



OAHU REAL ESTATE REPORT

May 2013 SALES ACTIVITY - KEY OBSERVATIONS

The Oahu real estate market continues to trend upwards. Sales and median prices for both single family homes and condominiums continue to rise across Oahu. In the three-month period ending May 2013, the overall Oahu median home price increased 0.4% to \$629,500, and the median Condo price increased 6.6% to \$325,000.

The number of sales on Oahu has increased 14.7% for single family homes, and 22.3% for condominiums in the three months ending May 2013 compared to last year. All market indicators point to continued increases in sales and prices. With record low interest rates and prices on the rise, now is the time to act. Talk with your Prudential Locations real estate agent to learn how you can benefit from today's market.

Resales (Over 3-Month Period)

Median Price (Over 3-Month Period)

SINGLE FAMILY	May 2013	Mar-May 2013	Dec 2012-Feb 2013	%ch	Mar-May 2012	%ch	May 2013	Mar-May 2013	Dec 2012-Feb 2013	%ch	Mar-May 2012	%ch
	All Oahu	269	780	718	8.6%	680	14.7%	\$630,000	\$629,500	\$600,000	4.9%	\$627,000
West Honolulu	14	36	26	38.5%	30	20.0%	\$685,000	\$638,000	\$584,500	9.2%	\$545,000	17.1%
Nuuanu-Makiki	13	40	27	48.1%	30	33.3%	\$704,000	\$815,000	\$718,000	13.5%	\$777,500	4.8%
East Oahu	12	26	22	18.2%	16	62.5%	\$925,000	\$1,315,000	\$959,000	37.1%	\$1,040,500	26.4%
Ewa	41	131	129	1.6%	91	44.0%	\$478,000	\$485,000	\$477,000	1.7%	\$455,000	6.6%
Hawaii Kai	12	35	40	-12.5%	46	-23.9%	\$930,500	\$940,000	\$942,500	-0.3%	\$900,000	4.4%
Kailua	21	70	58	20.7%	70	0.0%	\$870,000	\$885,000	\$865,000	2.3%	\$795,000	11.3%
Kaimuki	11	32	47	-31.9%	54	-40.7%	\$755,000	\$769,000	\$785,000	-2.0%	\$750,000	2.5%
Kaneohe	13	47	32	46.9%	34	38.2%	\$625,000	\$660,000	\$661,250	-0.2%	\$682,500	-3.3%
Leeward	18	48	44	9.1%	39	23.1%	\$358,500	\$352,500	\$322,500	9.3%	\$295,000	19.5%
Makakilo	11	38	25	52.0%	24	58.3%	\$595,000	\$573,500	\$565,000	1.5%	\$482,750	18.8%
Manoa	7	20	19	5.3%	19	5.3%	\$1,038,000	\$1,031,500	\$946,000	9.0%	\$900,000	14.6%
Mililani	19	54	40	35.0%	53	1.9%	\$620,000	\$620,000	\$600,000	3.3%	\$607,000	2.1%
North Shore	11	24	17	41.2%	23	4.3%	\$705,000	\$740,000	\$599,999	23.3%	\$725,000	2.1%
Pearl City-Aiea	23	60	52	15.4%	42	42.9%	\$618,000	\$597,500	\$540,000	10.6%	\$582,250	2.6%
Waialae-Kahala	5	20	30	-33.3%	23	-13.0%	\$1,580,000	\$1,620,500	\$1,477,500	9.7%	\$1,550,000	4.5%
CONDOMINIUM	May 2013	Mar-May 2013	Dec 2012-Feb 2013	%ch	Mar-May 2012	%ch	41395	Mar-May 2013	Dec 2012-Feb 2013	%ch	Mar-May 2012	%ch
All Oahu	444	1,316	946	39.1%	1,076	22.3%	\$315,000	\$325,000	\$331,250	-1.9%	\$305,000	6.6%
Ala Moana-Kakaako	43	128	76	68.4%	108	18.5%	\$280,000	\$397,000	\$388,750	2.1%	\$362,500	9.5%
Diamond Head-Kahala	16	49	29	69.0%	26	88.5%	\$470,000	\$480,000	\$535,000	-10.3%	\$530,000	-9.4%
Downtown-Nuuanu	34	116	75	54.7%	80	45.0%	\$340,000	\$429,000	\$415,000	3.4%	\$379,250	13.1%
Ewa	30	80	75	6.7%	73	9.6%	\$354,500	\$334,000	\$325,000	2.8%	\$314,895	6.1%
Hawaii Kai	22	72	34	111.8%	43	67.4%	\$564,000	\$572,000	\$556,250	2.8%	\$505,000	13.3%
Kailua	9	23	20	15.0%	27	-14.8%	\$435,000	\$430,000	\$415,000	3.6%	\$430,000	0.0%
Kaneohe	12	44	34	29.4%	25	76.0%	\$432,000	\$435,000	\$410,000	6.1%	\$401,000	8.5%
Kapiolani-University	26	63	61	3.3%	61	3.3%	\$310,000	\$310,000	\$335,000	-7.5%	\$299,000	3.7%
Leeward	15	41	25	64.0%	22	86.4%	\$95,000	\$96,000	\$100,000	-4.0%	\$103,750	-7.5%
Makakilo	6	19	17	11.8%	23	-17.4%	\$231,000	\$237,000	\$243,000	-2.5%	\$250,000	-5.2%
Makiki	35	83	61	36.1%	56	48.2%	\$300,000	\$319,000	\$316,000	0.9%	\$311,500	2.4%
Mililani	16	63	58	8.6%	70	-10.0%	\$303,000	\$305,000	\$320,000	-4.7%	\$252,125	21.0%
Pearlridge-Aiea	33	86	63	36.5%	92	-6.5%	\$275,000	\$281,500	\$269,900	4.3%	\$290,000	-2.9%
Salt Lake	20	49	35	40.0%	54	-9.3%	\$360,000	\$308,000	\$275,000	12.0%	\$272,500	13.0%
Waikiki	94	316	224	41.1%	246	28.5%	\$325,000	\$306,000	\$312,000	-1.9%	\$280,000	9.3%

This report contains real estate activity for several general areas of Oahu.

Prudential Locations' Research Department currently tracks sales activity for over 300 Oahu neighborhoods.

For information about a specific neighborhood, please call a Prudential Locations agent.

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