

Monthly Indicators



July 2023

Affordability constraints have continued to limit homebuying activity this summer, with existing-home sales falling 3.3% month-over-month nationwide as of last measure, according to the National Association of REALTORS® (NAR). Mortgage rates have approached 7% in recent months, leading many prospective buyers to put their home purchase plans temporarily on hold. But higher rates have also kept many existing homeowners from listing their homes for fear of giving up the low-rate mortgages they locked in a few years ago, when rates were significantly lower.

New Listings decreased 1.3 percent for Single Family homes and 18.7 percent for Condominium homes. Pending Sales decreased 20.3 percent for Single Family homes and 18.7 percent for Condominium homes. Inventory decreased 9.6 percent for Single Family homes and 8.8 percent for Condominium homes.

Median Sales Price increased 8.4 percent to \$1,192,500 for Single Family homes and 7.7 percent to \$850,000 for Condominium homes. Days on Market increased 17.3 percent for Single Family homes and 27.6 percent for Condominium homes. Months Supply of Inventory increased 32.3 percent for Single Family homes and 64.7 percent for Condominium homes.

Despite a drop in existing-home sales, home prices have remained near record highs, with a national median sales price of \$410,200 as of last measure, 0.9% below the all-time high of \$413,800 recorded in June 2022, according to NAR. With only 3.1 months' supply heading into July, the lack of inventory has boosted competition among buyers and put upward pressure on sales prices, especially in more affordable markets, where competition for homes remains particularly strong.

Quick Facts

- 23.1%

Change in Number of
Closed Sales
All Properties

+ 7.6%

Change in Number of
Median Sales Price
All Properties

- 5.7%

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	7-2022	7-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		77	76	- 1.3%	830	585	- 29.5%
Pending Sales		64	51	- 20.3%	610	459	- 24.8%
Closed Sales		90	68	- 24.4%	670	451	- 32.7%
Days on Market Until Sale		104	122	+ 17.3%	112	120	+ 7.1%
Median Sales Price		\$1,100,000	\$1,192,500	+ 8.4%	\$1,175,000	\$1,150,000	- 2.1%
Average Sales Price		\$1,589,922	\$1,668,108	+ 4.9%	\$1,815,773	\$1,822,078	+ 0.3%
Percent of List Price Received		98.7%	96.6%	- 2.1%	99.1%	96.8%	- 2.3%
Housing Affordability Index		38	31	- 18.4%	36	32	- 11.1%
Inventory of Homes for Sale		293	265	- 9.6%	—	—	—
Months Supply of Inventory		3.1	4.1	+ 32.3%	—	—	—

Condominium Market Overview

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



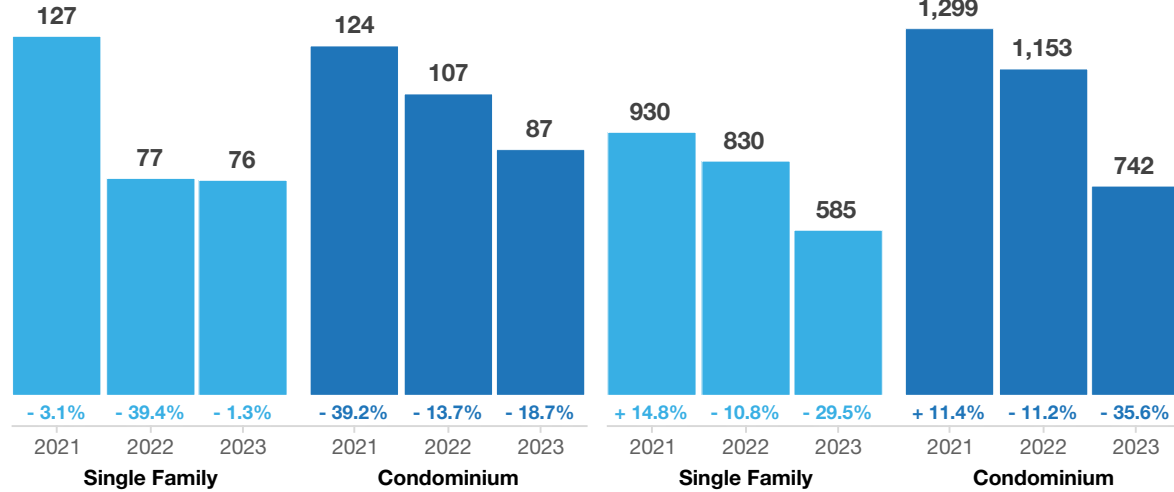
Key Metrics	Historical Sparkbars	7-2022	7-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		107	87	- 18.7%	1,153	742	- 35.6%
Pending Sales		91	74	- 18.7%	974	605	- 37.9%
Closed Sales		99	75	- 24.2%	1,088	592	- 45.6%
Days on Market Until Sale		76	97	+ 27.6%	74	106	+ 43.2%
Median Sales Price		\$789,500	\$850,000	+ 7.7%	\$760,000	\$840,000	+ 10.5%
Average Sales Price		\$1,040,620	\$1,165,498	+ 12.0%	\$1,089,119	\$1,156,512	+ 6.2%
Percent of List Price Received		99.9%	97.4%	- 2.5%	100.3%	98.3%	- 2.0%
Housing Affordability Index		53	44	- 17.0%	55	44	- 20.0%
Inventory of Homes for Sale		249	227	- 8.8%	—	—	—
Months Supply of Inventory		1.7	2.8	+ 64.7%	—	—	—

New Listings

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



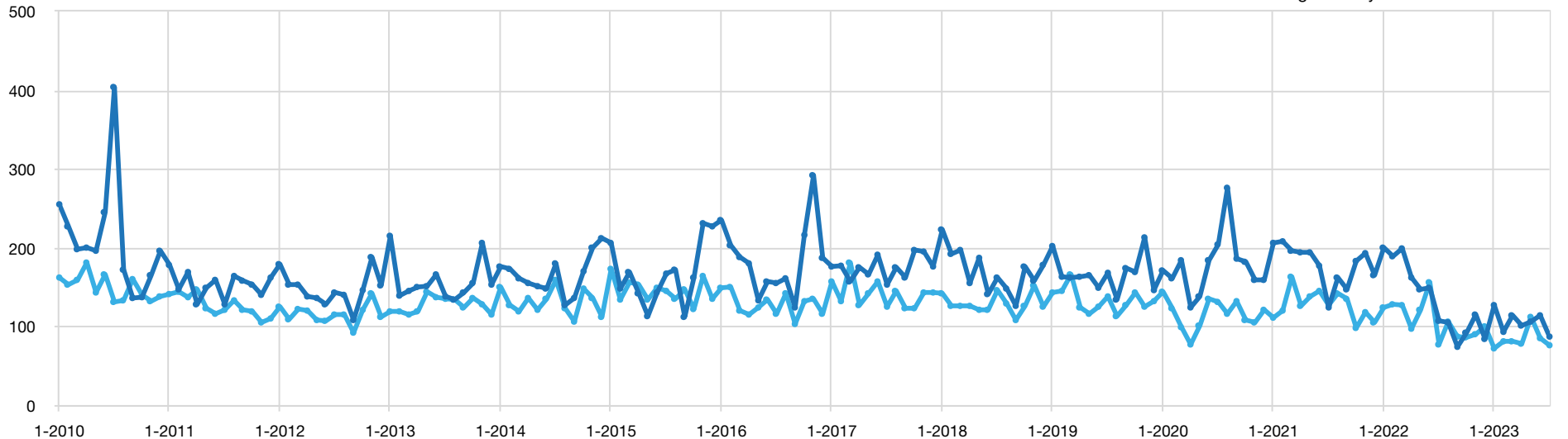
July



Year to Date

New Listings	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	106	-25.4%	105	-35.2%
Sep-2022	87	-35.6%	74	-49.7%
Oct-2022	86	-12.2%	92	-49.7%
Nov-2022	90	-23.7%	115	-40.4%
Dec-2022	100	-4.8%	84	-49.1%
Jan-2023	72	-41.9%	127	-36.5%
Feb-2023	81	-36.7%	93	-50.8%
Mar-2023	81	-36.2%	114	-42.7%
Apr-2023	78	-19.6%	101	-37.7%
May-2023	112	-7.4%	106	-27.9%
Jun-2023	85	-45.5%	114	-23.5%
Jul-2023	76	-1.3%	87	-18.7%
12-Month Avg	88	-26.1%	101	-39.5%

Historical New Listings by Month

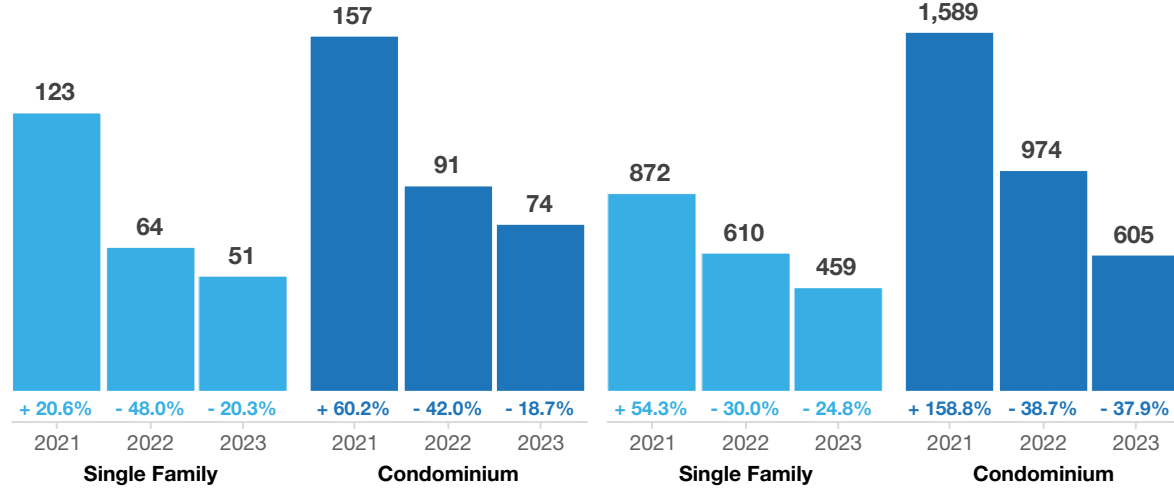


Pending Sales

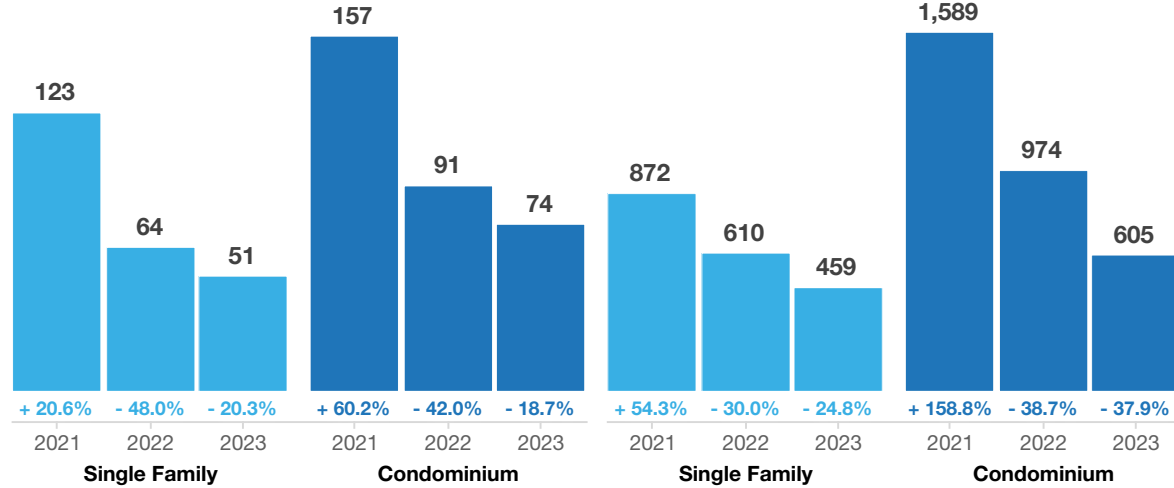
A count of the properties on which offers have been accepted in a given month.



July

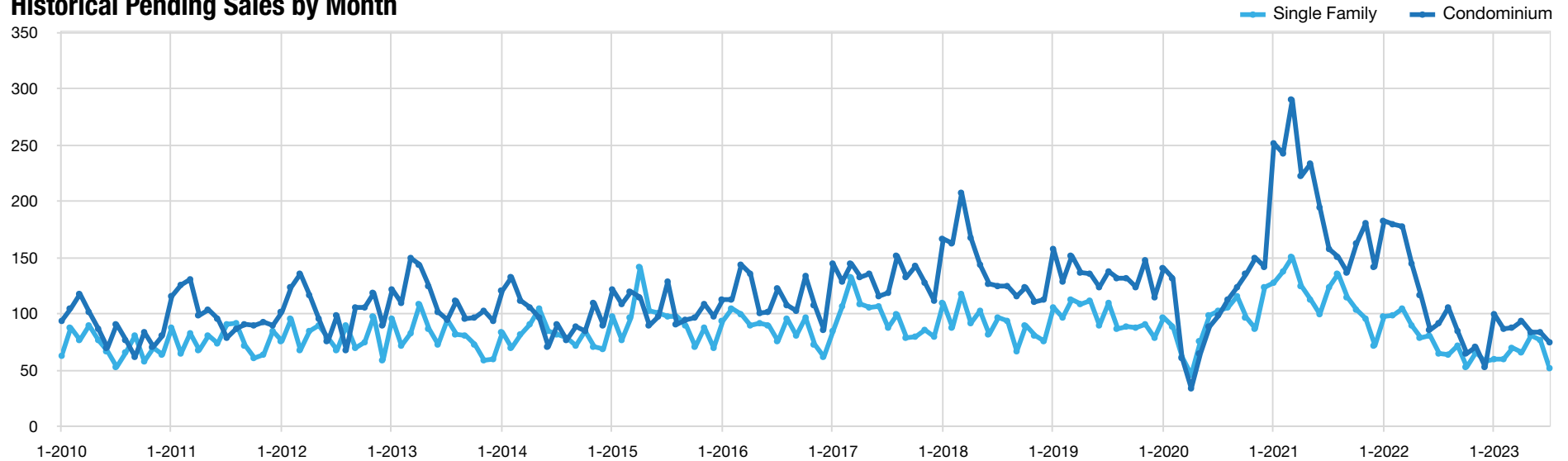


Year to Date



Pending Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	63	- 53.3%	105	- 30.0%
Sep-2022	71	- 37.7%	84	- 38.2%
Oct-2022	52	- 49.5%	64	- 60.5%
Nov-2022	65	- 31.6%	70	- 61.1%
Dec-2022	57	- 19.7%	52	- 63.1%
Jan-2023	59	- 39.2%	99	- 45.6%
Feb-2023	59	- 39.8%	86	- 52.0%
Mar-2023	69	- 33.7%	87	- 50.8%
Apr-2023	65	- 27.0%	93	- 35.4%
May-2023	80	+ 2.6%	83	- 28.4%
Jun-2023	76	- 5.0%	83	- 2.4%
Jul-2023	51	- 20.3%	74	- 18.7%
12-Month Avg	64	- 31.9%	82	- 43.4%

Historical Pending Sales by Month



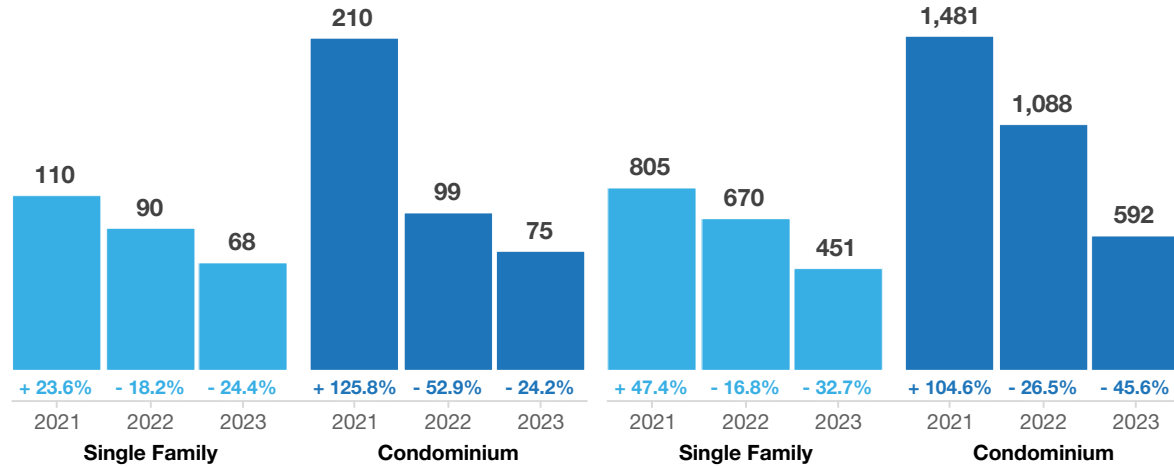
Closed Sales

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



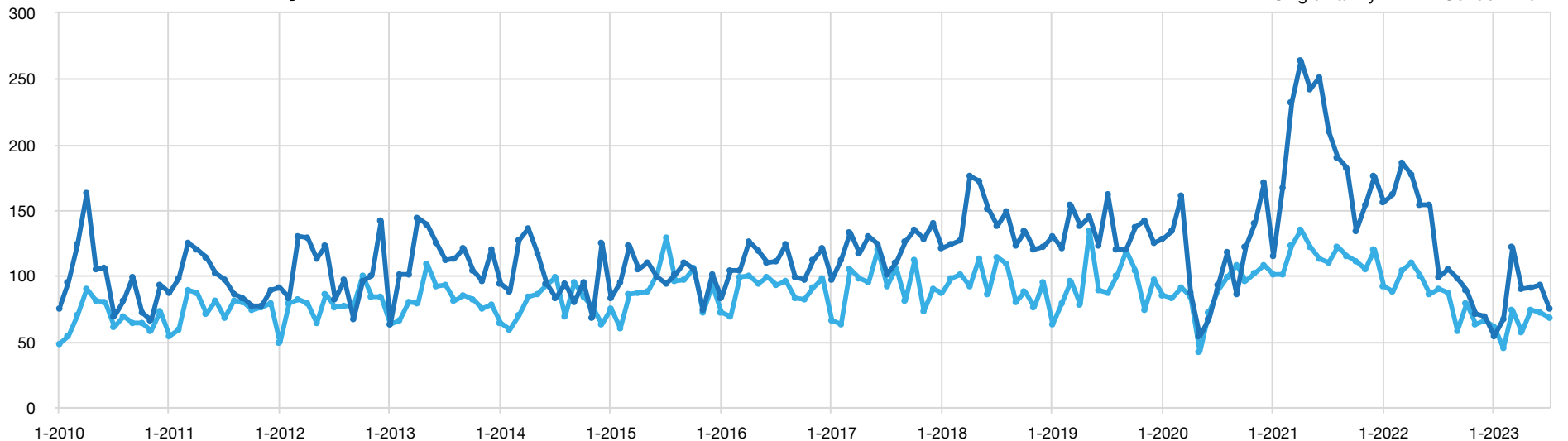
July

Year to Date



Closed Sales	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	87	- 28.7%	105	- 44.7%
Sep-2022	58	- 49.6%	98	- 46.2%
Oct-2022	79	- 28.8%	89	- 33.6%
Nov-2022	63	- 40.0%	71	- 53.9%
Dec-2022	66	- 45.0%	69	- 60.8%
Jan-2023	61	- 33.7%	54	- 65.4%
Feb-2023	45	- 48.9%	67	- 58.6%
Mar-2023	74	- 28.8%	122	- 34.4%
Apr-2023	57	- 48.2%	90	- 49.2%
May-2023	74	- 26.0%	91	- 40.9%
Jun-2023	72	- 16.3%	93	- 39.6%
Jul-2023	68	- 24.4%	75	- 24.2%
12-Month Avg	67	- 35.6%	85	- 46.9%

Historical Closed Sales by Month

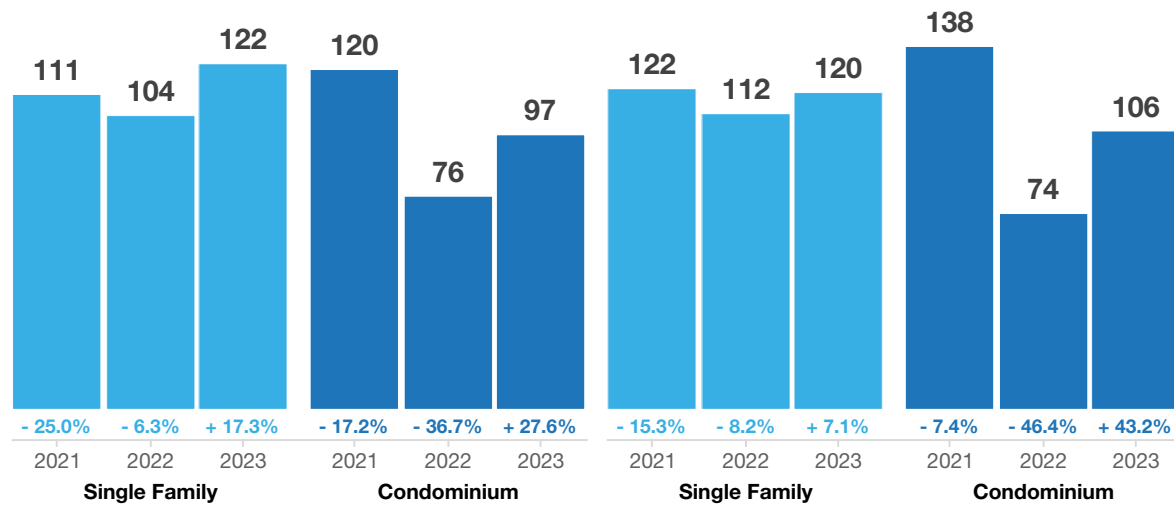


Days on Market Until Sale

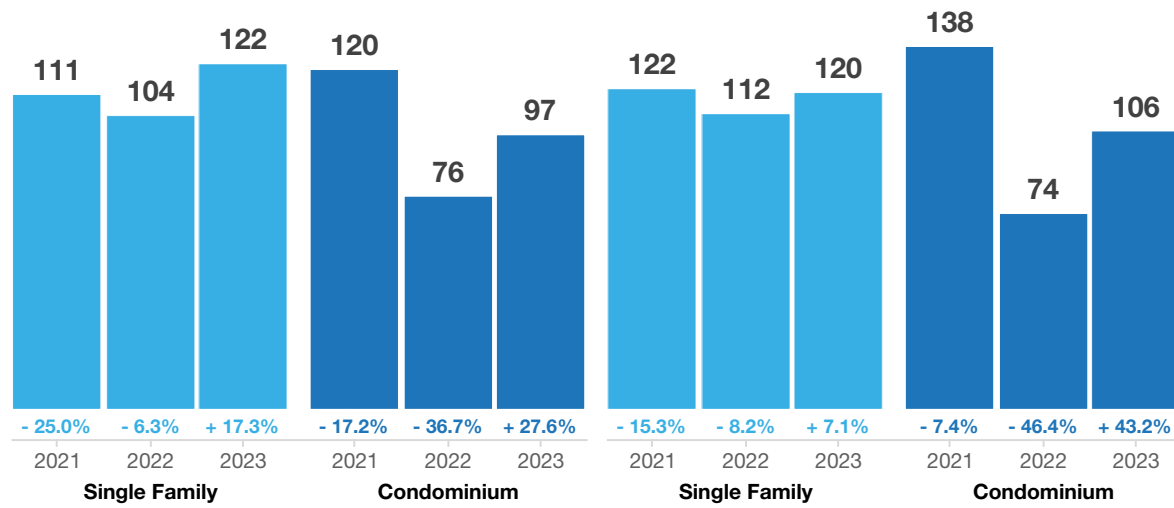
Average number of days between when a property is listed and when it closed in a given month.



July



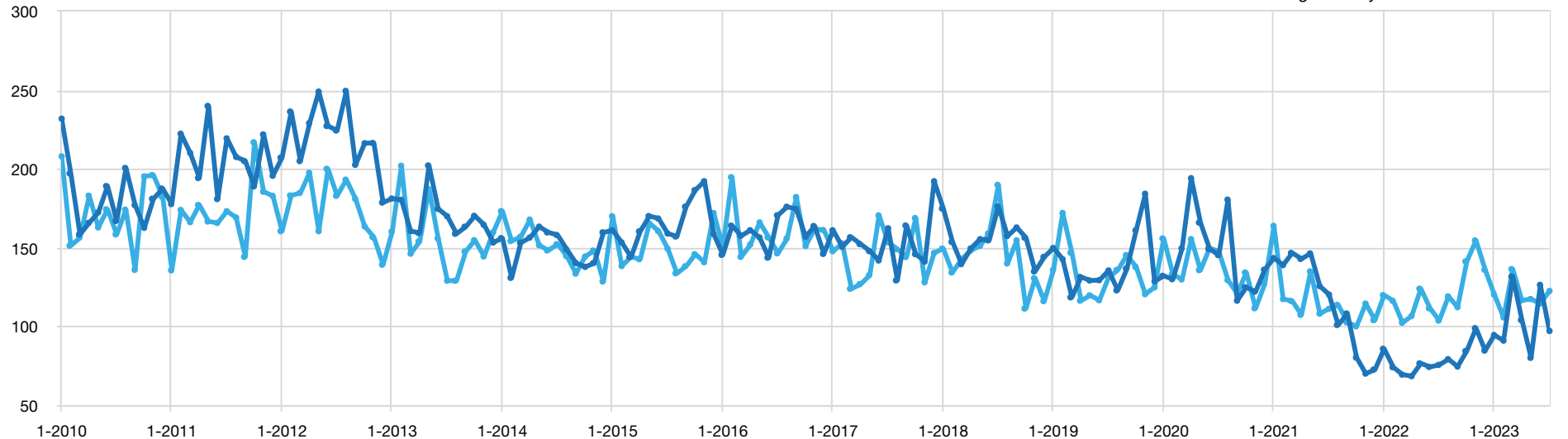
Year to Date



Days on Market	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	119	+ 4.4%	79	- 21.8%
Sep-2022	112	+ 8.7%	74	- 31.5%
Oct-2022	141	+ 41.0%	84	+ 5.0%
Nov-2022	155	+ 36.0%	99	+ 41.4%
Dec-2022	136	+ 30.8%	85	+ 16.4%
Jan-2023	120	0.0%	94	+ 9.3%
Feb-2023	106	- 8.6%	91	+ 23.0%
Mar-2023	136	+ 33.3%	132	+ 91.3%
Apr-2023	116	+ 8.4%	104	+ 52.9%
May-2023	117	- 5.6%	80	+ 5.3%
Jun-2023	114	+ 2.7%	126	+ 70.3%
Jul-2023	122	+ 17.3%	97	+ 27.6%
12-Month Avg*	125	+ 14.4%	96	+ 20.0%

* Days on Market for all properties from August 2022 through July 2023. This is not the average of the individual figures above.

Historical Days on Market Until Sale by Month

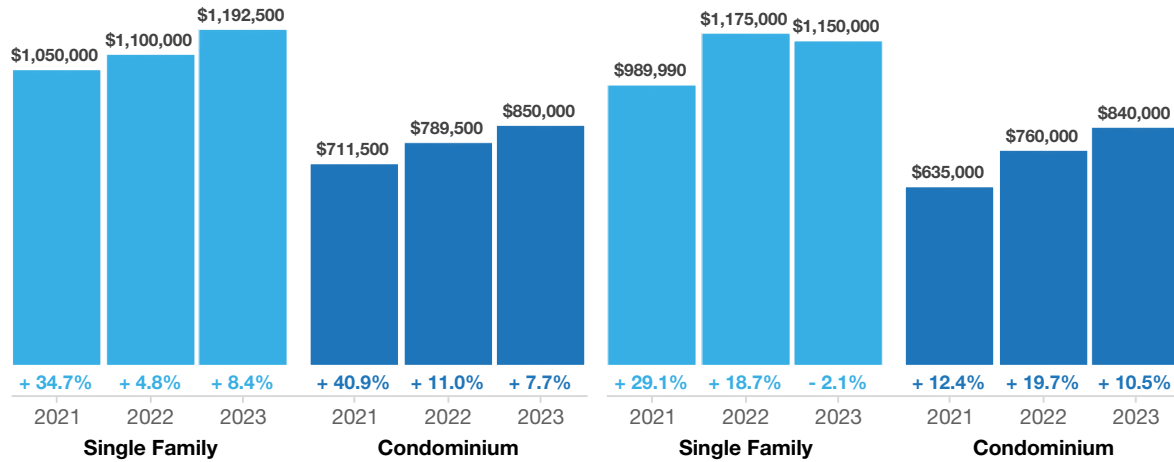


Median Sales Price

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



July

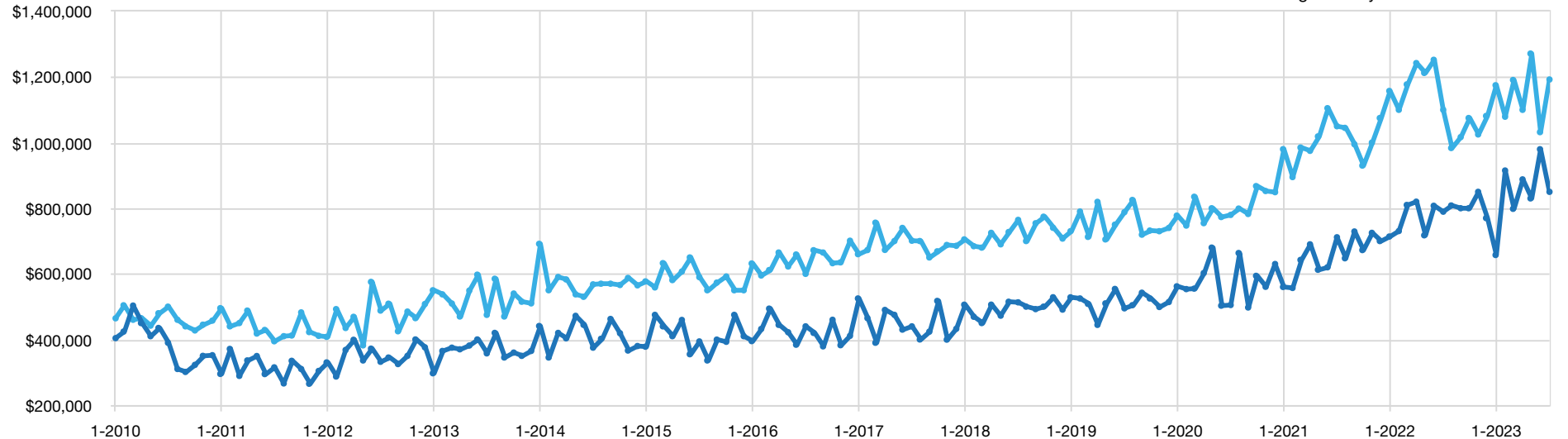


Year to Date

Median Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	\$983,575	- 5.9%	\$808,379	+ 24.8%
Sep-2022	\$1,016,850	+ 2.2%	\$800,000	+ 9.7%
Oct-2022	\$1,075,000	+ 15.6%	\$800,000	+ 19.0%
Nov-2022	\$1,025,000	+ 2.5%	\$850,000	+ 17.2%
Dec-2022	\$1,081,250	+ 0.6%	\$770,000	+ 10.0%
Jan-2023	\$1,175,000	+ 1.5%	\$657,500	- 7.9%
Feb-2023	\$1,079,000	- 1.9%	\$915,000	+ 25.3%
Mar-2023	\$1,191,000	+ 1.1%	\$798,250	- 1.5%
Apr-2023	\$1,100,000	- 11.5%	\$888,000	+ 8.3%
May-2023	\$1,271,500	+ 4.9%	\$830,000	+ 15.7%
Jun-2023	\$1,032,000	- 17.6%	\$979,900	+ 21.3%
Jul-2023	\$1,192,500	+ 8.4%	\$850,000	+ 7.7%
12-Month Avg*	\$1,100,000	+ 0.1%	\$825,000	+ 12.1%

* Median Sales Price for all properties from August 2022 through July 2023. This is not the average of the individual figures above.

Historical Median Sales Price by Month

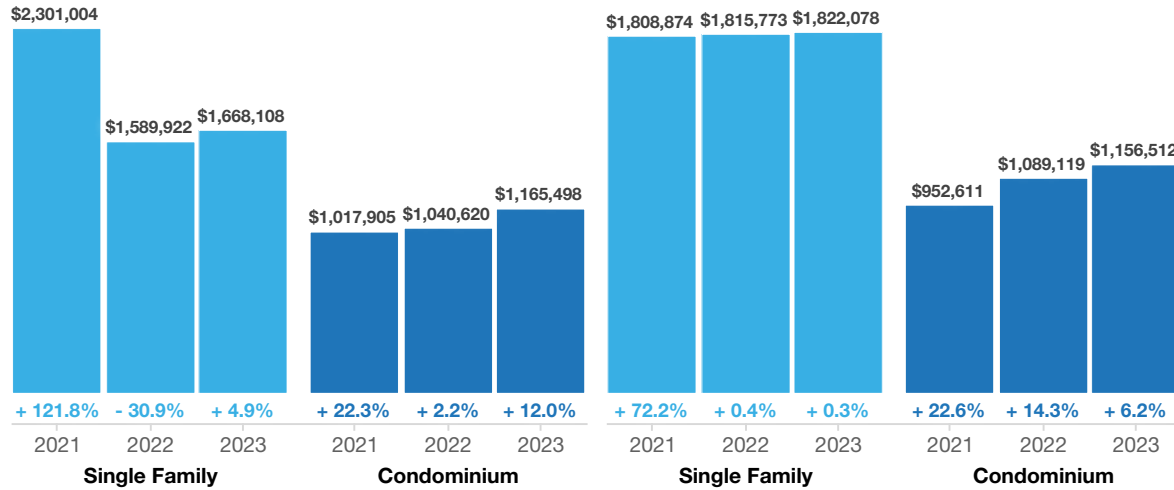


Average Sales Price

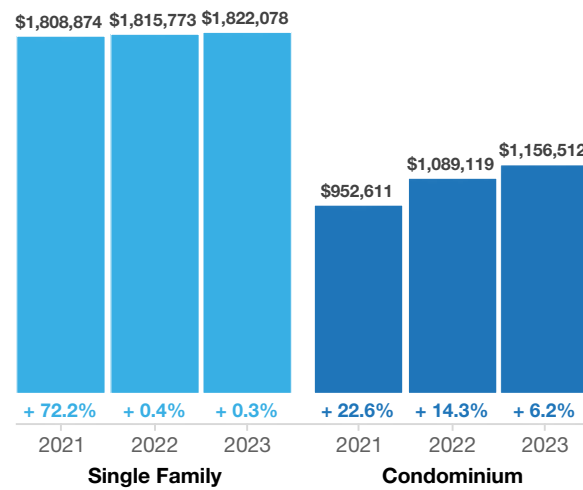
Average sales price for all closed sales, not accounting for seller concessions, in a given month.



July



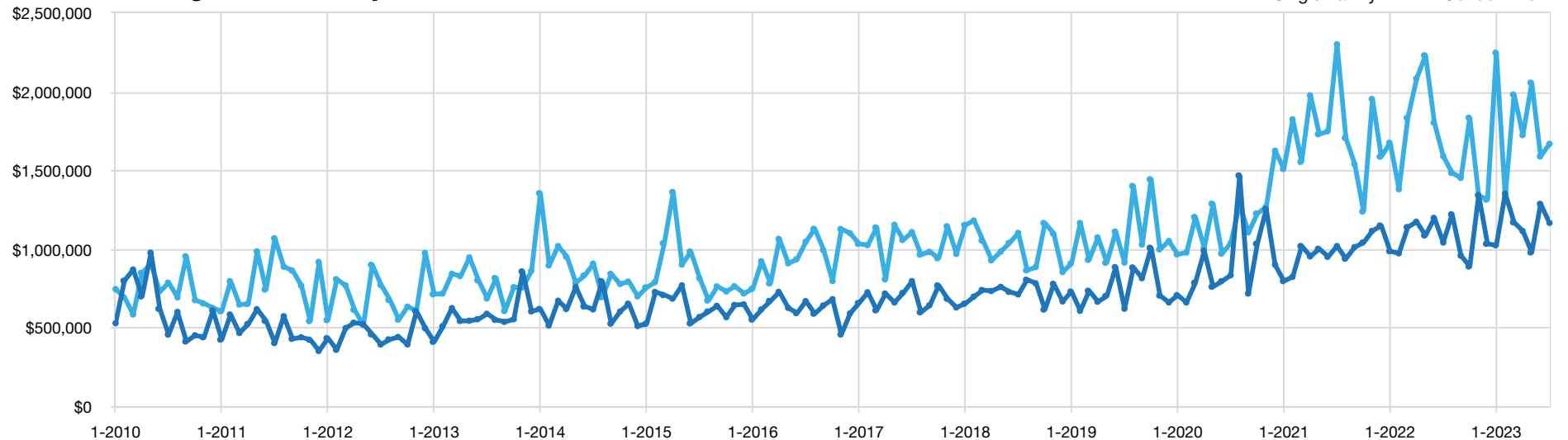
Year to Date



Avg. Sales Price	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	\$1,484,007	- 13.0%	\$1,219,949	+ 30.1%
Sep-2022	\$1,451,482	- 5.7%	\$957,529	- 5.3%
Oct-2022	\$1,834,189	+ 48.2%	\$888,247	- 14.6%
Nov-2022	\$1,339,055	- 31.5%	\$1,343,041	+ 20.5%
Dec-2022	\$1,313,617	- 17.2%	\$1,032,435	- 10.1%
Jan-2023	\$2,247,809	+ 34.2%	\$1,022,861	+ 3.8%
Feb-2023	\$1,327,901	- 3.8%	\$1,352,118	+ 39.1%
Mar-2023	\$1,981,402	+ 8.1%	\$1,168,922	+ 2.7%
Apr-2023	\$1,723,940	- 17.3%	\$1,113,644	- 5.0%
May-2023	\$2,056,937	- 7.8%	\$977,545	- 9.9%
Jun-2023	\$1,588,228	- 11.9%	\$1,286,274	+ 7.5%
Jul-2023	\$1,668,108	+ 4.9%	\$1,165,498	+ 12.0%
12-Month Avg*	\$1,680,363	- 2.2%	\$1,125,230	+ 5.1%

* Avg. Sales Price for all properties from August 2022 through July 2023. This is not the average of the individual figures above.

Historical Average Sales Price by Month



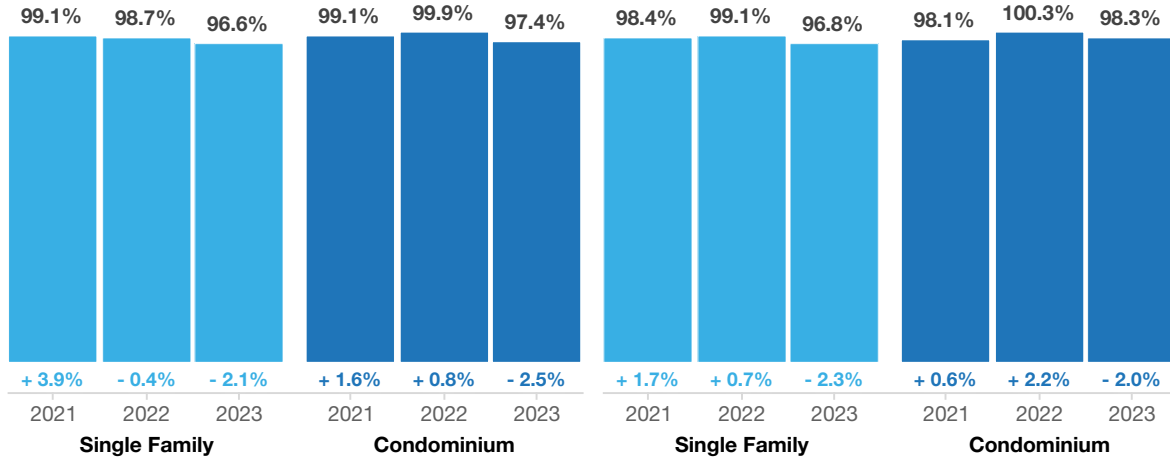
Percent of List Price Received

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.



July

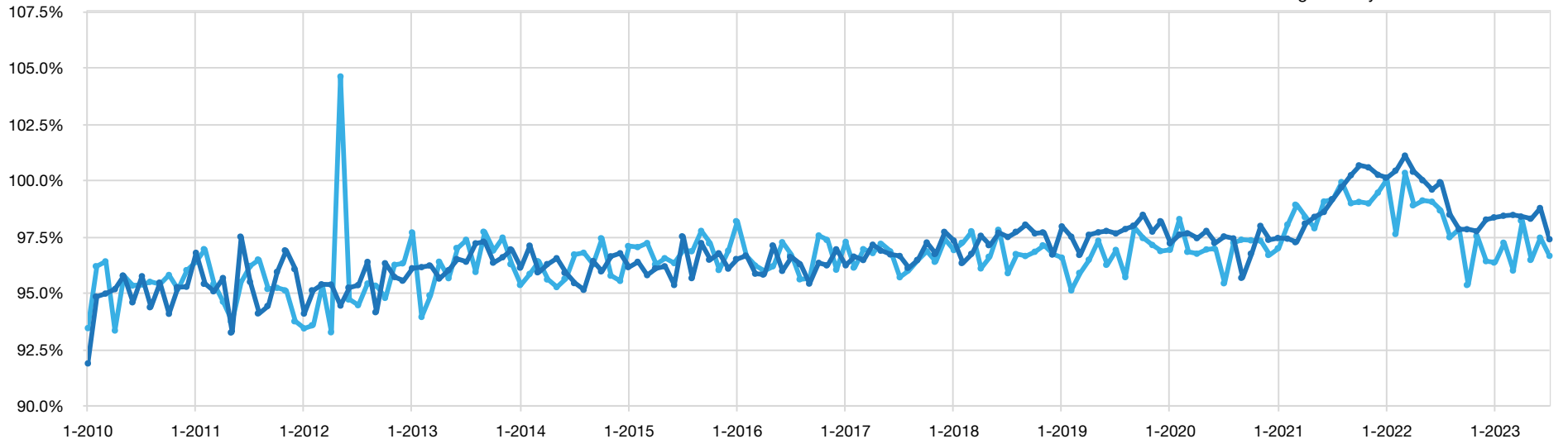
Year to Date



Pct. of List Price Received	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	97.5%	- 2.4%	98.5%	- 1.2%
Sep-2022	97.8%	- 1.2%	97.8%	- 2.4%
Oct-2022	95.3%	- 3.7%	97.8%	- 2.9%
Nov-2022	97.5%	- 1.5%	97.7%	- 2.9%
Dec-2022	96.4%	- 3.0%	98.2%	- 2.0%
Jan-2023	96.3%	- 3.7%	98.3%	- 1.8%
Feb-2023	97.2%	- 0.4%	98.4%	- 2.0%
Mar-2023	96.0%	- 4.3%	98.5%	- 2.6%
Apr-2023	98.2%	- 0.7%	98.4%	- 2.0%
May-2023	96.5%	- 2.6%	98.3%	- 1.7%
Jun-2023	97.4%	- 1.6%	98.8%	- 0.8%
Jul-2023	96.6%	- 2.1%	97.4%	- 2.5%
12-Month Avg*	96.8%	- 2.4%	98.2%	- 2.1%

* Pct. of List Price Received for all properties from August 2022 through July 2023. This is not the average of the individual figures above.

Historical Percent of List Price Received by Month



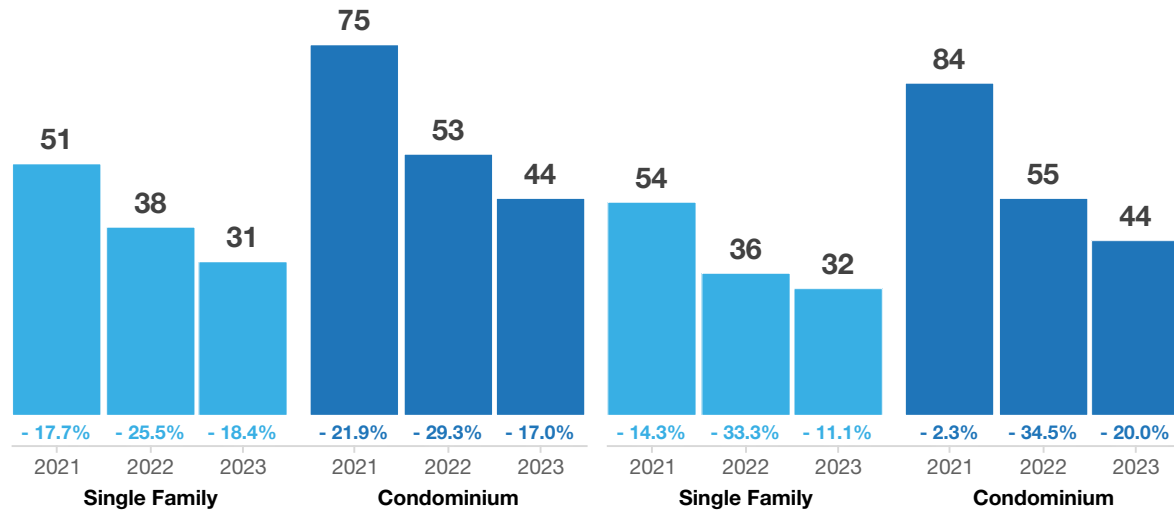
Housing Affordability Index

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.



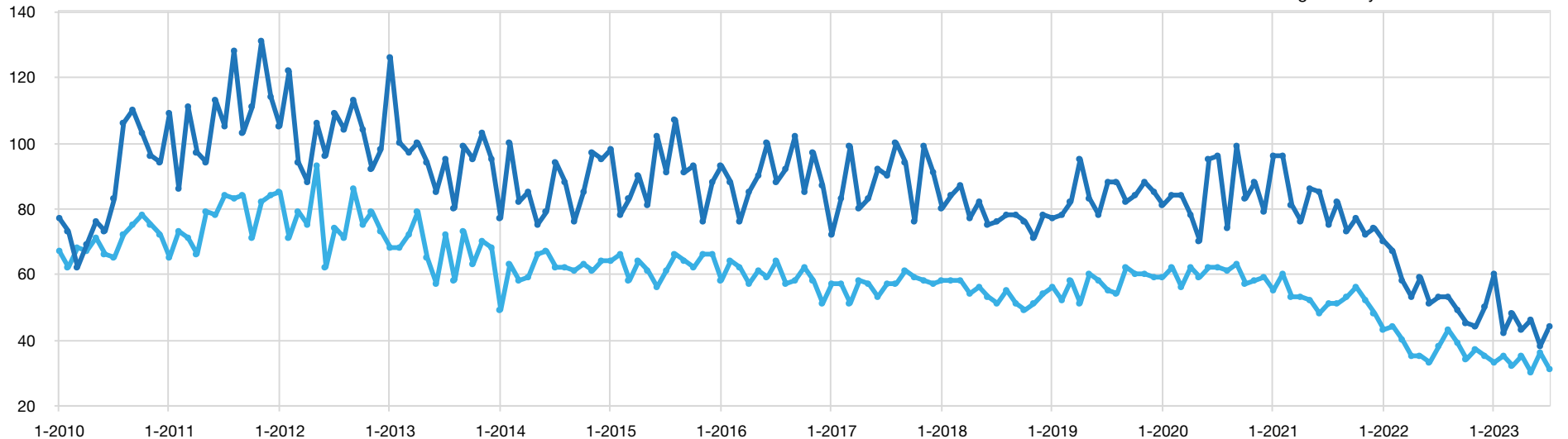
July

Year to Date



Affordability Index	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	43	- 15.7%	53	- 35.4%
Sep-2022	39	- 26.4%	49	- 32.9%
Oct-2022	34	- 39.3%	45	- 41.6%
Nov-2022	37	- 28.8%	44	- 38.9%
Dec-2022	35	- 27.1%	50	- 32.4%
Jan-2023	33	- 23.3%	60	- 14.3%
Feb-2023	35	- 20.5%	42	- 37.3%
Mar-2023	32	- 20.0%	48	- 17.2%
Apr-2023	35	0.0%	43	- 18.9%
May-2023	30	- 14.3%	46	- 22.0%
Jun-2023	36	+ 9.1%	38	- 25.5%
Jul-2023	31	- 18.4%	44	- 17.0%
12-Month Avg	35	- 20.5%	47	- 28.8%

Historical Housing Affordability Index by Month

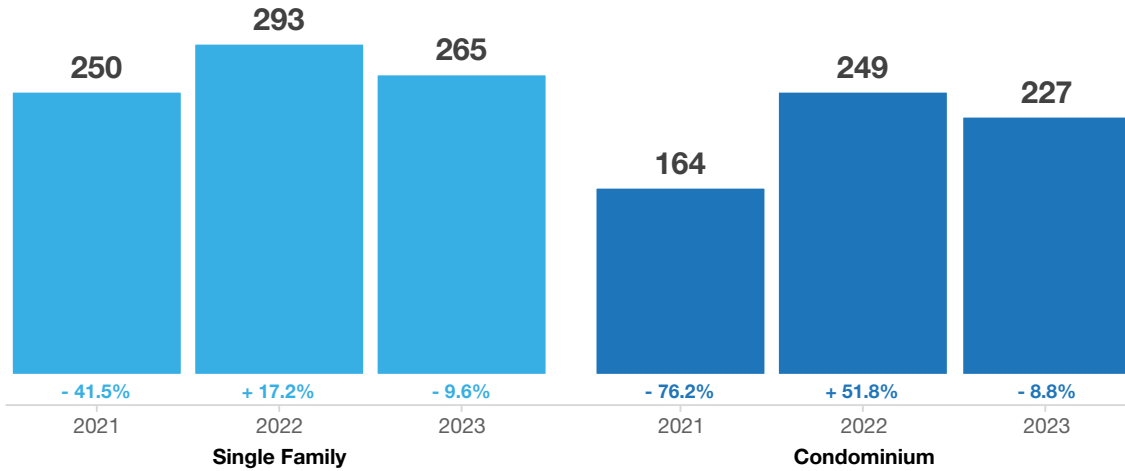


Inventory of Homes for Sale

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

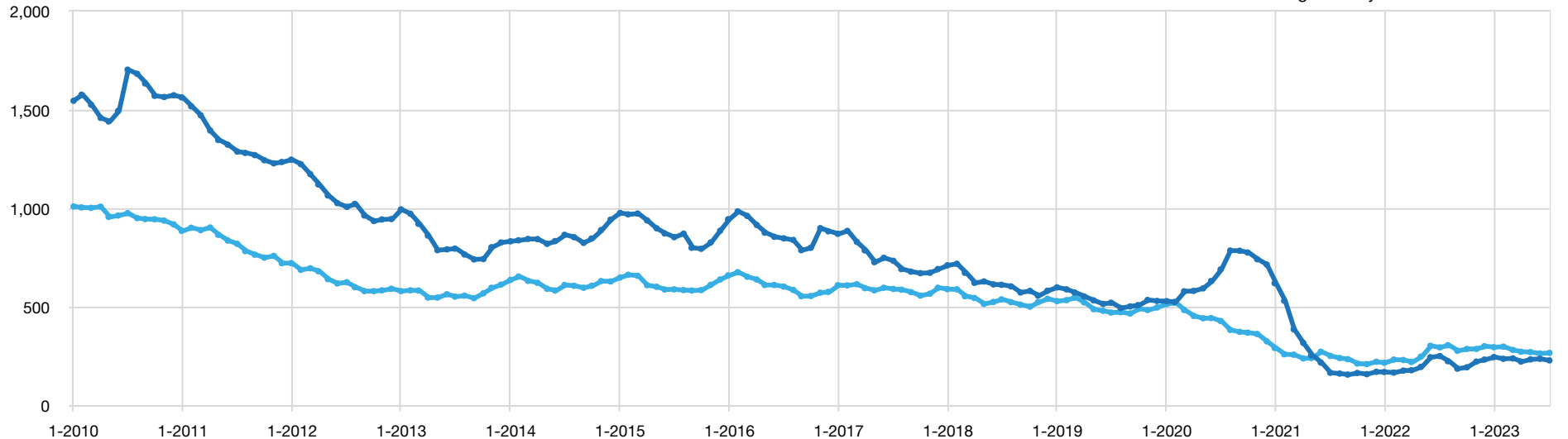


July



Homes for Sale	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	304	+ 27.2%	223	+ 39.4%
Sep-2022	276	+ 18.5%	185	+ 19.4%
Oct-2022	285	+ 35.1%	192	+ 17.8%
Nov-2022	285	+ 37.0%	221	+ 40.8%
Dec-2022	299	+ 35.9%	231	+ 36.7%
Jan-2023	294	+ 36.7%	244	+ 45.2%
Feb-2023	297	+ 28.6%	235	+ 42.4%
Mar-2023	280	+ 22.3%	237	+ 35.4%
Apr-2023	271	+ 23.7%	221	+ 24.9%
May-2023	269	+ 9.3%	232	+ 19.6%
Jun-2023	262	- 13.0%	235	- 3.3%
Jul-2023	265	- 9.6%	227	- 8.8%
12-Month Avg	282	+ 19.0%	224	+ 23.8%

Historical Inventory of Homes for Sale by Month

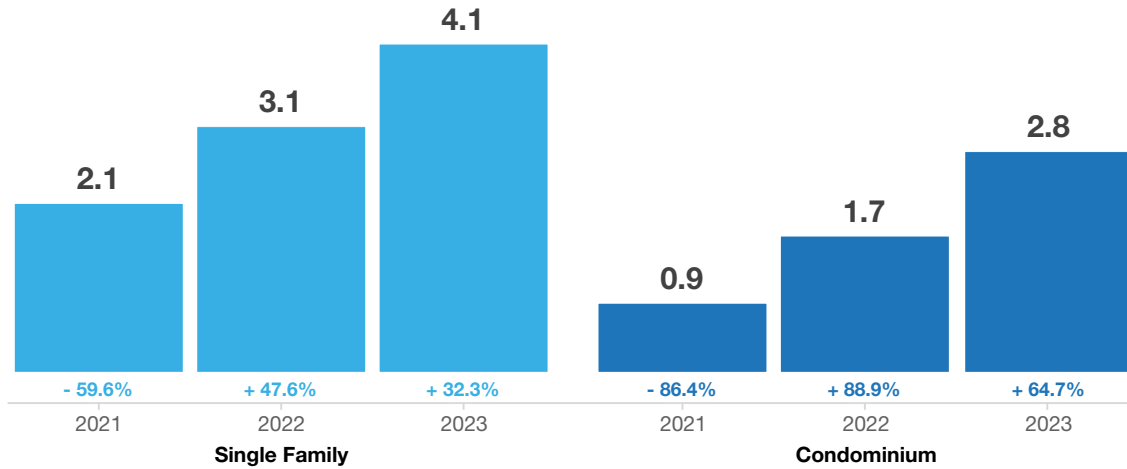


Months Supply of Inventory

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.



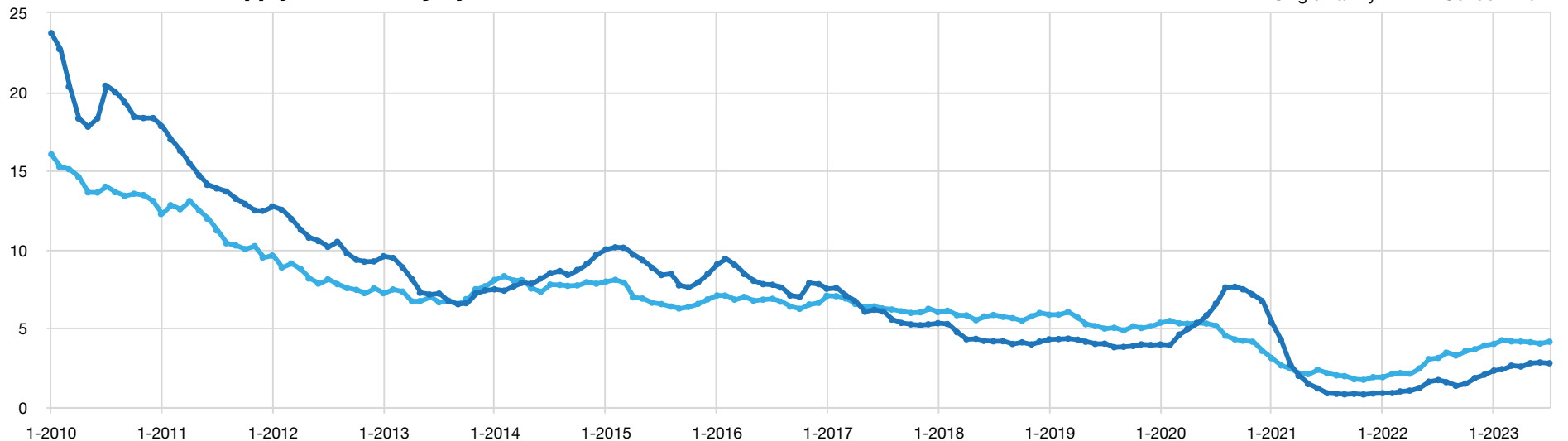
July



Months Supply	Single Family	Year-Over-Year Change	Condominium	Year-Over-Year Change
Aug-2022	3.5	+ 75.0%	1.6	+ 100.0%
Sep-2022	3.3	+ 65.0%	1.3	+ 62.5%
Oct-2022	3.6	+ 100.0%	1.5	+ 87.5%
Nov-2022	3.7	+ 117.6%	1.8	+ 125.0%
Dec-2022	3.9	+ 105.3%	2.1	+ 133.3%
Jan-2023	4.0	+ 110.5%	2.3	+ 155.6%
Feb-2023	4.2	+ 100.0%	2.4	+ 166.7%
Mar-2023	4.2	+ 90.9%	2.6	+ 160.0%
Apr-2023	4.2	+ 100.0%	2.6	+ 160.0%
May-2023	4.1	+ 70.8%	2.8	+ 133.3%
Jun-2023	4.0	+ 33.3%	2.8	+ 75.0%
Jul-2023	4.1	+ 32.3%	2.8	+ 64.7%
12-Month Avg*	3.9	+ 78.0%	2.2	+ 113.0%

* Months Supply for all properties from August 2022 through July 2023. 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	7-2022	7-2023	% Change	YTD 2022	YTD 2023	% Change
New Listings		231	178	- 22.9%	2,200	1,490	- 32.3%
Pending Sales		194	141	- 27.3%	1,753	1,163	- 33.7%
Closed Sales		208	160	- 23.1%	1,910	1,144	- 40.1%
Days on Market Until Sale		93	128	+ 37.6%	95	120	+ 26.3%
Median Sales Price		\$927,000	\$997,500	+ 7.6%	\$900,000	\$950,000	+ 5.6%
Average Sales Price		\$1,331,406	\$1,382,872	+ 3.9%	\$1,354,067	\$1,429,917	+ 5.6%
Percent of List Price Received		99.1%	96.5%	- 2.6%	99.4%	97.4%	- 2.0%
Housing Affordability Index		45	37	- 17.8%	47	39	- 17.0%
Inventory of Homes for Sale		671	633	- 5.7%	—	—	—
Months Supply of Inventory		2.5	4.0	+ 60.0%	—	—	—

Single Family Monthly Sales Volume

July 2023



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	July 2023			June 2023			July 2022		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	6	\$10,635,000	\$1,567,500	2	\$3,022,500	\$1,511,250	7	\$10,794,000	\$1,375,000
Hana	1	\$837,500	\$837,500	2	\$3,650,000	\$1,825,000	1	\$2,750,000	\$2,750,000
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	3	\$13,850,000	\$4,850,000	0	--	--	1	\$2,199,000	\$2,199,000
Kahakuloa	1	\$1,525,000	\$1,525,000	0	--	--	0	--	--
Kahului	8	\$8,639,000	\$1,087,500	15	\$13,969,888	\$935,000	12	\$12,618,000	\$957,500
Kapalua	3	\$12,675,000	\$3,550,000	2	\$12,080,000	\$6,040,000	3	\$13,850,000	\$5,200,000
Kaupo	0	--	--	1	\$725,000	\$725,000	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	10	\$11,600,000	\$1,185,000	8	\$11,650,150	\$1,227,500	12	\$19,097,000	\$1,412,500
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	0	--	--	6	\$8,135,000	\$1,262,500	5	\$16,185,000	\$1,575,000
Lahaina	3	\$4,775,000	\$1,300,000	4	\$9,645,000	\$872,500	9	\$23,118,600	\$1,575,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	4	\$4,221,000	\$960,500	3	\$7,494,000	\$1,500,000	6	\$5,350,500	\$891,250
Maui Meadows	0	--	--	3	\$8,050,000	\$2,700,000	1	\$2,070,000	\$2,070,000
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	2	\$3,215,000	\$1,607,500	4	\$5,165,000	\$1,357,500	3	\$3,844,000	\$1,190,000
Olowalu	0	--	--	1	\$7,500,000	\$7,500,000	0	--	--
Pukalani	3	\$2,513,000	\$758,000	5	\$5,708,400	\$950,000	7	\$7,004,000	\$925,000
Spreckelsville/Paia/Kuau	2	\$2,925,000	\$1,462,500	2	\$3,993,500	\$1,996,750	2	\$1,805,000	\$902,500
Wailea/Makena	1	\$8,400,000	\$8,400,000	0	--	--	1	\$5,350,000	\$5,350,000
Wailuku	17	\$24,213,050	\$1,200,000	10	\$10,375,000	\$957,500	13	\$12,709,125	\$929,000
Lanai	0	--	--	1	\$635,000	\$635,000	2	\$1,418,750	\$709,375
Molokai	4	\$3,407,770	\$845,000	3	\$2,554,000	\$675,000	5	\$2,930,000	\$570,000
All MLS	68	\$113,431,320	\$1,192,500	72	\$114,352,438	\$1,032,000	90	\$143,092,975	\$1,100,000

Condominium Monthly Sales Volume

July 2023



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	July 2023			June 2023			July 2022		
	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	\$17,772,700	\$1,307,500	8	\$13,939,900	\$1,500,000	8	\$17,070,000	\$1,675,000
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	1	\$299,000	\$299,000	2	\$508,000	\$254,000	2	\$415,000	\$207,500
Kapalua	2	\$3,265,000	\$1,632,500	5	\$17,245,000	\$1,595,000	5	\$7,014,000	\$1,425,000
Kaupo	0	--	--	0	--	--	0	--	--
Keanae	0	--	--	0	--	--	0	--	--
Kihei	25	\$23,383,200	\$875,000	40	\$36,736,300	\$810,000	36	\$30,901,000	\$784,750
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	0	--	--	0	--	--	0	--	--
Lahaina	4	\$3,154,950	\$772,475	2	\$1,305,000	\$652,500	2	\$1,678,000	\$839,000
Maalaea	4	\$2,790,000	\$740,000	3	\$2,212,500	\$735,000	4	\$2,525,000	\$612,500
Makawao/Olinda/Haliimaile	0	--	--	0	--	--	0	--	--
Maui Meadows	0	--	--	0	--	--	0	--	--
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	18	\$12,577,000	\$722,500	16	\$15,353,500	\$936,000	24	\$13,819,400	\$562,500
Olowalu	0	--	--	0	--	--	0	--	--
Pukalani	1	\$965,000	\$965,000	0	--	--	0	--	--
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	1	\$700,000	\$700,000
Wailea/Makena	4	\$18,725,000	\$3,250,000	13	\$31,191,300	\$1,995,000	7	\$21,090,000	\$1,695,000
Wailuku	7	\$4,080,500	\$568,000	2	\$672,000	\$336,000	7	\$4,034,000	\$520,000
Lanai	0	--	--	0	--	--	1	\$3,400,000	\$3,400,000
Molokai	1	\$400,000	\$400,000	2	\$460,000	\$230,000	2	\$375,000	\$187,500
All MLS	75	\$87,412,350	\$850,000	93	\$119,623,500	\$979,900	99	\$103,021,400	\$789,500

Land Monthly Sales Volume

July 2023



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	July 2023			June 2023			July 2022		
	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price	Units	Dollar Volume	Median Sales Price
Haiku	2	\$1,477,000	\$738,500	3	\$4,200,000	\$1,325,000	2	\$11,400,000	\$5,700,000
Hana	0	--	--	1	\$850,000	\$850,000	1	\$4,900,000	\$4,900,000
Honokohau	0	--	--	0	--	--	0	--	--
Kaanapali	0	--	--	0	--	--	1	\$925,000	\$925,000
Kahakuloa	0	--	--	0	--	--	0	--	--
Kahului	0	--	--	0	--	--	1	\$984,270	\$984,270
Kapalua	2	\$2,195,000	\$1,097,500	0	--	--	1	\$1,275,000	\$1,275,000
Kaupo	0	--	--	1	\$21,132,920	\$21,132,920	0	--	--
Keanae	0	--	--	1	\$685,000	\$685,000	0	--	--
Kihei	0	--	--	0	--	--	0	--	--
Kipahulu	0	--	--	0	--	--	0	--	--
Kula/Ulupalakua/Kanaio	3	\$9,230,000	\$2,100,000	2	\$3,500,000	\$1,750,000	2	\$1,864,000	\$932,000
Lahaina	1	\$1,300,000	\$1,300,000	1	\$525,000	\$525,000	2	\$1,970,000	\$985,000
Maalaea	0	--	--	0	--	--	0	--	--
Makawao/Olinda/Haliimaile	1	\$750,000	\$750,000	0	--	--	2	\$2,400,000	\$1,200,000
Maui Meadows	1	\$1,620,000	\$1,620,000	0	--	--	0	--	--
Nahiku	0	--	--	0	--	--	0	--	--
Napili/Kahana/Honokowai	0	--	--	0	--	--	0	--	--
Olowalu	2	\$1,965,000	\$982,500	0	--	--	0	--	--
Pukalani	0	--	--	0	--	--	0	--	--
Spreckelsville/Paia/Kuau	0	--	--	0	--	--	0	--	--
Wailea/Makena	2	\$1,453,808	\$726,904	0	--	--	1	\$1,608,250	\$1,608,250
Wailuku	0	--	--	0	--	--	3	\$2,739,500	\$850,000
Lanai	0	--	--	0	--	--	0	--	--
Molokai	3	\$425,000	\$93,000	1	\$280,000	\$280,000	3	\$752,000	\$295,000
All MLS	17	\$20,415,808	\$943,808	10	\$31,172,920	\$1,087,500	19	\$30,818,020	\$925,000

Single Family Sales – Year to Date

July 2023 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Jul-23 YTD Sales	Jul-22 YTD Sales	Unit Change	Percent Change	Jul-23 YTD Average	Jul-22 YTD Average	Dollar Change	Percent Change	Jul-23 YTD Median	Jul-22 YTD Median	Dollar Change	Percent Change	Jul-23 YTD Volume	Jul-22 YTD Volume	Dollar Change	Percent Change
Haiku	33	63	-30	-47.6%	\$1,739,642	\$1,766,097	-\$26,455	-1.5%	\$1,410,000	\$1,430,000	-\$20,000	-1.4%	\$57,408,196	\$111,264,100	-\$53,855,904	-48.4%
Hana	4	6	-2	-33.3%	\$1,359,375	\$1,917,500	-\$558,125	-29.1%	\$1,187,500	\$1,797,500	-\$610,000	-33.9%	\$5,437,500	\$11,504,999	-\$6,067,499	-52.7%
Honokohau	0	1	-1	-100.0%	--	\$792,000	--	--	--	\$792,000	--	--	\$0	\$792,000	-\$792,000	-100.0%
Kaanapali	10	15	-5	-33.3%	\$5,664,414	\$2,994,403	+\$2,670,010	+89.2%	\$3,525,000	\$2,700,000	+\$825,000	+30.6%	\$56,644,136	\$44,916,050	+\$11,728,086	+26.1%
Kahakuloa	1	0	+1	--	\$1,525,000	--	--	--	\$1,525,000	--	--	--	\$1,525,000	\$0	+\$1,525,000	--
Kahului	63	68	-5	-7.4%	\$987,923	\$970,301	+\$17,621	+1.8%	\$955,000	\$951,000	+\$4,000	+0.4%	\$62,239,143	\$65,980,500	-\$3,741,357	-5.7%
Kapalua	8	10	-2	-20.0%	\$4,872,500	\$4,780,000	+\$92,500	+1.9%	\$4,350,000	\$4,837,500	-\$487,500	-10.1%	\$38,980,000	\$47,800,000	-\$8,820,000	-18.5%
Kaupo	1	1	0	0.0%	\$725,000	\$2,699,500	-\$1,974,500	-73.1%	\$725,000	\$2,699,500	-\$1,974,500	-73.1%	\$725,000	\$2,699,500	-\$1,974,500	-73.1%
Keanae	0	1	-1	-100.0%	--	\$1,100,000	--	--	--	\$1,100,000	--	--	\$0	\$1,100,000	-\$1,100,000	-100.0%
Kihei	68	96	-28	-29.2%	\$1,344,263	\$1,837,263	-\$493,000	-26.8%	\$1,135,000	\$1,362,500	-\$227,500	-16.7%	\$91,409,850	\$176,377,218	-\$84,967,368	-48.2%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	27	41	-14	-34.1%	\$1,688,148	\$1,906,806	-\$218,658	-11.5%	\$1,450,000	\$1,450,000	\$0	0.0%	\$45,580,000	\$78,179,044	-\$32,599,044	-41.7%
Lahaina	25	32	-7	-21.9%	\$3,578,950	\$2,881,331	+\$697,619	+24.2%	\$1,900,000	\$2,070,000	-\$170,000	-8.2%	\$89,473,758	\$92,202,600	-\$2,728,842	-3.0%
Maalaea	0	1	-1	-100.0%	--	\$2,500,000	--	--	--	\$2,500,000	--	--	\$0	\$2,500,000	-\$2,500,000	-100.0%
Makawao/Olinda/Haliimaile	27	58	-31	-53.4%	\$1,489,626	\$1,078,758	+\$410,868	+38.1%	\$1,110,000	\$928,000	+\$182,000	+19.6%	\$40,219,891	\$62,567,943	-\$22,348,052	-35.7%
Maui Meadows	12	16	-4	-25.0%	\$2,581,167	\$2,598,550	-\$17,383	-0.7%	\$2,790,000	\$2,110,000	+\$680,000	+32.2%	\$30,974,000	\$41,576,800	-\$10,602,800	-25.5%
Nahiku	0	1	-1	-100.0%	--	\$725,000	--	--	--	\$725,000	--	--	\$0	\$725,000	-\$725,000	-100.0%
Napili/Kahana/Honokowai	17	25	-8	-32.0%	\$1,370,735	\$1,495,160	-\$124,425	-8.3%	\$1,390,000	\$1,375,000	+\$15,000	+1.1%	\$23,302,499	\$37,378,999	-\$14,076,500	-37.7%
Olowalu	2	3	-1	-33.3%	\$4,800,000	\$4,591,667	+\$208,333	+4.5%	\$4,800,000	\$4,300,000	+\$500,000	+11.6%	\$9,600,000	\$13,775,000	-\$4,175,000	-30.3%
Pukalani	19	29	-10	-34.5%	\$1,151,284	\$1,108,500	+\$42,784	+3.9%	\$1,000,000	\$1,060,000	-\$60,000	-5.7%	\$21,874,400	\$32,146,500	-\$10,272,100	-32.0%
Spreckelsville/Paia/Kuau	6	17	-11	-64.7%	\$1,720,351	\$2,330,882	-\$610,532	-26.2%	\$1,706,750	\$1,095,000	+\$611,750	+55.9%	\$10,322,103	\$39,624,998	-\$29,302,895	-74.0%
Wailea/Makena	12	25	-13	-52.0%	\$8,788,040	\$7,850,498	+\$937,542	+11.9%	\$5,899,995	\$3,550,000	+\$2,349,995	+66.2%	\$105,456,481	\$196,262,450	-\$90,805,969	-46.3%
Wailuku	92	128	-36	-28.1%	\$1,249,984	\$1,002,776	+\$247,208	+24.7%	\$1,032,500	\$889,625	+\$142,875	+16.1%	\$114,998,553	\$128,355,364	-\$13,356,811	-10.4%
Lanai	4	7	-3	-42.9%	\$711,250	\$689,536	+\$21,714	+3.1%	\$717,500	\$675,000	+\$42,500	+6.3%	\$2,845,000	\$4,826,750	-\$1,981,750	-41.1%
Molokai	20	26	-6	-23.1%	\$637,089	\$923,538	-\$286,450	-31.0%	\$437,500	\$744,000	-\$306,500	-41.2%	\$12,741,770	\$24,012,000	-\$11,270,230	-46.9%
All MLS	451	670	-219	-32.7%	\$1,822,078	\$1,815,773	+\$6,305	+0.3%	\$1,150,000	\$1,175,000	-\$25,000	-2.1%	\$821,757,280	\$1,216,567,815	-\$394,810,535	-32.5%

Total Condominium Sales – Year to Date

July 2023 YTD



REALTORS® ASSOCIATION
OF MAUI, INC.

Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Jul-23 YTD Sales	Jul-22 YTD Sales	Unit Change	Percent Change	Jul-23 YTD Average	Jul-22 YTD Average	Dollar Change	Percent Change	Jul-23 YTD Median	Jul-22 YTD Median	Dollar Change	Percent Change	Jul-23 YTD Volume	Jul-22 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	3	-3	-100.0%	--	\$870,000	--	--	--	\$685,000	--	--	\$0	\$2,610,000	-\$2,610,000	-100.0%
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	47	107	-60	-56.1%	\$1,795,545	\$1,779,542	+\$16,003	+0.9%	\$1,435,000	\$1,500,000	-\$65,000	-4.3%	\$84,390,600	\$190,410,975	-\$106,020,375	-55.7%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	13	33	-20	-60.6%	\$260,615	\$222,745	+\$37,870	+17.0%	\$278,000	\$200,000	+\$78,000	+39.0%	\$3,388,000	\$7,350,600	-\$3,962,600	-53.9%
Kapalua	19	45	-26	-57.8%	\$2,320,737	\$2,244,544	+\$76,192	+3.4%	\$1,675,000	\$1,400,000	+\$275,000	+19.6%	\$44,094,000	\$101,004,500	-\$56,910,500	-56.3%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	230	380	-150	-39.5%	\$888,385	\$823,227	+\$65,158	+7.9%	\$800,000	\$732,500	+\$67,500	+9.2%	\$204,328,575	\$312,826,311	-\$108,497,736	-34.7%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	1	-1	-100.0%	--	\$600,000	--	--	--	\$600,000	--	--	\$0	\$600,000	-\$600,000	-100.0%
Lahaina	42	48	-6	-12.5%	\$961,285	\$1,279,100	-\$317,815	-24.8%	\$865,000	\$832,500	+\$32,500	+3.9%	\$40,373,950	\$61,396,799	-\$21,022,849	-34.2%
Maalaea	26	31	-5	-16.1%	\$725,308	\$677,540	+\$47,768	+7.1%	\$732,000	\$644,500	+\$87,500	+13.6%	\$18,858,000	\$21,003,744	-\$2,145,744	-10.2%
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	103	240	-137	-57.1%	\$784,254	\$771,243	+\$13,011	+1.7%	\$775,000	\$691,250	+\$83,750	+12.1%	\$80,778,200	\$185,098,400	-\$104,320,200	-56.4%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	4	1	+3	+300.0%	\$898,250	\$875,000	+\$23,250	+2.7%	\$899,000	\$875,000	+\$24,000	+2.7%	\$3,593,000	\$875,000	+\$2,718,000	+310.6%
Spreckelsville/Paia/Kuau	0	2	-2	-100.0%	--	\$635,000	--	--	--	\$635,000	--	--	\$0	\$1,270,000	-\$1,270,000	-100.0%
Wailea/Makena	51	93	-42	-45.2%	\$3,456,136	\$2,699,979	+\$756,157	+28.0%	\$1,995,000	\$1,725,000	+\$270,000	+15.7%	\$176,262,949	\$251,098,059	-\$74,835,110	-29.8%
Wailuku	36	65	-29	-44.6%	\$570,597	\$541,254	+\$29,343	+5.4%	\$538,500	\$500,000	+\$38,500	+7.7%	\$20,541,500	\$35,181,500	-\$14,640,000	-41.6%
Lanai	1	2	-1	-50.0%	\$1,650,000	\$2,500,000	-\$850,000	-34.0%	\$1,650,000	\$2,500,000	-\$850,000	-34.0%	\$1,650,000	\$5,000,000	-\$3,350,000	-67.0%
Molokai	20	37	-17	-45.9%	\$319,825	\$249,608	+\$70,217	+28.1%	\$328,500	\$259,000	+\$69,500	+26.8%	\$6,396,500	\$9,235,500	-\$2,839,000	-30.7%
All MLS	592	1,088	-496	-45.6%	\$1,156,512	\$1,089,119	+\$67,393	+6.2%	\$840,000	\$760,000	+\$80,000	+10.5%	\$684,655,274	\$1,184,961,388	-\$500,306,114	-42.2%

Fee Simple Condominium Sales – Year to Date

July 2023 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Jul-23 YTD Sales	Jul-22 YTD Sales	Unit Change	Percent Change	Jul-23 YTD Average	Jul-22 YTD Average	Dollar Change	Percent Change	Jul-23 YTD Median	Jul-22 YTD Median	Dollar Change	Percent Change	Jul-23 YTD Volume	Jul-22 YTD Volume	Dollar Change	Percent Change
Haiku	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Hana	0	3	-3	-100.0%	--	\$870,000	--	--	--	\$685,000	--	--	\$0	\$2,610,000	-\$2,610,000	-100.0%
Honokohau	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kaanapali	42	95	-53	-55.8%	\$1,907,331	\$1,922,310	-\$14,979	-0.8%	\$1,505,000	\$1,650,000	-\$145,000	-8.8%	\$80,107,900	\$182,619,475	-\$102,511,575	-56.1%
Kahakuloa	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kahului	13	33	-20	-60.6%	\$260,615	\$222,745	+\$37,870	+17.0%	\$278,000	\$200,000	+\$78,000	+39.0%	\$3,388,000	\$7,350,600	-\$3,962,600	-53.9%
Kapalua	19	45	-26	-57.8%	\$2,320,737	\$2,244,544	+\$76,192	+3.4%	\$1,675,000	\$1,400,000	+\$275,000	+19.6%	\$44,094,000	\$101,004,500	-\$56,910,500	-56.3%
Kaupo	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Keanae	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kihei	224	371	-147	-39.6%	\$890,186	\$827,073	+\$63,113	+7.6%	\$800,000	\$730,000	+\$70,000	+9.6%	\$199,401,575	\$306,843,911	-\$107,442,336	-35.0%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	1	-1	-100.0%	--	\$600,000	--	--	--	\$600,000	--	--	\$0	\$600,000	-\$600,000	-100.0%
Lahaina	38	45	-7	-15.6%	\$1,019,486	\$1,340,373	-\$320,888	-23.9%	\$870,750	\$840,000	+\$30,750	+3.7%	\$38,740,450	\$60,316,799	-\$21,576,349	-35.8%
Maalaea	9	24	-15	-62.5%	\$922,500	\$750,031	+\$172,469	+23.0%	\$860,000	\$687,500	+\$172,500	+25.1%	\$8,302,500	\$18,000,744	-\$9,698,244	-53.9%
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	82	197	-115	-58.4%	\$809,356	\$776,310	+\$33,046	+4.3%	\$790,000	\$720,000	+\$70,000	+9.7%	\$66,367,200	\$152,933,100	-\$86,565,900	-56.6%
Olowalu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Pukalani	4	1	+3	+300.0%	\$898,250	\$875,000	+\$23,250	+2.7%	\$899,000	\$875,000	+\$24,000	+2.7%	\$3,593,000	\$875,000	+\$2,718,000	+310.6%
Spreckelsville/Paia/Kuau	0	2	-2	-100.0%	--	\$635,000	--	--	--	\$635,000	--	--	\$0	\$1,270,000	-\$1,270,000	-100.0%
Wailea/Makena	51	93	-42	-45.2%	\$3,456,136	\$2,699,979	+\$756,157	+28.0%	\$1,995,000	\$1,725,000	+\$270,000	+15.7%	\$176,262,949	\$251,098,059	-\$74,835,110	-29.8%
Wailuku	36	65	-29	-44.6%	\$570,597	\$541,254	+\$29,343	+5.4%	\$538,500	\$500,000	+\$38,500	+7.7%	\$20,541,500	\$35,181,500	-\$14,640,000	-41.6%
Lanai	1	2	-1	-50.0%	\$1,650,000	\$2,500,000	-\$850,000	-34.0%	\$1,650,000	\$2,500,000	-\$850,000	-34.0%	\$1,650,000	\$5,000,000	-\$3,350,000	-67.0%
Molokai	19	33	-14	-42.4%	\$328,763	\$266,742	+\$62,021	+23.3%	\$345,000	\$275,000	+\$70,000	+25.5%	\$6,246,500	\$8,802,500	-\$2,556,000	-29.0%
All MLS	538	1,010	-472	-46.7%	\$1,205,754	\$1,123,273	+\$82,480	+7.3%	\$860,000	\$780,000	+\$80,000	+10.3%	\$648,695,574	\$1,134,506,188	-\$485,810,614	-42.8%

Leasehold Condominium Sales – Year to Date

July 2023 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Jul-23 YTD Sales	Jul-22 YTD Sales	Unit Change	Percent Change	Jul-23 YTD Average	Jul-22 YTD Average	Dollar Change	Percent Change	Jul-23 YTD Median	Jul-22 YTD Median	Dollar Change	Percent Change	Jul-23 YTD Volume	Jul-22 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	5	12	-7	-58.3%	\$856,540	\$649,292	+\$207,248	+31.9%	\$650,000	\$603,250	+\$46,750	+7.7%	\$4,282,700	\$7,791,500	-\$3,508,800	-45.0%
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	6	9	-3	-33.3%	\$821,167	\$664,711	+\$156,456	+23.5%	\$964,500	\$785,000	+\$179,500	+22.9%	\$4,927,000	\$5,982,400	-\$1,055,400	-17.6%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Lahaina	4	3	+1	+33.3%	\$408,375	\$360,000	+\$48,375	+13.4%	\$411,500	\$380,000	+\$31,500	+8.3%	\$1,633,500	\$1,080,000	+\$553,500	+51.3%
Maalaea	17	7	+10	+142.9%	\$620,912	\$429,000	+\$191,912	+44.7%	\$660,000	\$430,000	+\$230,000	+53.5%	\$10,555,500	\$3,003,000	+\$7,552,500	+251.5%
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	21	43	-22	-51.2%	\$686,238	\$748,030	-\$61,792	-8.3%	\$476,000	\$325,000	+\$151,000	+46.5%	\$14,411,000	\$32,165,300	-\$17,754,300	-55.2%
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	1	4	-3	-75.0%	\$150,000	\$108,250	+\$41,750	+38.6%	\$150,000	\$97,000	+\$53,000	+54.6%	\$150,000	\$433,000	-\$283,000	-65.4%
All MLS	54	78	-24	-30.8%	\$665,920	\$646,862	+\$19,059	+2.9%	\$612,500	\$376,000	+\$236,500	+62.9%	\$35,959,700	\$50,455,200	-\$14,495,500	-28.7%

Land Sales – Year to Date

July 2023 YTD



Area Name	Number of Sales				Average Sales Price				Median Sales Price				Total Dollar Volume			
	Jul-23 YTD Sales	Jul-22 YTD Sales	Unit Change	Percent Change	Jul-23 YTD Average	Jul-22 YTD Average	Dollar Change	Percent Change	Jul-23 YTD Median	Jul-22 YTD Median	Dollar Change	Percent Change	Jul-23 YTD Volume	Jul-22 YTD Volume	Dollar Change	Percent Change
Haiku	19	14	+5	+35.7%	\$925,154	\$1,683,429	-\$758,275	-45.0%	\$871,383	\$900,000	-\$28,618	-3.2%	\$19,052,765	\$23,568,000	-\$4,515,235	-19.2%
Hana	8	5	+3	+60.0%	\$618,250	\$2,657,660	-\$2,039,410	-76.7%	\$607,500	\$3,350,000	-\$2,742,500	-81.9%	\$4,946,000	\$13,288,300	-\$8,342,300	-62.8%
Honokohau	0	1	-1	-100.0%	--	\$408,000	--	--	--	\$408,000	--	--	\$0	\$408,000	-\$408,000	-100.0%
Kaanapali	6	16	-10	-62.5%	\$2,590,167	\$1,524,531	+\$1,065,635	+69.9%	\$1,032,500	\$805,000	+\$227,500	+28.3%	\$15,541,000	\$24,392,500	-\$8,851,500	-36.3%
Kahakuloa	0	1	-1	-100.0%	--	\$800,000	--	--	--	\$800,000	--	--	\$0	\$800,000	-\$800,000	-100.0%
Kahului	0	2	-2	-100.0%	--	\$914,635	--	--	--	\$914,635	--	--	\$0	\$1,829,270	-\$1,829,270	-100.0%
Kapalua	3	16	-13	-81.3%	\$1,240,000	\$1,648,594	-\$408,594	-24.8%	\$1,200,000	\$1,337,500	-\$137,500	-10.3%	\$3,720,000	\$26,377,500	-\$22,657,500	-85.9%
Kaupo	1	4	-3	-75.0%	\$21,132,920	\$457,688	+\$20,675,233	+4,517.3%	\$21,132,920	\$415,000	+\$20,717,920	+4,992.3%	\$21,132,920	\$1,830,750	+\$19,302,170	+1,054.3%
Keanae	1	0	+1	--	\$685,000	--	--	--	\$685,000	--	--	--	\$685,000	\$0	+\$685,000	--
Kihei	0	6	-6	-100.0%	--	\$3,016,667	--	--	--	\$1,350,000	--	--	\$0	\$18,100,000	-\$18,100,000	-100.0%
Kipahulu	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Kula/Ulupalakua/Kanaio	14	21	-7	-33.3%	\$1,827,357	\$1,318,286	+\$509,071	+38.6%	\$1,275,000	\$820,000	+\$455,000	+55.5%	\$25,583,000	\$27,684,000	-\$2,101,000	-7.6%
Lahaina	3	6	-3	-50.0%	\$1,275,000	\$997,167	+\$277,833	+27.9%	\$1,300,000	\$870,000	+\$430,000	+49.4%	\$3,825,000	\$5,983,000	-\$2,158,000	-36.1%
Maalaea	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Makawao/Olinda/Haliimaile	6	7	-1	-14.3%	\$883,333	\$1,039,175	-\$155,841	-15.0%	\$675,000	\$750,000	-\$75,000	-10.0%	\$5,300,000	\$7,274,222	-\$1,974,222	-27.1%
Maui Meadows	1	1	0	0.0%	\$1,620,000	\$1,490,000	+\$130,000	+8.7%	\$1,620,000	\$1,490,000	+\$130,000	+8.7%	\$1,620,000	\$1,490,000	+\$130,000	+8.7%
Nahiku	0	1	-1	-100.0%	--	\$170,000	--	--	--	\$170,000	--	--	\$0	\$170,000	-\$170,000	-100.0%
Napili/Kahana/Honokowai	0	2	-2	-100.0%	--	\$2,709,000	--	--	--	\$2,709,000	--	--	\$0	\$5,418,000	-\$5,418,000	-100.0%
Olowalu	3	2	+1	+50.0%	\$915,000	\$1,216,500	-\$301,500	-24.8%	\$780,000	\$1,216,500	-\$436,500	-35.9%	\$2,745,000	\$2,433,000	+\$312,000	+12.8%
Pukalani	0	3	-3	-100.0%	--	\$510,167	--	--	--	\$479,000	--	--	\$0	\$1,530,500	-\$1,530,500	-100.0%
Spreckelsville/Paia/Kuau	0	1	-1	-100.0%	--	\$1,785,000	--	--	--	\$1,785,000	--	--	\$0	\$1,785,000	-\$1,785,000	-100.0%
Wailea/Makena	4	5	-1	-20.0%	\$2,488,452	\$1,507,650	+\$980,802	+65.1%	\$1,721,904	\$1,608,250	+\$113,654	+7.1%	\$9,953,808	\$7,538,250	+\$2,415,558	+32.0%
Wailuku	23	11	+12	+109.1%	\$637,522	\$540,409	+\$97,113	+18.0%	\$550,000	\$400,000	+\$150,000	+37.5%	\$14,663,000	\$5,944,500	+\$8,718,500	+146.7%
Lanai	0	0	0	--	--	--	--	--	--	--	--	--	\$0	\$0	\$0	--
Molokai	9	27	-18	-66.7%	\$179,500	\$255,352	-\$75,852	-29.7%	\$217,500	\$229,500	-\$12,000	-5.2%	\$1,615,500	\$6,894,500	-\$5,279,000	-76.6%
All MLS	101	152	-51	-33.6%	\$1,279,830	\$1,215,390	+\$64,440	+5.3%	\$693,000	\$776,000	-\$83,000	-10.7%	\$130,382,993	\$184,739,292	-\$54,356,299	-29.4%