450,000
North Kona	8	6	\$577,500	\$622,000
South Kona	6	3	\$221,100	\$100,000
Ka'u	23	21	\$16,000	\$20,000



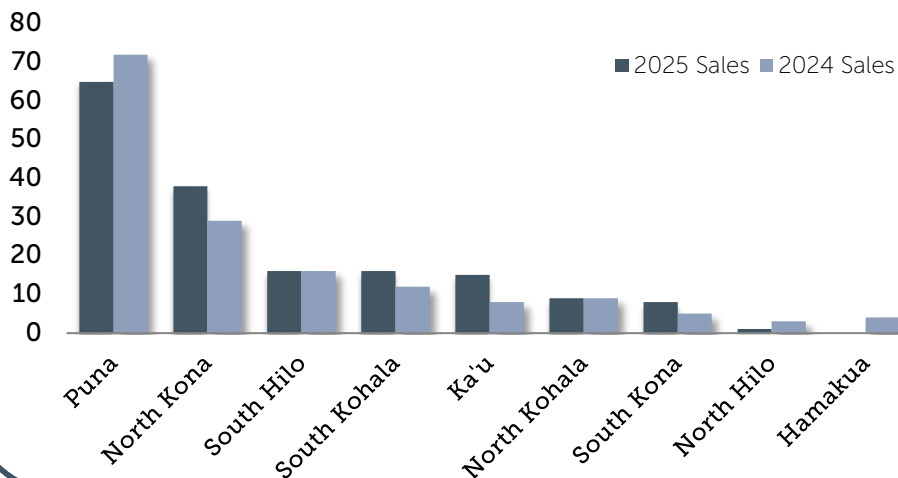
**SINGLE  
FAMILY**

	CLOSED SALES			MEDIAN SALES PRICE		
	2025	2024	% Change	2025	2024	% Change
Puna	65	72	-9.72%	\$385,000	\$347,500	10.79%
South Hilo	16	16	0.00%	\$627,500	\$497,000	26.26%
North Hilo	1	3	-66.67%	\$595,000	\$870,000	-31.61%
Hamakua	-	4	-100.00%	-	\$875,000	-100.00%
North Kohala	9	9	0.00%	\$1,260,000	\$800,000	57.50%
South Kohala	16	12	33.33%	\$1,111,500	\$1,057,500	5.11%
North Kona	38	29	31.03%	\$1,275,750	\$1,325,000	-3.72%
South Kona	8	5	60.00%	\$800,000	\$520,000	53.85%
Ka'u	15	8	87.50%	\$307,000	\$321,750	-4.58%
Summary	168	158	6.33%	\$595,500	\$499,000	19.34%



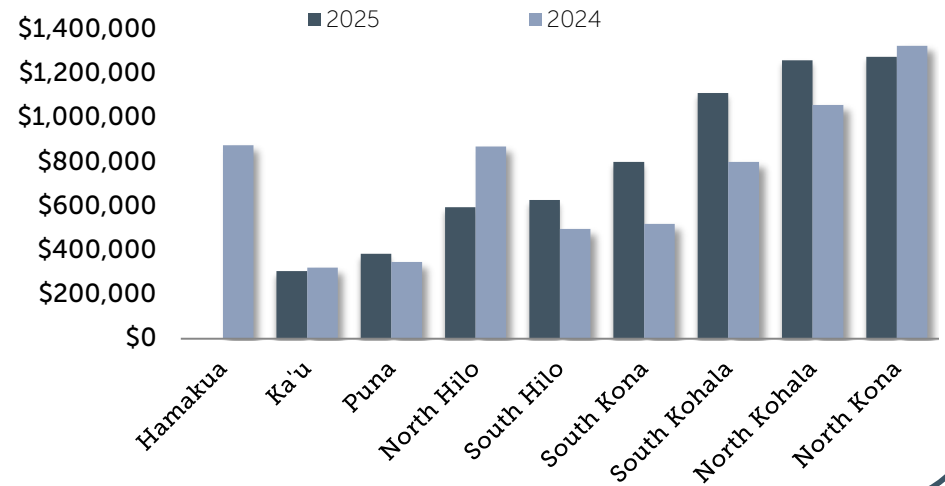
### Single Family Residence Unit Sales YTD

2025 vs 2024



### Single Family Residence Median Sales Price YTD

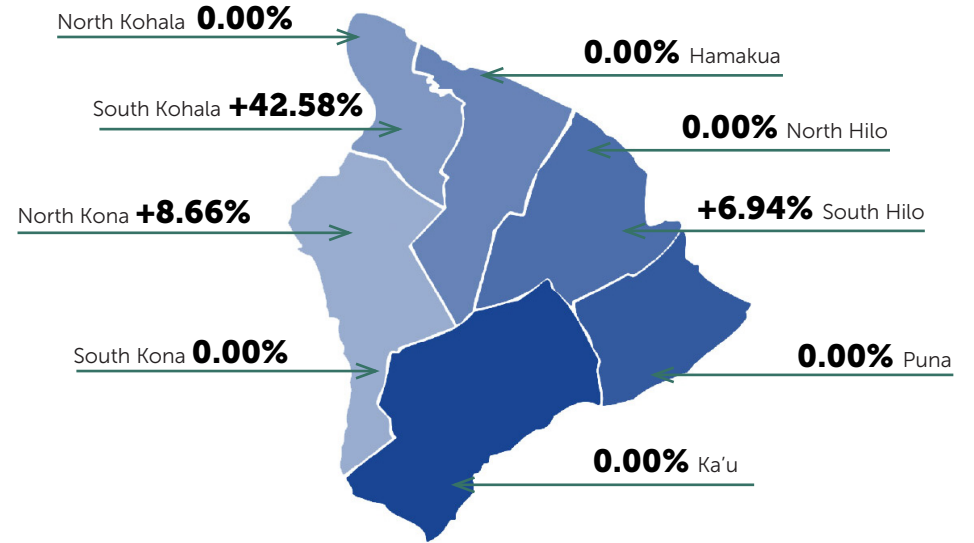
2025 vs 2024





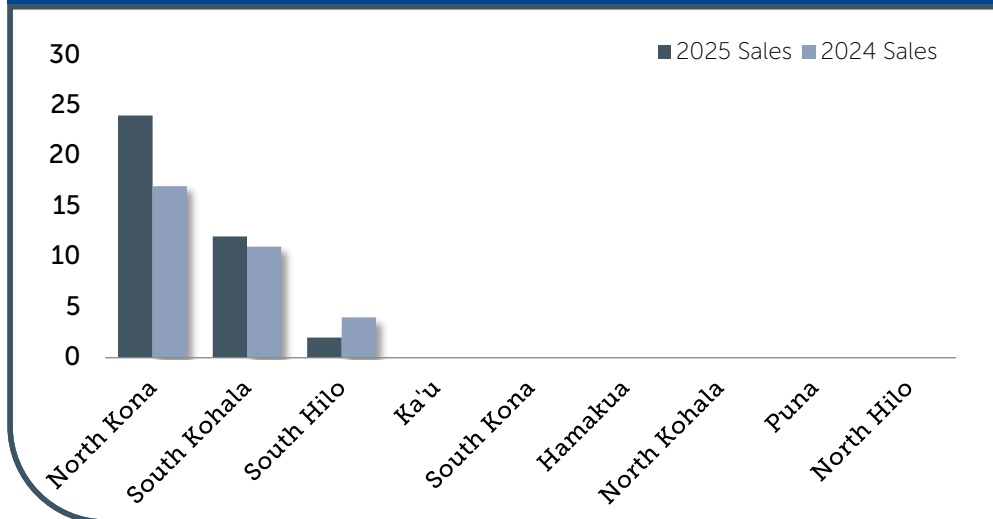
**CONDOMINIUM**

	CLOSED SALES			MEDIAN SALES PRICE		
	2025	2024	% Change	2025	2024	% Change
Puna	-	-	-	-	-	-
South Hilo	2	4	-50.00%	\$208,000	\$194,500	6.94%
North Hilo	-	-	-	-	-	-
Hamakua	1	-	-	-	-	-
North Kohala	-	-	-	-	-	-
South Kohala	12	11	9.09%	\$1,097,850	\$770,000	42.58%
North Kona	24	17	41.18%	\$665,000	\$612,000	8.66%
South Kona	-	-	-	-	-	-
Ka'u	-	-	-	-	-	-
Summary	38	32	18.75%	\$689,500	\$608,500	13.31%



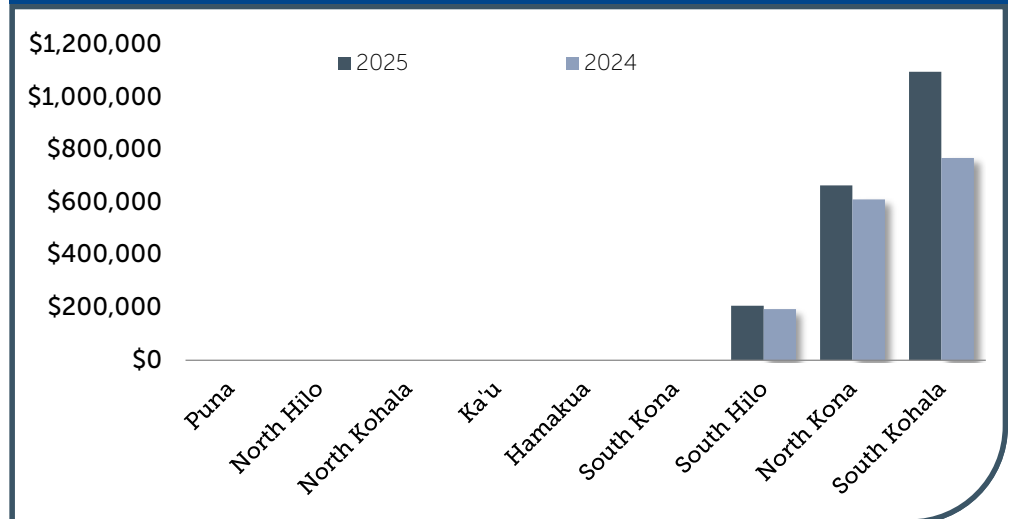
**Condominium Unit Sales YTD**

2025 vs 2024

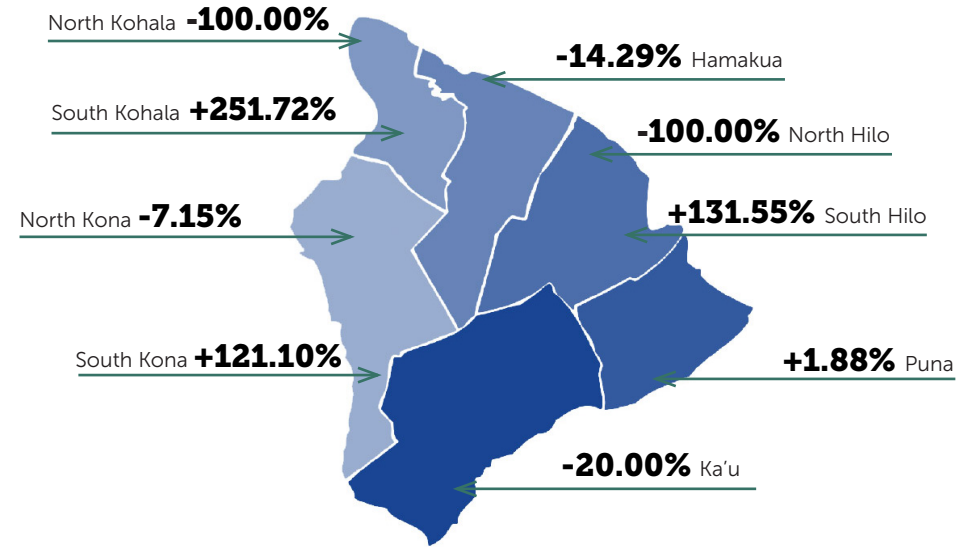


**Condominium Median Sales Price YTD**

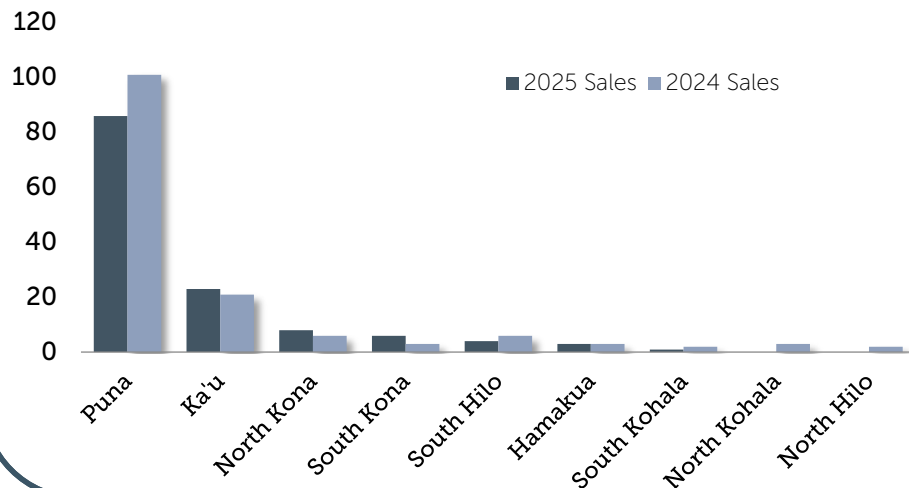
2025 vs 2024



	CLOSED SALES			MEDIAN SALES PRICE		
	2025	2024	% Change	2025	2024	% Change
Puna	86	101	-14.85%	\$40,750	\$40,000	1.88%
South Hilo	4	6	-33.33%	\$542,500	\$234,292	131.55%
North Hilo	-	2	-100.00%	-	\$350,000	-100.00%
Hamakua	3	3	0.00%	\$450,000	\$525,000	-14.29%
North Kohala	-	3	-100.00%	-	\$500,000	-100.00%
South Kohala	1	2	-50.00%	\$5,100,000	\$1,450,000	251.72%
North Kona	8	6	33.33%	\$577,500	\$622,000	-7.15%
South Kona	6	3	100.00%	\$221,100	\$100,000	121.10%
Ka'u	23	21	9.52%	\$16,000	\$20,000	-20.00%
Summary	131	147	-10.88%	\$45,000	\$45,500	-1.10%



**Vacant Land Unit Sales YTD**  
2025 vs 2024



**Vacant Land Median Sales Price YTD**  
2025 vs 2024

