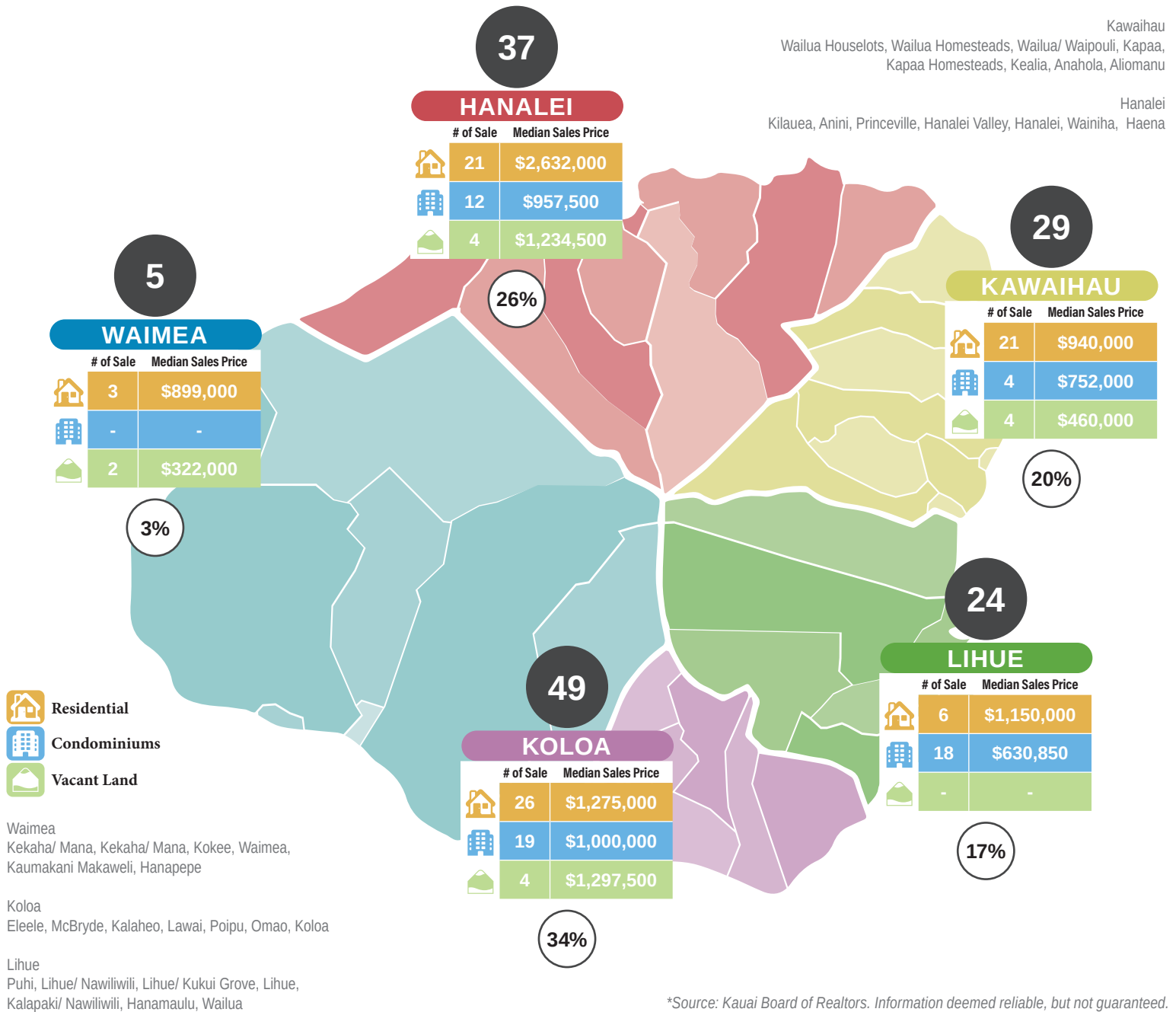




*Source: Kauai Board of Realtors. Information deemed reliable, but not guaranteed.

	% OF CLOSINGS		# OF UNITS RECORDED			MEDIAN PRICE		
HOMES	53%		77	▼	-25%	\$1,388,000	▲	16%
CONDO	37%		53	▼	-30%	\$750,000	▼	-19%
LAND	10%		14	▼	-46%	\$662,054	▼	-54%

YTD NUMBER OF UNITS RECORDED			YTD TOTAL DOLLAR VOLUME		
DISTRICT	2026	% Change	DISTRICT	2026	% Change
KOLOA	49	34%	KOLOA	\$80,883,219	-27%
KAWAIIHAU	29	20%	HANALEI	\$92,508,236	-12%
HANALEI	37	26%	KAWAIIHAU	\$33,429,369	-41%
LIHUE	24	17%	LIHUE	\$22,476,614	-10%
WAIMEA	5	3%	WAIMEA	\$3,338,900	-69%
TOTAL	144	-29%	TOTAL	\$232,636,338	-25%

○ % of Closed Sales by Districts through March 31, 2026

● Number of Recorded Transactions from January 1, 2026 – March 31, 2026



KAUAI

YEAR-TO-DATE

144
TOTAL NUMBER OF SALES
2026

204
TOTAL NUMBER OF SALES
2025

-29%

\$1,388,000
MEDIAN PRICE HOME

\$750,000
MEDIAN PRICE CONDO

\$662,054
MEDIAN PRICE LAND

16%

-19%

-54%

\$232,636,338
TOTAL DOLLAR VOLUME
2026

\$309,592,288
TOTAL DOLLAR VOLUME
2025

-25%

RESIDENTIAL

	Number of Sales			Median Sales Price			Total Dollar Volume		
	2026	2025	% Change	2026	2025	% Change	2026	2025	% Change
WAIMEA	3	12	-75%	\$899,000	\$777,500	16%	\$2,694,900	\$9,613,000	-72%
KOLOA	26	41	-37%	\$1,275,000	\$1,150,000	11%	\$55,032,219	\$70,533,488	-22%
LIHUE	6	4	50%	\$1,150,000	\$1,410,000	-18%	\$6,913,000	\$5,747,500	20%
KAWAIHAU	21	26	-19%	\$940,000	\$1,175,000	-20%	\$28,671,369	\$36,823,000	-22%
HANALEI	21	19	11%	\$2,632,000	\$2,375,000	11%	\$73,931,628	\$49,102,800	51%
TOTAL	77	102	-25%	\$1,388,000	\$1,200,000	16%	\$167,243,116	\$171,819,788	-3%

CONDOMINIUM

	Number of Sales			Median Sales Price			Total Dollar Volume		
	2026	2025	% Change	2026	2025	% Change	2026	2025	% Change
WAIMEA	-	1	-100%	-	\$735,000	-100%	-	\$735,000	-100%
KOLOA	19	25	-24%	\$1,000,000	\$1,212,000	-17%	\$18,881,000	\$30,165,000	-37%
LIHUE	18	20	-10%	\$630,850	\$436,000	45%	\$15,563,614	\$17,202,500	-10%
KAWAIHAU	4	11	-64%	\$752,000	\$625,000	20%	\$2,989,000	\$9,310,000	-68%
HANALEI	12	19	-37%	\$957,500	\$1,188,000	-19%	\$11,682,500	\$23,232,000	-50%
TOTAL	53	76	-30%	\$750,000	\$925,000	-19%	\$49,116,114	\$80,644,500	-39%

VACANT LAND

	Number of Sales			Median Sales Price			Total Dollar Volume		
	2026	2025	% Change	2026	2025	% Change	2026	2025	% Change
WAIMEA	2	1	100%	\$322,000	\$410,000	-21%	\$644,000	\$410,000	57%
KOLOA	4	9	-56%	\$1,297,500	\$1,100,000	18%	\$6,970,000	\$10,650,000	-35%
LIHUE	-	2	-100%	-	\$1,025,000	-100%	-	\$2,050,000	-100%
KAWAIHAU	4	7	-43%	\$460,000	\$1,500,000	-69%	\$1,769,000	\$10,804,000	-84%
HANALEI	4	7	-43%	\$1,234,500	\$2,625,000	-53%	\$6,894,108	\$33,214,000	-79%
TOTAL	14	26	-46%	\$662,054	\$1,444,500	-54%	\$16,277,108	\$57,128,000	-72%



HANALEI

HOMES

Number of Sales	21	11%
Total Dollar Transactions	73,931,628	51%

CONDOS

Number of Sales	12	-37%
Total Dollar Transactions	11,682,500	-50%

LAND

Number of Sales	4	-43%
Total Dollar Transactions	6,894,108	-79%

KAWAIIHAU

HOMES

Number of Sales	21	-19%
Total Dollar Transactions	28,671,369	-22%

CONDOS

Number of Sales	4	-64%
Total Dollar Transactions	2,989,000	-68%

LAND

Number of Sales	4	-43%
Total Dollar Transactions	1,769,000	-84%

WAIMEA

HOMES

Number of Sales	3	-75%
Total Dollar Transactions	2,694,900	-72%

CONDOS

Number of Sales	-	-
Total Dollar Transactions	-	-

LAND

Number of Sales	2	100%
Total Dollar Transactions	644,000	57%

LIHUE

HOMES

Number of Sales	6	50%
Total Dollar Transactions	6,913,000	20%

CONDOS

Number of Sales	18	-10%
Total Dollar Transactions	15,563,614	-10%

LAND

Number of Sales	-	-100%
Total Dollar Transactions	-	-100%

KOLOA

HOMES

Number of Sales	26	-37%
Total Dollar Transactions	55,032,219	-22%

CONDOS

Number of Sales	19	-24%
Total Dollar Transactions	18,881,000	-37%

LAND

Number of Sales	4	-56%
Total Dollar Transactions	6,970,000	-35%

Waimea
Kekaha/ Mana, Kekaha/ Mana, Kokee, Waimea,
Kaumakani Makaweli, Hanapepe

Koloa
Eleele, McBryde, Kalaheo, Lawai, Poipu, Omao, Koloa

Lihue
Puihi, Lihue/ Nawiliwili, Lihue/ Kukui Grove, Lihue,
Kalapaki/ Nawiliwili, Hanamaulu, Wailua

Kawaihau
Wailua Houselots, Wailua Homesteads, Wailua/ Waipouli,
Kapaa, Kapaa Homesteads, Kealia, Anahola, Aliomanu

Hanalei
Kilauea, Anini, Princeville, Hanalei Valley, Hanalei,
Wainiha, Haena





RESIDENTIAL

Home Sales

77

vs 2025

102

-25%

Median Sales Price

\$1,388,000

vs 2025

\$1,200,000

16%

Total Dollar Volume

\$167,243,116

vs 2025

\$171,819,788

-3%



CONDOMINIUM

Condo Sales

53

vs 2025

76

-30%

Median Sales Price

\$750,000

vs 2025

\$925,000

-19%

Total Dollar Volume

\$49,116,114

vs 2025

\$80,644,500

-39%



VACANT LAND

Vacant Land Sales

14

vs 2025

26

-46%

Median Sales Price

\$662,054

vs 2025

\$1,444,500

-54%

Total Dollar Volume

\$16,277,108

vs 2025

\$57,128,000

-72%

Scan Hawaii Buyer & Seller Guide

