

Kauai Snapshot

Quarter 4 2021 vs. Quarter 4 2020

		Sales Volume			# of Sales			Median Sales Price		
		Q4 '20	Q4 '21	% change	Q4 '20	Q4 '21	% change	Q4 '20	Q4 '21	% change
Entire Island	Residential	\$282,809,259	\$272,668,700	<3.59%>	196	163	<16.84%>	\$893,750	\$1,225,500	37%
	Vacant Land	\$76,983,000	\$65,138,100	<15.39%>	49	58	18%	\$640,000	\$777,500	21%
	Commercial	\$5,212,150	\$6,594,450	27%	6	5	<16.67%>	\$774,575	\$1,300,000	68%
	Condominium	\$70,320,957	\$126,238,151	80%	103	155	50%	\$585,000	\$650,000	11%
	Business	\$0	\$400,000	N/A	0	1	N/A	\$0	\$400,000	N/A
Waimea	Residential	\$10,162,014	\$7,335,000	<27.82%>	18	9	<50.00%>	\$554,000	\$725,000	31%
	Vacant Land	\$550,000	\$0	<100%>	1	0	<100%>	\$550,000	\$0	<100%>
	Commercial	\$0	\$2,464,450	N/A	0	2	N/A	\$0	\$1,232,225	N/A
	Condominium	\$0	\$0	--	0	0	--	\$0	\$0	--
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Koloa	Residential	\$77,024,020	\$83,712,000	9%	52	45	<13.46%>	\$998,750	\$1,495,000	50%
	Vacant Land	\$16,025,000	\$35,627,000	122%	21	26	24%	\$650,000	\$875,000	35%
	Commercial	\$0	\$1,300,000	N/A	0	1	N/A	\$0	\$1,300,000	N/A
	Condominium	\$21,017,107	\$39,772,252	89%	27	48	78%	\$675,000	\$700,000	4%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Lihue	Residential	\$10,732,000	\$18,451,000	72%	16	19	19%	\$680,000	\$850,000	25%
	Vacant Land	\$15,610,000	\$3,731,500	<76.10%>	2	3	50%	\$7,805,000	\$492,500	<93.69%>
	Commercial	\$1,700,000	\$1,580,000	<7.06%>	1	1	0%	\$1,700,000	\$1,580,000	<7.06%>
	Condominium	\$13,134,850	\$24,678,699	88%	26	30	15%	\$339,500	\$427,500	26%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Kawaihau	Residential	\$44,661,061	\$46,479,700	4%	56	45	<19.64%>	\$697,500	\$840,700	21%
	Vacant Land	\$8,070,500	\$16,240,600	101%	11	19	73%	\$430,000	\$675,000	57%
	Commercial	\$3,512,150	\$1,250,000	<64.41%>	5	1	<80.00%>	\$740,000	\$1,250,000	69%
	Condominium	\$7,222,000	\$23,268,700	222%	14	41	193%	\$490,000	\$565,000	15%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--
Hanalei	Residential	\$140,230,164	\$116,691,000	<16.79%>	54	45	<16.67%>	\$1,470,000	\$2,350,000	60%
	Vacant Land	\$36,727,500	\$9,539,000	<74.03%>	14	10	<28.57%>	\$675,000	\$815,000	21%
	Commercial	\$0	\$0	--	0	0	--	\$0	\$0	--
	Condominium	\$28,947,000	\$38,518,500	33%	36	36	0%	\$732,500	\$977,750	33%
	Business	\$0	\$0	--	0	0	--	\$0	\$0	--

Source: MLS records

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For real estate information or an explanation of the content herein please contact:

Neal Norman REALTOR(B), RB-61216 | 808.651.1777 | Neal@HawaiiLife.com