



## OAHU REAL ESTATE REPORT

### SECOND QUARTER SALES ACTIVITY - KEY OBSERVATIONS

The Oahu real estate market continues to trend upwards in the second quarter. Sales and median prices for both single family homes and condominiums continue to rise across Oahu. In the three-month period ending June 2013, the overall Oahu median home price increased 3.2% to \$645,000, and the median Condo price increased 7.6% to \$325,000.

The number of sales on Oahu has increased 16.3% for single family homes, and 19.6% for condominiums in the three months ending June 2013 compared to last year. All market indicators point to continued increases in sales and prices. With 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	Resales (Over 3-Month Period)						Median Price (Over 3-Month Period)					
	Jun 2013	Apr-Jun 2013	Jan-Mar 2013	%ch	Apr-Jun 2012	%ch	Jun 2013	Apr-Jun 2013	Jan-Mar 2013	%ch	Apr-Jun 2012	%ch
<b>All Oahu</b>	<b>303</b>	<b>855</b>	<b>656</b>	<b>30.3%</b>	<b>735</b>	<b>16.3%</b>	<b>\$678,500</b>	<b>\$645,000</b>	<b>\$610,000</b>	<b>5.7%</b>	<b>\$625,000</b>	<b>3.2%</b>
East Oahu	11	31	16	93.8%	16	93.8%	\$810,000	\$920,000	\$1,019,000	-9.7%	\$875,000	5.1%
Ewa	58	150	118	27.1%	98	53.1%	\$538,500	\$503,500	\$487,000	3.4%	\$464,400	8.4%
Hawaii Kai	21	48	29	65.5%	37	29.7%	\$860,000	\$942,500	\$880,000	7.1%	\$940,000	0.3%
Kailua	35	80	62	29.0%	74	8.1%	\$875,000	\$873,500	\$880,001	-0.7%	\$777,000	12.4%
Kaimuki	10	36	33	9.1%	55	-34.5%	\$715,000	\$761,500	\$765,000	-0.5%	\$740,000	2.9%
Kaneohe	21	53	40	32.5%	45	17.8%	\$765,000	\$725,000	\$676,250	7.2%	\$668,000	8.5%
Leeward	18	50	42	19.0%	44	13.6%	\$350,000	\$347,500	\$349,500	-0.6%	\$308,500	12.6%
Makakilo	12	40	25	60.0%	32	25.0%	\$511,500	\$559,000	\$565,000	-1.1%	\$551,500	1.4%
Manoa	3	14	20	-30.0%	25	-44.0%	\$2,000,000	\$1,031,500	\$925,000	11.5%	\$955,000	8.0%
Milliani	25	61	43	41.9%	63	-3.2%	\$668,000	\$625,000	\$616,000	1.5%	\$593,000	5.4%
North Shore	8	25	20	25.0%	19	31.6%	\$677,500	\$730,000	\$612,500	19.2%	\$640,000	14.1%
Nuuanu-Makiki	16	46	25	84.0%	39	17.9%	\$755,150	\$782,500	\$750,000	4.3%	\$760,000	3.0%
Pearl City-Aiea	24	73	42	73.8%	42	73.8%	\$632,500	\$618,000	\$572,500	7.9%	\$577,000	7.1%
Waialae-Kahala	9	23	20	15.0%	28	-17.9%	\$1,600,000	\$1,650,000	\$1,510,000	9.3%	\$1,550,000	6.5%
West Honolulu	7	32	26	23.1%	29	10.3%	\$758,200	\$657,500	\$617,000	6.6%	\$592,000	11.1%
<b>CONDOMINIUM</b>	<b>Jun 2013</b>	<b>Apr-Jun 2013</b>	<b>Jan-Mar 2013</b>	<b>%ch</b>	<b>Apr-Jun 2012</b>	<b>%ch</b>	<b>Jun 2013</b>	<b>Apr-Jun 2013</b>	<b>Jan-Mar 2013</b>	<b>%ch</b>	<b>Apr-Jun 2012</b>	<b>%ch</b>
<b>All Oahu</b>	<b>382</b>	<b>1,283</b>	<b>973</b>	<b>31.9%</b>	<b>1,073</b>	<b>19.6%</b>	<b>\$327,500</b>	<b>\$325,000</b>	<b>\$330,000</b>	<b>-1.5%</b>	<b>\$302,000</b>	<b>7.6%</b>
Ala Moana-Kakaako	31	120	83	44.6%	97	23.7%	\$390,000	\$381,500	\$423,000	-9.8%	\$310,000	23.1%
Diamond Head-Kahala	11	38	39	-2.6%	24	58.3%	\$380,000	\$452,500	\$515,000	-12.1%	\$425,000	6.5%
Downtown-Nuuanu	45	117	95	23.2%	82	42.7%	\$426,000	\$425,000	\$437,000	-2.7%	\$371,750	14.3%
Ewa	19	74	75	-1.3%	67	10.4%	\$330,000	\$343,000	\$329,000	4.3%	\$310,000	10.6%
Hawaii Kai	9	59	37	59.5%	42	40.5%	\$595,000	\$582,000	\$525,000	10.9%	\$507,500	14.7%
Kailua	2	19	15	26.7%	29	-34.5%	\$459,000	\$435,000	\$405,000	7.4%	\$430,000	1.2%
Kaneohe	19	47	36	30.6%	26	80.8%	\$430,000	\$438,000	\$410,000	6.8%	\$346,250	26.5%
Kapiolani-University	19	64	50	28.0%	67	-4.5%	\$320,000	\$317,500	\$324,000	-2.0%	\$311,000	2.1%
Leeward	5	37	26	42.3%	22	68.2%	\$140,000	\$110,000	\$100,000	10.0%	\$90,500	21.5%
Makakilo	9	22	17	29.4%	27	-18.5%	\$255,000	\$248,500	\$234,000	6.2%	\$230,000	8.0%
Makiki	31	92	52	76.9%	63	46.0%	\$325,000	\$312,750	\$320,000	-2.3%	\$300,000	4.3%
Milliani	25	67	56	19.6%	65	3.1%	\$307,500	\$305,000	\$291,000	4.8%	\$253,000	20.6%
Pearlridge-Aiea	21	86	55	56.4%	82	4.9%	\$295,000	\$283,000	\$265,000	6.8%	\$268,500	5.4%
Salt Lake	22	56	32	75.0%	51	9.8%	\$300,500	\$300,500	\$278,000	8.1%	\$285,000	5.4%
Waikiki	82	294	241	22.0%	256	14.8%	\$319,000	\$318,500	\$309,000	3.1%	\$281,500	13.1%

*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.*