

Kauai Snapshot

Quarter 1 2020 vs. Quarter 1 2019

		Sales Volume			# of Sales			Median Sales Price		
		Q1 '19	Q1 '20	% change	Q1 '19	Q1 '20	% change	Q1 '19	Q1 '20	% change
Entire Island	Residential	\$108,584,706	\$134,965,284	24.29%	107	121	13.08%	\$660,000	\$775,000	17.42%
	Vacant Land	\$18,611,800	\$19,744,000	6.08%	37	16	<56.76%>	\$450,000	\$495,000	10.00%
	Commercial	\$3,118,000	\$1,300,000	<58.31%>	6	1	<83.33%>	\$455,000	\$1,300,000	185.71%
	Condominium	\$54,908,168	\$63,408,324	15.48%	84	88	4.76%	\$545,000	\$619,000	13.58%
	Business	\$100,000	\$0	<100%>	1	0	<100%>	\$100,000	\$0	<100%>
Waimea	Residential	\$3,178,000	\$6,757,507	112.63%	6	12	100.00%	\$570,500	\$547,500	<4.03%>
	Vacant Land	\$550,000	\$0	<100%>	1	0	<100%>	\$550,000	\$0	<100%>
	Commercial	\$1,358,000	\$0	<100%>	3	0	<100%>	\$434,000	\$0	<100%>
	Condominium	\$0	\$0	--	0	0	--	\$0	\$0	--
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Koloa	Residential	\$32,739,350	\$31,149,000	<4.86%>	23	30	30.43%	\$775,000	\$857,500	10.65%
	Vacant Land	\$9,992,800	\$9,519,000	<4.74%>	17	6	<64.71%>	\$635,000	\$420,000	<33.86%>
	Commercial	\$460,000	\$0	<100%>	1	0	<100%>	\$460,000	\$0	<100%>
	Condominium	\$19,176,418	\$24,964,667	30.18%	25	29	16.00%	\$589,000	\$832,760	41.39%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Lihue	Residential	\$7,564,836	\$6,498,000	<14.10%>	13	8	<38.46%>	\$575,000	\$779,000	35.48%
	Vacant Land	\$1,174,000	\$410,000	<65.08%>	6	2	<66.67%>	\$170,000	\$205,000	20.59%
	Commercial	\$1,300,000	\$1,300,000	0.00%	2	1	<50.00%>	\$650,000	\$1,300,000	100.00%
	Condominium	\$14,251,500	\$11,017,150	<22.69%>	24	25	4.17%	\$295,750	\$340,000	14.96%
	Business	\$0	\$760,000	--	0	0	--	\$0	\$0	--
Kawaihau	Residential	\$30,587,000	\$45,131,507	47.55%	40	50	25.00%	\$629,950	\$732,500	16.28%
	Vacant Land	\$2,018,000	\$760,000	<62.34%>	6	2	<66.67%>	\$332,500	\$380,000	14.29%
	Commercial	\$0	\$0	--	0	0	--	\$0	\$0	--
	Condominium	\$9,434,250	\$5,032,007	<46.66%>	18	9	<50.00%>	\$408,875	\$500,000	22.29%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Hanalei	Residential	\$34,515,520	\$45,429,270	31.62%	25	21	<16.00%>	\$1,100,000	\$1,250,000	13.64%
	Vacant Land	\$4,877,000	\$9,055,000	85.67%	7	6	<14.29%>	\$700,000	\$1,225,000	75.00%
	Commercial	\$0	\$0	--	0	0	--	\$0	\$0	--
	Condominium	\$12,046,000	\$22,394,500	85.91%	17	25	47.06%	\$660,000	\$792,000	20.00%
	Business	\$100,000	\$0	<100%>	1	0	<100%>	\$100,000	\$0	<100%>

Source: MLS records

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