

# MONTHLY STATISTICAL REPORT

RESIDENTIAL RESALE ACTIVITY ON OAHU

**AUGUST 2008**

*Print Date: September 2, 2008*



Honolulu Board of Realtors® Research Department  
***MONTHLY STATISTICAL REPORT***

TABLE OF CONTENTS

**SALES**

Year-to-Date (YTD) Residential Resale Statistics For Oahu by Region	1
Number of Residential Resales by Month	2
Residential Property Annual Sales Rate	3
Median Residential Sales Price by Month	4
Median Number of Days on the Market for Residential Properties	5
Monthly and YTD Sales Activity by Neighborhood	6
Condominium Resale Volume and Median Sales Prices by Land Tenure	7
YTD Condominium Resale Statistics and Days on Market by Land Tenure	8

**NEW LISTINGS**

Number of New Residential Listings by Month	9
Median List Price of New Residential Listings by Month	10
New Listing Activity on Oahu by Neighborhood	11

**ACTIVE LISTINGS**

Inventory of Active Residential Listings by Month	12
Median Price of Active Residential Listings by Month	13
Availability of Housing on Oahu by Neighborhood	14
Available Condominiums on Oahu by Land Tenure	15
Months of Residential Inventory Remaining by Month	16
Months of Inventory Remaining by Price Range and Area	17

**NON-MLS INFORMATION**

Weekly Average Yields of Treasury Securities	18
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**Honolulu Board of Realtors®**  
**Multiple Listing Service**  
**Statistical Summary of RESALES**  
**YEAR-TO-DATE Through August 31, 2008**

NUMBER OF SALES				MEDIAN SALES PRICES			AVERAGE SALES PRICES			
2008	2007	CHANGES		2008	2007	Percent Change	2008	2007	Percent Change	
		Num	Percent							

**SINGLE FAMILY HOMES**

<b>OVERALL OAHU</b>	1,919	2,622	-703	-26.8%	\$629,000	\$647,300	-2.8%	\$810,392	\$795,552	1.9%
Metro Oahu	223	315	-92	-29.2%	\$735,000	\$715,000	2.8%	\$769,977	\$762,479	1.0%
East Oahu	345	468	-123	-26.3%	\$888,000	\$925,000	-4.0%	\$1,388,529	\$1,267,351	9.6%
Windward Oahu	318	427	-109	-25.5%	\$734,000	\$770,000	-4.7%	\$982,798	\$936,914	4.9%
North Shore	50	70	-20	-28.6%	\$765,000	\$805,000	-5.0%	\$1,037,760	\$1,165,007	-10.9%
Leeward Oahu	983	1,342	-359	-26.8%	\$525,000	\$555,000	-5.4%	\$549,316	\$574,533	-4.4%

**CONDOMINIUMS**

<b>OVERALL OAHU</b>	2,868	3,930	-1062	-27.0%	\$330,000	\$325,000	1.5%	\$390,965	\$380,099	2.9%
Metro Oahu	1,583	2,049	-466	-22.7%	\$325,000	\$324,000	0.3%	\$399,026	\$389,223	2.5%
East Oahu	219	274	-55	-20.1%	\$521,000	\$519,900	0.2%	\$633,319	\$593,921	6.6%
Windward Oahu	162	255	-93	-36.5%	\$399,000	\$400,000	-0.3%	\$421,124	\$425,488	-1.0%
North Shore	26	36	-10	-27.8%	\$407,000	\$353,300	15.2%	\$498,638	\$584,360	-14.7%
Leeward Oahu	878	1,316	-438	-33.3%	\$298,300	\$296,000	0.8%	\$307,226	\$306,991	0.1%

**ALL SALES:** 4,787 6,552 -1765 -26.9%

**TOTAL DOLLAR VOLUME OF SALES**

**SINGLE FAMILY HOMES**

**CONDOMINIUMS**

		2008	2007	Percent Change	2008	2007	Percent Change
Zone 1 and 2	<b>Metro Oahu</b>	\$171,704,871	\$240,180,885	-28.5%	\$631,658,158	\$797,517,927	-20.8%
Zone 3	<b>East Oahu</b>	\$479,042,505	\$593,120,268	-19.2%	\$138,696,861	\$162,734,354	-14.8%
Zone 4 and 5-1 through 5-4	<b>Windward Oahu</b>	\$312,529,764	\$400,062,278	-21.9%	\$68,222,088	\$108,499,440	-37.1%
Zone 5-5 through 5-9 and 6	<b>North Shore</b>	\$51,888,000	\$81,550,490	-36.4%	\$12,964,588	\$21,036,960	-38.4%
Zone 7 through 9	<b>Leeward Oahu</b>	\$539,977,628	\$771,023,286	-30.0%	\$269,744,428	\$404,000,156	-33.2%

**TOTAL DOLLAR VOLUME:**

\$2,676,429,868 \$3,579,726,414 -25.2%

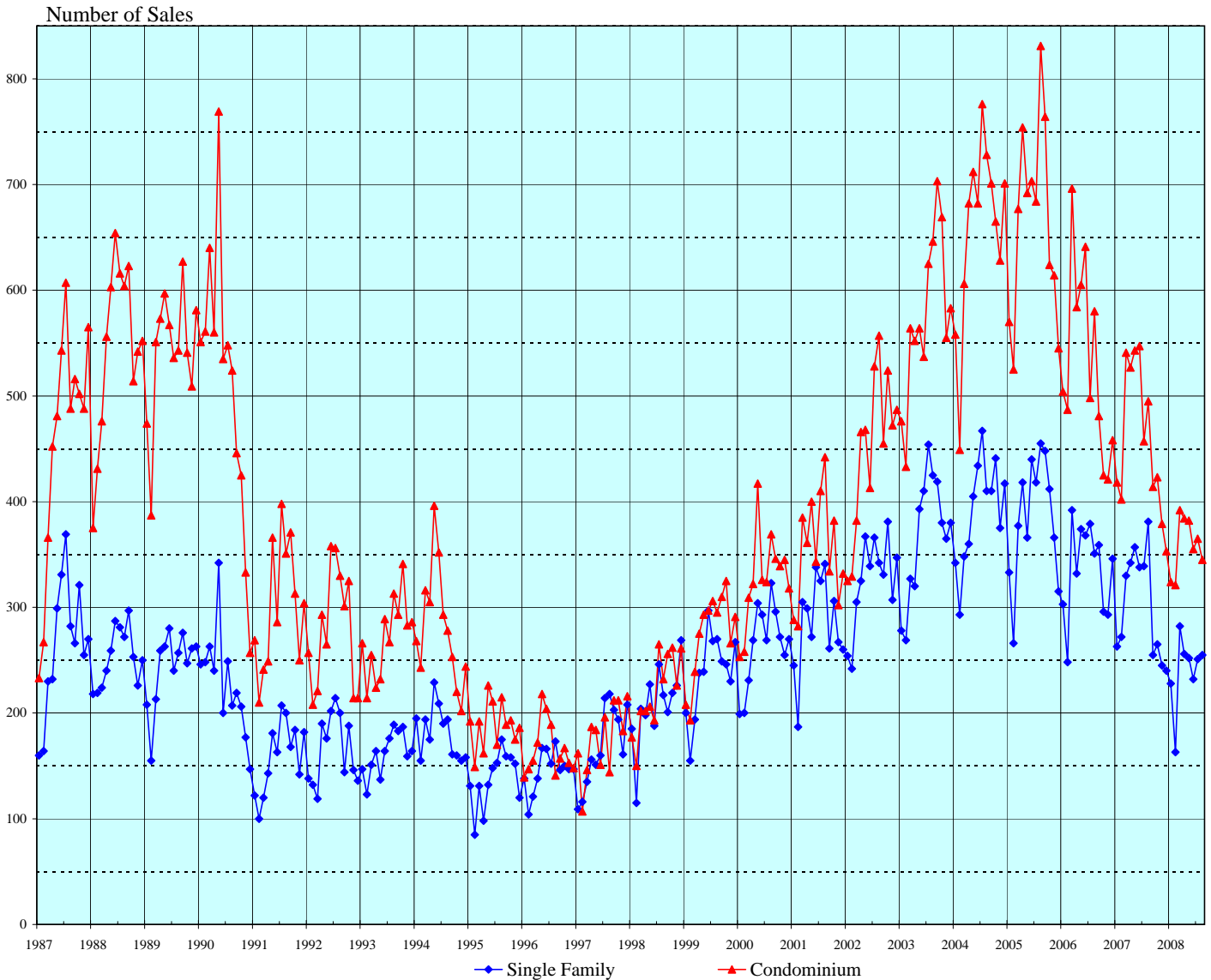
**IMPORTANT: All sales information is shown for the month in which properties were reported sold, after closing and recordation. The time delay between the signing of a sales contract and clearing of escrow is nominally between one and three months.**

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**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# NUMBER OF RESIDENTIAL PROPERTY SALES

## OAHU, HAWAII: 1987 - 2008, Monthly

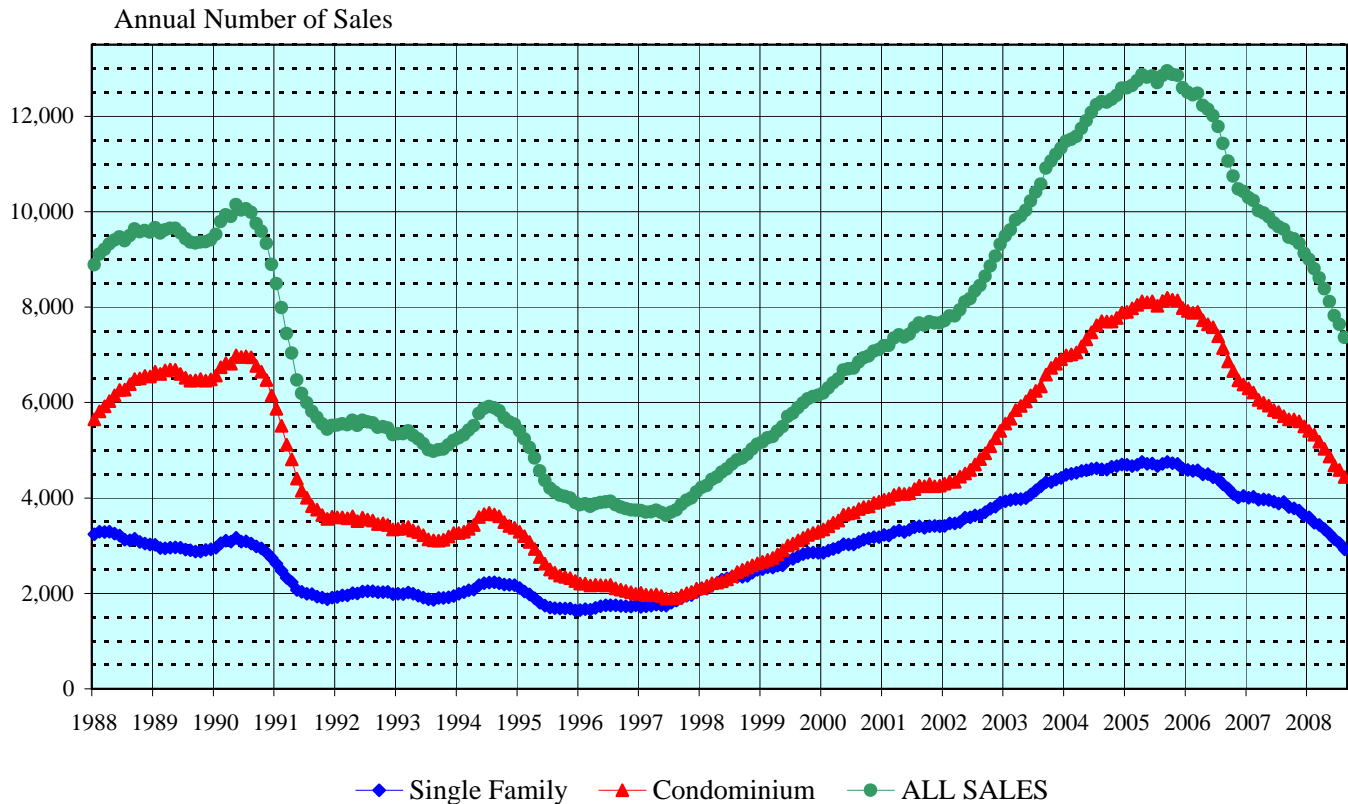


Month	2003		2004		2005		2006		2007		2008	
	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo
Jan	278	476	342	558	333	570	303	504	263	418	228	324
Feb	269	433	293	449	266	525	248	487	272	402	163	321
Mar	327	564	348	606	377	677	392	696	330	541	282	392
Apr	320	552	361	682	418	754	332	584	342	527	256	384
May	393	564	405	712	366	692	374	605	357	543	252	382
Jun	410	537	434	682	440	703	368	641	338	547	232	355
Jul	454	625	467	776	418	684	379	498	339	457	251	365
Aug	425	646	410	728	455	831	351	580	381	495	255	345
Sep	419	703	410	701	448	764	359	481	255	414		
Oct	380	669	441	665	412	624	296	425	265	423		
Nov	365	555	375	628	366	614	293	421	245	379		
Dec	380	583	417	701	315	545	346	458	240	353		

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

# OAHU RESIDENTIAL PROPERTY SALES RATE

## Annual Unit Sales Rates Based on Prior 12 Months



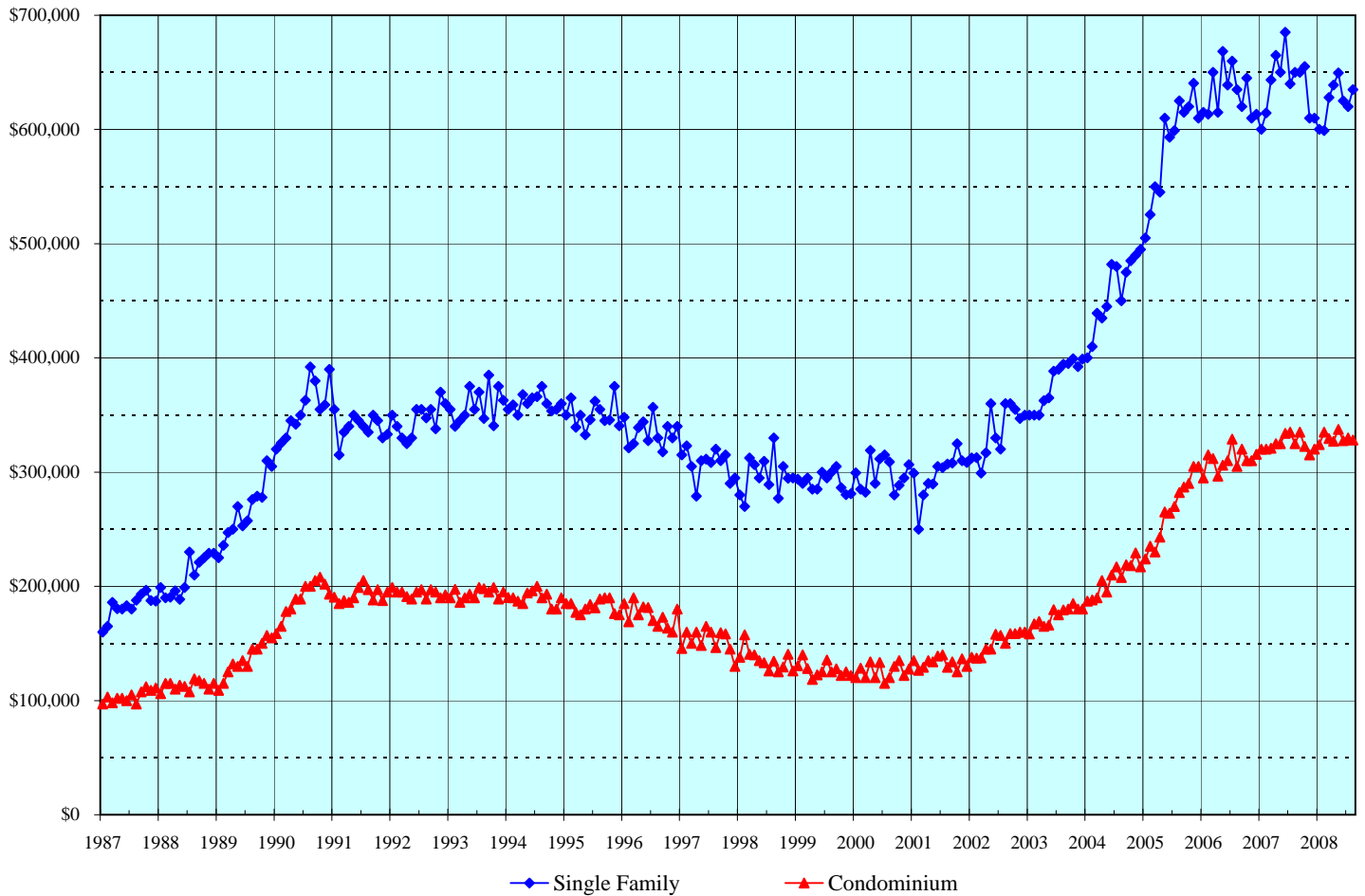
This chart is designed to more clearly show the general direction of the residential resales market on Oahu. It eliminates seasonal patterns that make monthly data difficult to read and interpret. Each point on this chart represents the total sales for the twelve months that end with the marked month. For example, the data points shown for December 2004 denote the total sales activity for the period January through December 2004. Similarly, the data points presented for June 2005 are the total sales for the 12-month period July 2004 through June 2005.

The points on this chart will change direction (i.e., go up or down) each month based on whether the newest month's sales activity is higher or lower than during the same month in the prior year. For example, if the sales reported for June 2006 are higher than those achieved in June 2005, the data points added to the chart for June 2006 will be higher than the May 2006 points.

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# MEDIAN SALES PRICES OF RESIDENTIAL PROPERTIES

## OAHU, HAWAII: 1987 - 2008, Monthly



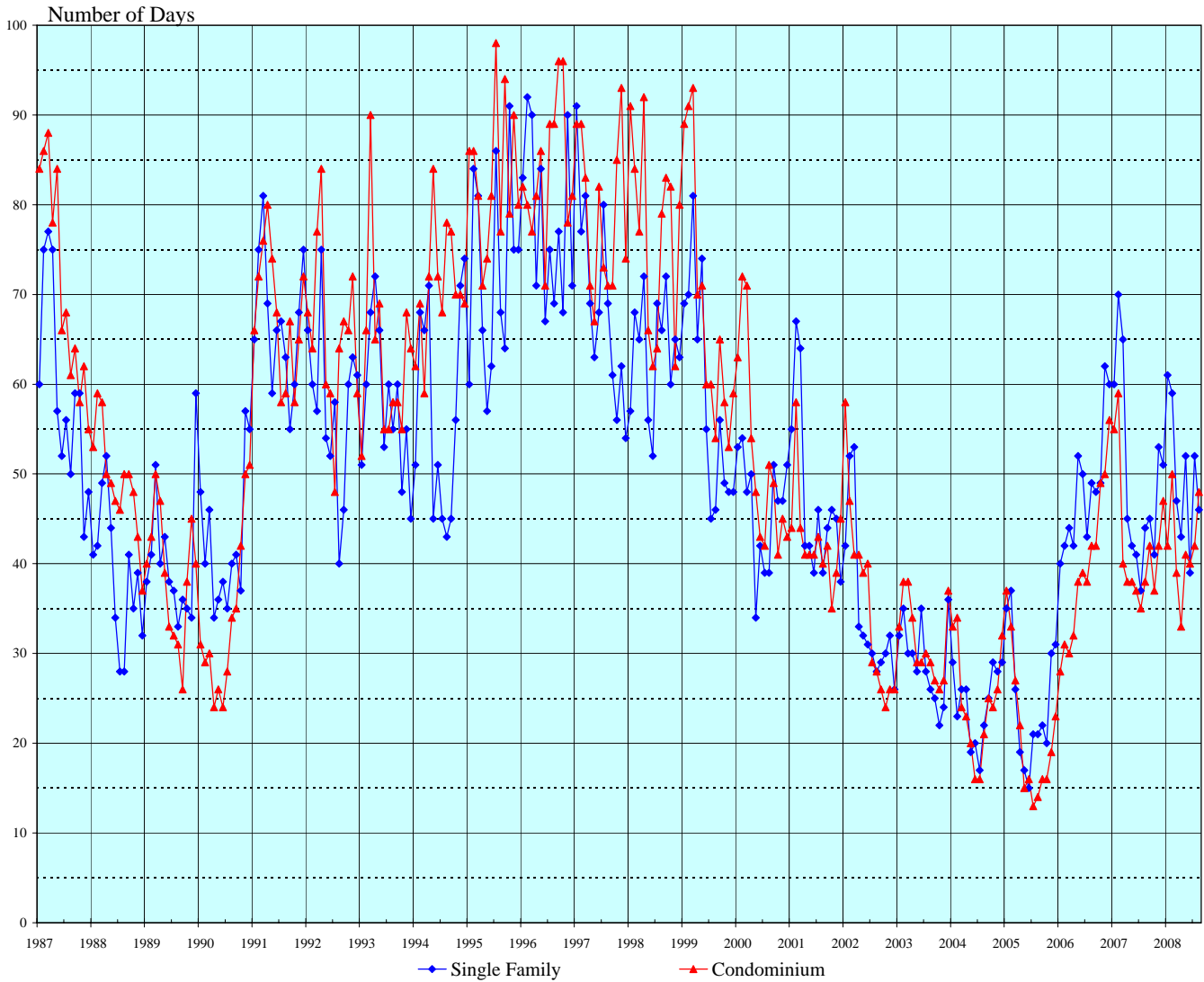
	2004		2005		2006		2007		2008	
<u>Month</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>
Jan	\$400,000	\$187,000	\$505,000	\$224,000	\$615,000	\$295,000	\$600,000	\$320,000	\$600,000	\$324,000
Feb	\$410,000	\$188,000	\$525,500	\$235,000	\$613,500	\$315,000	\$614,500	\$320,000	\$599,000	\$335,000
Mar	\$439,000	\$190,000	\$550,000	\$230,000	\$650,000	\$312,000	\$643,500	\$321,000	\$628,000	\$329,300
Apr	\$435,000	\$205,000	\$545,000	\$243,000	\$615,000	\$296,500	\$665,000	\$325,000	\$639,000	\$327,000
May	\$445,000	\$195,000	\$610,000	\$265,000	\$668,300	\$306,000	\$650,000	\$325,000	\$649,500	\$337,300
Jun	\$481,800	\$210,000	\$593,300	\$264,000	\$639,000	\$310,000	\$685,000	\$334,000	\$625,000	\$327,500
Jul	\$480,000	\$217,000	\$599,000	\$270,000	\$660,000	\$329,000	\$640,000	\$335,000	\$620,000	\$329,900
Aug	\$450,000	\$207,800	\$625,000	\$282,000	\$635,000	\$305,000	\$650,000	\$325,000	\$635,000	\$328,000
Sep	\$475,000	\$219,000	\$615,000	\$287,000	\$620,000	\$320,000	\$650,000	\$335,000		
Oct	\$485,000	\$218,000	\$620,000	\$290,000	\$645,000	\$310,000	\$655,000	\$322,500		
Nov	\$490,000	\$229,300	\$640,500	\$305,000	\$610,000	\$310,000	\$610,000	\$315,000		
Dec	\$495,000	\$217,000	\$610,000	\$305,000	\$613,500	\$315,500	\$610,000	\$320,000		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# MEDIAN NUMBER OF DAYS ON THE MARKET

## Days between Listing Date and Contract Date

### OAHU, HAWAII: 1987 - 2008, Monthly



Month	2003		2004		2005		2006		2007		2008	
	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo
Jan	32	33	29	33	35	37	40	28	60	55	61	42
Feb	35	38	23	34	37	33	42	31	70	59	59	50
Mar	30	38	26	24	26	27	44	30	65	40	47	39
Apr	30	34	26	23	19	22	42	32	45	38	43	33
May	28	29	19	20	17	15	52	38	42	38	52	41
Jun	35	29	20	16	15	16	50	39	41	37	39	40
Jul	28	30	17	16	21	13	43	38	37	35	52	42
Aug	26	29	22	21	21	14	49	42	44	38	46	48
Sep	25	27	25	25	22	16	48	42	45	42		
Oct	22	26	29	24	20	16	49	49	41	37		
Nov	24	27	28	26	30	19	62	50	53	42		
Dec	36	37	29	32	31	23	60	56	51	47		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# Monthly and Y-T-D Resales Activity by Neighborhood Groups

## Comparisons Between August 2008 and 2007

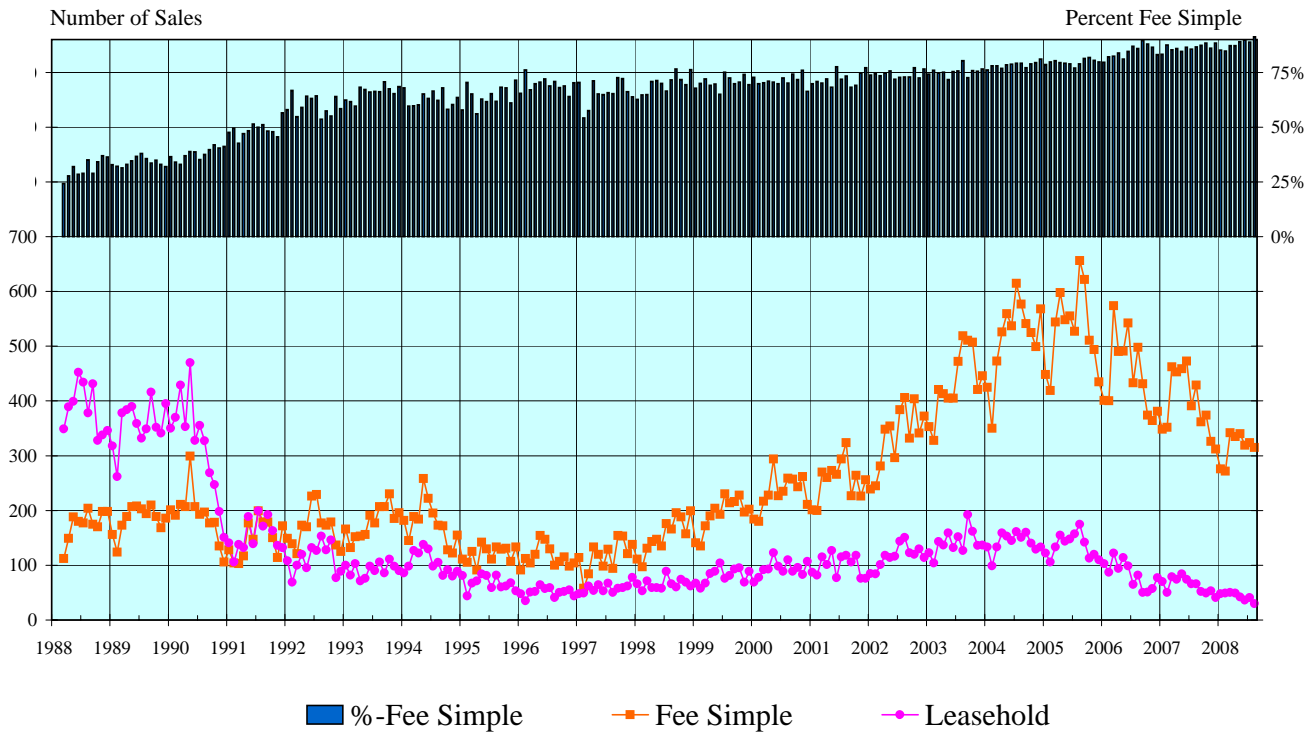
SINGLE FAMILY HOMES													
Neighborhood Group	2008		2007		Month-to-Month		2008		2007		Year-to-Year		
	Monthly Sales		Monthly Sales		Percentage Changes		YEAR-TO-DATE		YEAR-TO-DATE		Percentage Changes		
	Num	Median	Num	Median	Number	Median	Num	Median	Num	Median	Number	Median	
	Sold	Sales Price	Sold	Sales Price	Sold	Price	Sold	Sales Price	Sold	Sales Price	Sold	Price	
Moanalua-Kalihi	18	\$567,500	21	\$610,000	-14.3%	-7.0%	93	\$610,000	144	\$621,000	-35.4%	-1.8%	
Honolulu	21	\$800,000	32	\$856,400	-34.4%	-6.6%	130	\$827,500	171	\$805,000	-24.0%	2.8%	
Kapahulu-Diamond Head	17	\$850,000	19	\$905,000	-10.5%	-6.1%	117	\$790,000	156	\$816,800	-25.0%	-3.3%	
Waialae-Kahala	9	\$2,225,000	12	\$1,615,000	-25.0%	37.8%	69	\$1,525,000	101	\$1,387,000	-31.7%	9.9%	
Aina Haina-Kuliouou	6	\$877,500	6	\$1,050,000	0.0%	-16.4%	45	\$885,000	49	\$950,000	-8.2%	-6.8%	
Hawaii Kai	11	\$779,000	26	\$854,500	-57.7%	-8.8%	114	\$852,500	162	\$872,000	-29.6%	-2.2%	
Kailua-Waimanalo	28	\$785,000	39	\$765,000	-28.2%	2.6%	171	\$785,000	233	\$820,000	-26.6%	-4.3%	
Kaneohe	16	\$607,000	14	\$686,000	14.3%	-11.5%	96	\$696,000	140	\$717,500	-31.4%	-3.0%	
Windward Coast	6	\$698,500	8	\$511,000	-25.0%	36.7%	51	\$677,000	54	\$642,500	-5.6%	5.4%	
North Shore	10	\$838,800	7	\$587,500	42.9%	42.8%	50	\$765,000	70	\$805,000	-28.6%	-5.0%	
Wahiawa	4	\$355,000	7	\$455,000	-42.9%	-22.0%	37	\$419,000	55	\$490,000	-32.7%	-14.5%	
Mililani	16	\$607,500	38	\$646,500	-57.9%	-6.0%	180	\$606,000	234	\$630,000	-23.1%	-3.8%	
Makaha-Nanakuli	14	\$369,000	23	\$378,500	-39.1%	-2.5%	126	\$389,500	145	\$378,500	-13.1%	2.9%	
Ewa Plain	42	\$469,500	58	\$535,000	-27.6%	-12.2%	328	\$470,000	421	\$520,000	-22.1%	-9.6%	
Makakilo	11	\$500,000	13	\$559,000	-15.4%	-10.6%	57	\$579,000	112	\$582,500	-49.1%	-0.6%	
Waipahu	9	\$550,000	36	\$596,500	-75.0%	-7.8%	136	\$565,000	226	\$574,800	-39.8%	-1.7%	
Pearl City-Aiea	17	\$629,000	22	\$665,000	-22.7%	-5.4%	119	\$635,000	149	\$618,000	-20.1%	2.8%	
<b>OVERALL OAHU</b>	<b>255</b>	<b>\$635,000</b>	<b>381</b>	<b>\$650,000</b>	<b>-33.1%</b>	<b>-2.3%</b>	<b>1,919</b>	<b>\$629,000</b>	<b>2,622</b>	<b>\$647,300</b>	<b>-26.8%</b>	<b>-2.8%</b>	

CONDOMINIUMS													
Neighborhood Group	2008		2007		Month-to-Month		2008		2007		Year-to-Year		
	Monthly Sales		Monthly Sales		Percentage Changes		YEAR-TO-DATE		YEAR-TO-DATE		Percentage Changes		
	Num	Median	Num	Median	Number	Median	Num	Median	Num	Median	Number	Median	
	Sold	Sales Price	Sold	Sales Price	Sold	Price	Sold	Sales Price	Sold	Sales Price	Sold	Price	
Moanalua-Salt Lake	9	\$246,200	26	\$246,600	-65.4%	-0.2%	131	\$285,000	172	\$305,000	-23.8%	-6.6%	
Kalihi-Palama	4	\$243,000	16	\$368,000	-75.0%	-34.0%	58	\$308,800	104	\$355,000	-44.2%	-13.0%	
Downtown-Nuuanu	31	\$412,500	28	\$340,000	10.7%	21.3%	237	\$426,000	247	\$367,000	-4.0%	16.1%	
Ala Moana-Kakaako	29	\$432,500	44	\$649,500	-34.1%	-33.4%	231	\$500,000	257	\$560,000	-10.1%	-10.7%	
Waikiki	78	\$315,000	112	\$259,500	-30.4%	21.4%	577	\$295,000	790	\$288,500	-27.0%	2.3%	
Makiki-Moilili	47	\$330,000	51	\$350,000	-7.8%	-5.7%	349	\$322,000	479	\$325,000	-27.1%	-0.9%	
Kapahulu-Kuliouou	10	\$484,500	9	\$468,000	11.1%	3.5%	82	\$444,500	95	\$480,000	-13.7%	-7.4%	
Hawaii Kai	17	\$575,000	20	\$525,000	-15.0%	9.5%	137	\$545,000	179	\$540,000	-23.5%	0.9%	
Kailua-Waimanalo	12	\$388,500	14	\$404,000	-14.3%	-3.8%	62	\$400,000	88	\$431,500	-29.5%	-7.3%	
Kaneohe	8	\$453,000	20	\$398,500	-60.0%	13.7%	97	\$399,900	155	\$397,000	-37.4%	0.7%	
Windward Coast	0	N/A	2	\$265,000	N/A	N/A	3	\$280,000	12	\$271,000	-75.0%	3.3%	
North Shore	3	\$265,000	6	\$292,000	-50.0%	-9.2%	26	\$407,000	36	\$353,300	-27.8%	15.2%	
Wahiawa	1	\$259,000	6	\$172,800	-83.3%	49.9%	17	\$187,000	36	\$176,500	-52.8%	5.9%	
Mililani	27	\$295,000	35	\$320,400	-22.9%	-7.9%	213	\$320,000	329	\$315,000	-35.3%	1.6%	
Makaha-Nanakuli	9	\$136,500	7	\$182,000	28.6%	-25.0%	48	\$155,000	96	\$183,000	-50.0%	-15.3%	
Ewa Plain	17	\$329,900	31	\$359,000	-45.2%	-8.1%	171	\$305,000	245	\$294,900	-30.2%	3.4%	
Makakilo	7	\$322,000	10	\$325,500	-30.0%	-1.1%	56	\$299,500	100	\$313,500	-44.0%	-4.5%	
Waipahu	12	\$300,000	27	\$295,000	-55.6%	1.7%	152	\$284,500	210	\$299,500	-27.6%	-5.0%	
Pearl City-Aiea	24	\$303,900	31	\$295,000	-22.6%	3.0%	221	\$305,000	300	\$303,300	-26.3%	0.6%	
<b>OVERALL OAHU</b>	<b>345</b>	<b>\$328,000</b>	<b>495</b>	<b>\$325,000</b>	<b>-30.3%</b>	<b>0.9%</b>	<b>2,868</b>	<b>\$330,000</b>	<b>3,930</b>	<b>\$325,000</b>	<b>-27.0%</b>	<b>1.5%</b>	

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

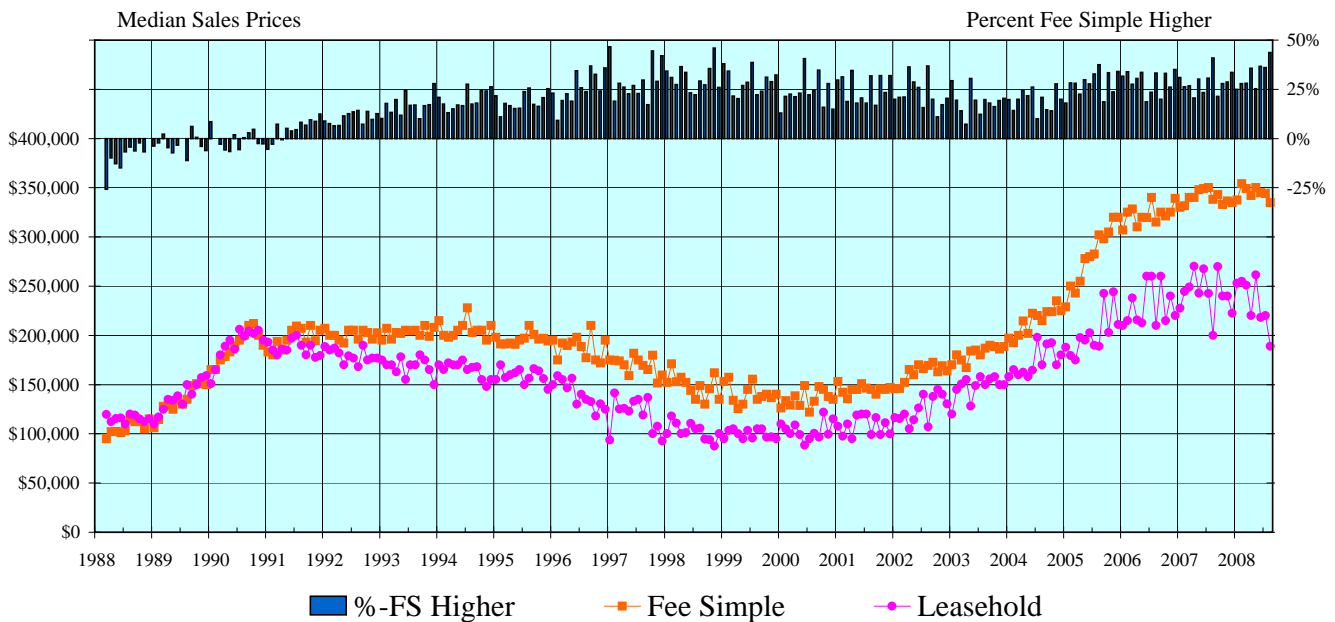
# CONDOMINIUM SALES VOLUME

## LEASEHOLD vs FEE SIMPLE, OAHU: 1988 - 2008, Monthly



# CONDOMINIUM MEDIAN SALES PRICES

## LEASEHOLD vs FEE SIMPLE, OAHU: 1988 - 2008, Monthly



**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# Statistical Summary of CONDOMINIUM RESALES

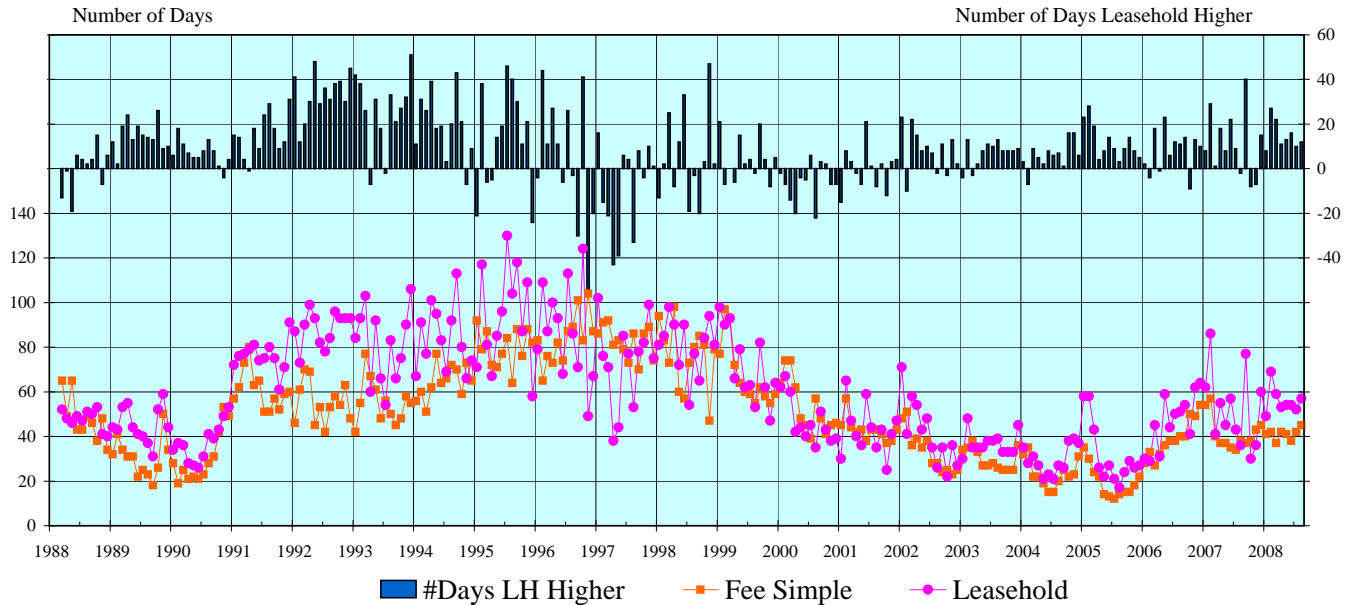
## YEAR-TO-DATE Through August 31, 2008

	NUMBER OF SALES				MEDIAN SALES PRICE			AVERAGE SALES PRICE		
	2008	2007	CHANGES		2008	2007	Percent Change	2008	2007	Percent Change
			Num	Percent						
<b>FEE SIMPLE CONDOMINIUMS</b>										
<b>OVERALL OAHU</b>	<b>2,523</b>	<b>3,367</b>	<b>-844</b>	<b>-25.1%</b>	<b>\$345,000</b>	<b>\$340,000</b>	<b>1.5%</b>	<b>\$407,868</b>	<b>\$400,699</b>	<b>1.8%</b>
Metro Oahu	1,296	1,598	-302	-18.9%	\$357,300	\$359,000	-0.5%	\$432,362	\$431,045	0.3%
East Oahu	194	246	-52	-21.1%	\$538,000	\$520,000	3.5%	\$654,761	\$610,924	7.2%
Windward Oahu	150	232	-82	-35.3%	\$409,500	\$419,000	-2.3%	\$433,630	\$439,965	-1.4%
North Shore	22	27	-5	-18.5%	\$415,000	\$319,000	30.1%	\$516,186	\$650,331	-20.6%
Leeward Oahu	861	1,264	-403	-31.9%	\$299,000	\$299,000	0.0%	\$308,112	\$308,882	-0.2%
<b>LEASEHOLD CONDOMINIUMS</b>										
<b>OVERALL OAHU</b>	<b>345</b>	<b>563</b>	<b>-218</b>	<b>-38.7%</b>	<b>\$240,000</b>	<b>\$250,000</b>	<b>-4.0%</b>	<b>\$267,352</b>	<b>\$256,899</b>	<b>4.1%</b>
Metro Oahu	287	451	-164	-36.4%	\$225,000	\$239,000	-5.9%	\$248,493	\$241,039	3.1%
East Oahu	25	28	-3	-10.7%	\$400,000	\$431,500	-7.3%	\$466,923	\$444,538	5.0%
Windward Oahu	12	23	-11	-47.8%	\$267,500	\$292,500	-8.5%	\$264,792	\$279,457	-5.2%
North Shore	4	9	-5	-55.6%	\$398,000	\$365,000	9.0%	\$402,125	\$386,444	4.1%
Leeward Oahu	17	52	-35	-67.3%	\$190,000	\$230,000	-17.4%	\$262,350	\$261,026	0.5%

## CONDOMINIUM DAYS ON MARKET

between Listing Date and Contract Date

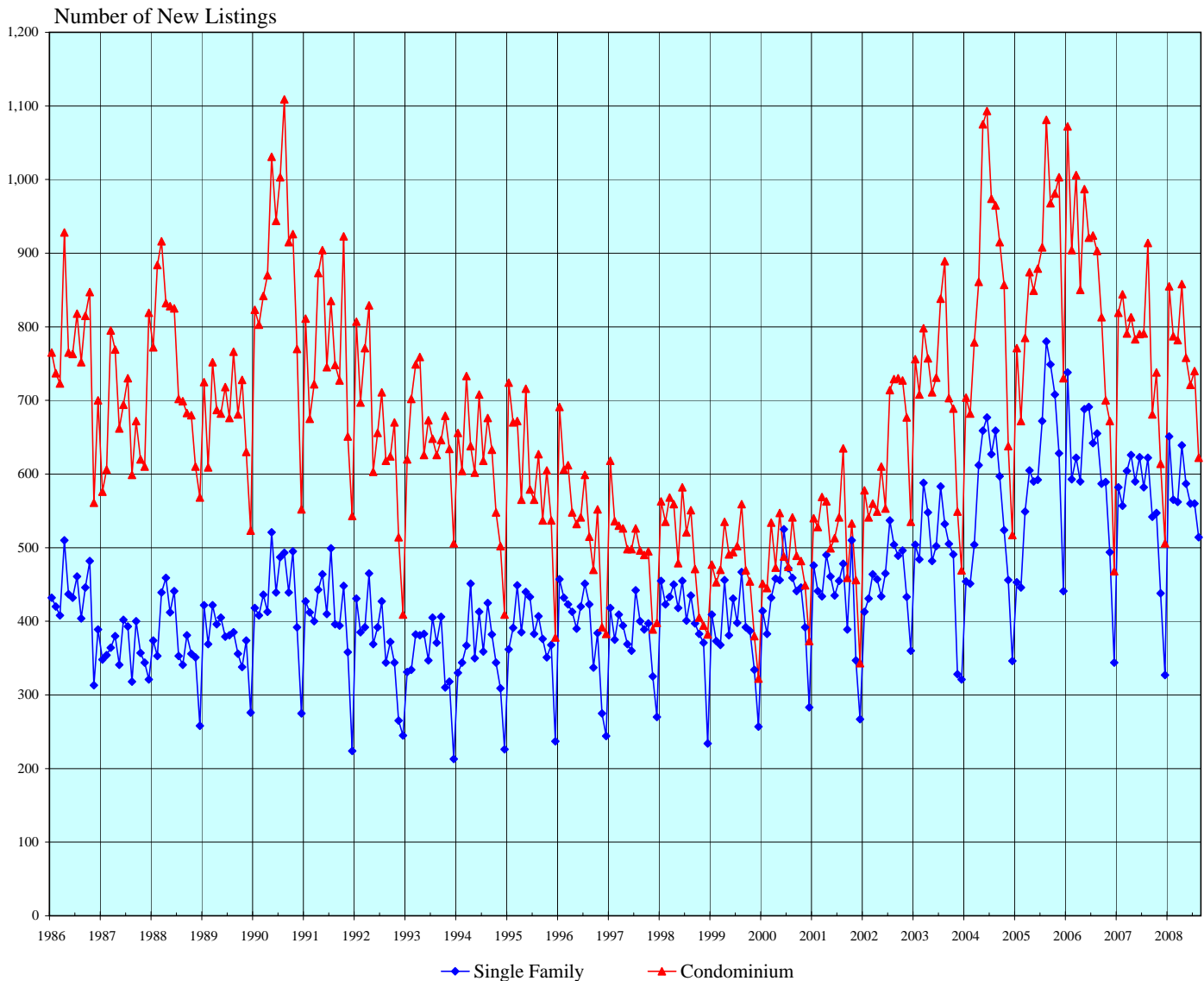
### LEASEHOLD vs FEE SIMPLE, OAHU: 1988 - 2008, Monthly



**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# NUMBER OF NEW RESIDENTIAL LISTINGS

## OAHU, HAWAII: 1986 - 2008, Monthly

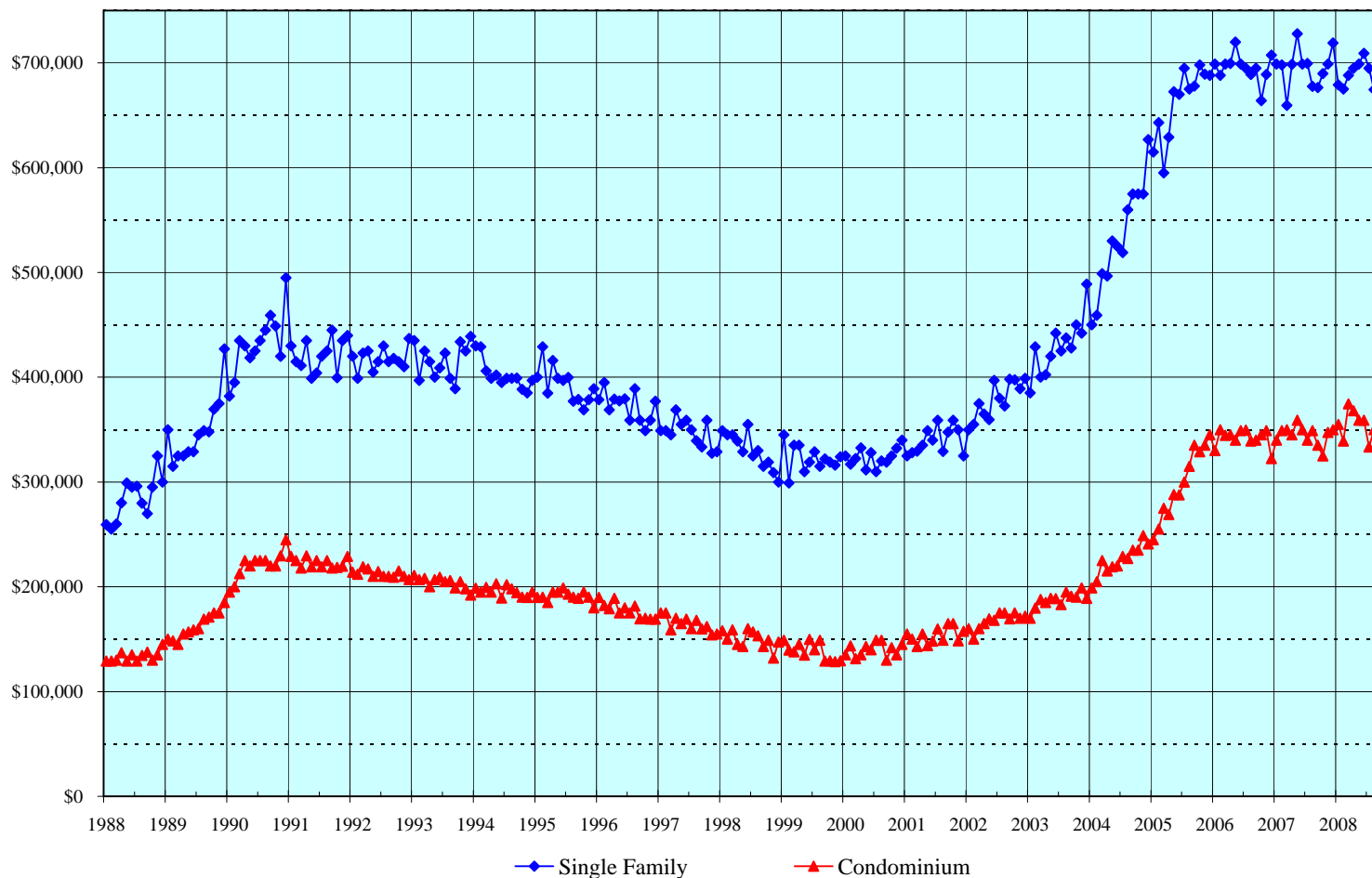


Month	2003		2004		2005		2006		2007		2008	
	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo
Jan	504	756	454	704	453	771	738	1,072	582	819	651	855
Feb	484	708	451	682	446	672	593	904	557	844	565	787
Mar	588	798	504	779	549	785	622	1,006	604	791	562	782
Apr	548	757	612	861	605	874	590	850	626	813	639	858
May	482	711	659	1,075	590	849	688	987	590	783	587	758
Jun	502	731	677	1,093	592	879	691	921	623	790	560	721
Jul	583	838	627	974	672	908	642	924	582	791	560	740
Aug	532	889	659	965	780	1,081	655	903	622	914	514	622
Sep	505	703	597	915	749	968	587	813	542	681		
Oct	491	689	524	857	708	981	589	700	547	738		
Nov	328	549	456	638	628	1,003	494	672	438	614		
Dec	321	469	346	517	441	730	344	468	327	506		

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

# MEDIAN LIST PRICES OF NEW RESIDENTIAL LISTINGS

## OAHU, HAWAII: 1986 - 2008, Monthly



	2004		2005		2006		2007		2008	
<u>Month</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>	<u>Single Family</u>	<u>Condo</u>
Jan	\$450,000	\$198,900	\$615,000	\$245,000	\$699,000	\$330,000	\$698,900	\$340,000	\$679,000	\$355,000
Feb	\$459,000	\$205,000	\$642,900	\$255,000	\$688,000	\$350,000	\$698,000	\$349,000	\$675,000	\$339,000
Mar	\$499,000	\$225,000	\$595,000	\$275,000	\$699,000	\$344,500	\$659,500	\$350,000	\$688,000	\$374,500
Apr	\$496,500	\$215,000	\$629,000	\$269,000	\$699,500	\$345,000	\$698,500	\$345,000	\$695,000	\$368,000
May	\$530,000	\$219,000	\$672,500	\$288,000	\$720,000	\$340,000	\$728,000	\$359,000	\$699,000	\$359,000
Jun	\$525,000	\$220,000	\$670,000	\$287,800	\$699,000	\$349,000	\$699,000	\$350,000	\$709,000	\$359,000
Jul	\$519,000	\$229,000	\$695,000	\$300,000	\$695,000	\$349,700	\$699,500	\$340,000	\$695,000	\$333,500
Aug	\$560,000	\$227,000	\$675,000	\$314,900	\$689,000	\$339,000	\$677,700	\$349,000	\$674,500	\$350,000
Sep	\$575,000	\$235,000	\$678,000	\$335,000	\$695,000	\$340,000	\$676,500	\$335,000		
Oct	\$575,000	\$235,000	\$698,000	\$329,000	\$664,000	\$345,000	\$689,900	\$325,000		
Nov	\$575,000	\$249,000	\$689,300	\$335,000	\$689,000	\$349,000	\$699,000	\$347,300		
Dec	\$626,900	\$241,000	\$688,000	\$345,000	\$707,500	\$322,500	\$719,000	\$350,000		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# New Listing Activity by Neighborhood Groups

## Comparisons Between August 2008 and 2007

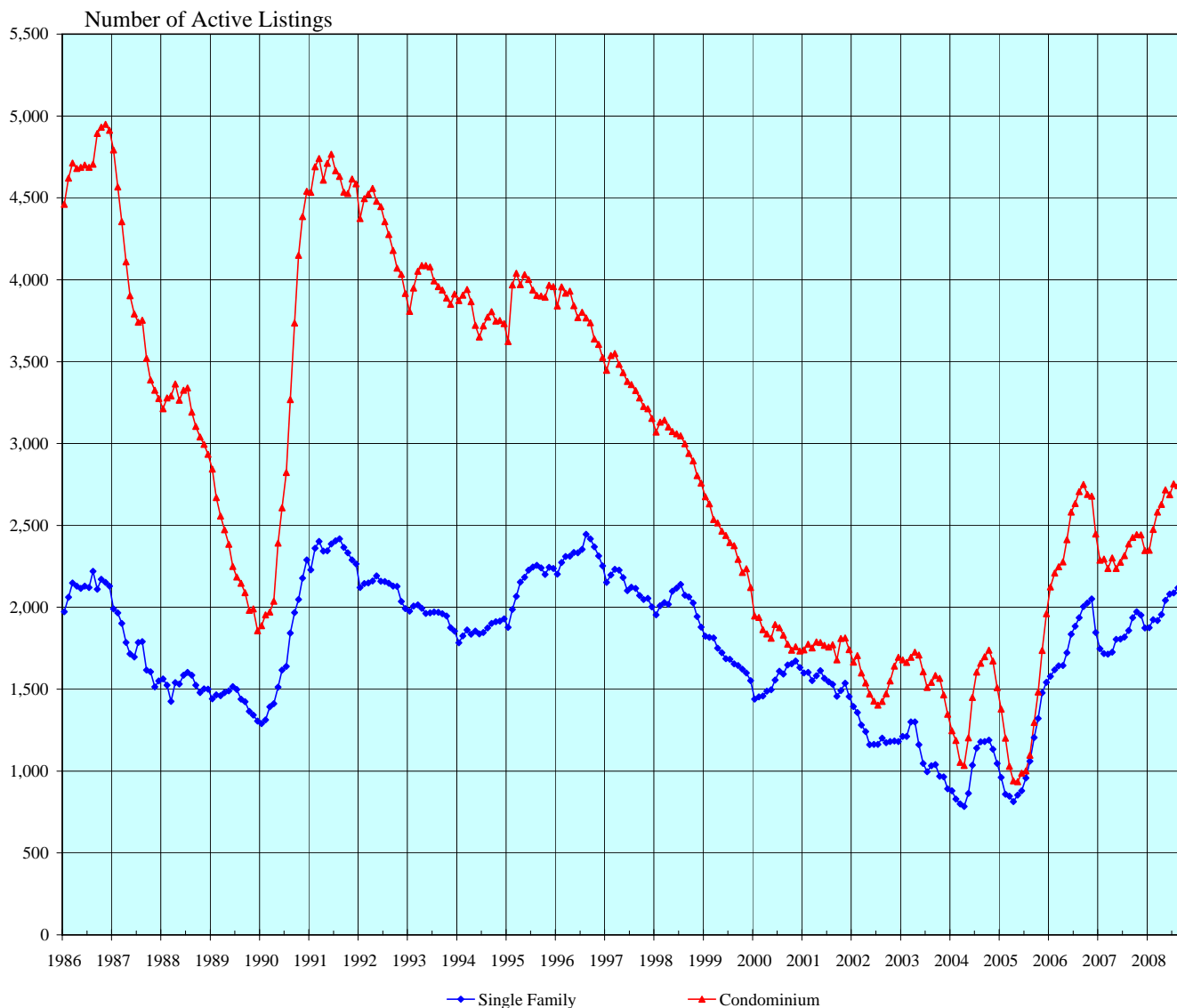
SINGLE FAMILY HOMES						
Neighborhood Group	Current Month		Same Month Last Year		Changes Since Last Year	
	Number	Median List Price	Number	Median List Price	Number	Median List Price
Moanalua-Kalihi	17	\$748,000	37	\$750,000	-54.1%	-0.3%
Honolulu	26	\$982,500	56	\$856,500	-53.6%	14.7%
Kapahulu-Diamond Head	37	\$825,000	27	\$875,000	37.0%	-5.7%
Waialae-Kahala	14	\$2,060,000	20	\$1,147,500	-30.0%	79.5%
Aina Haina-Kuliouou	10	\$1,221,500	12	\$1,269,000	-16.7%	-3.7%
Hawaii Kai	35	\$950,000	34	\$1,263,500	2.9%	-24.8%
Kailua-Waimanalo	44	\$830,000	41	\$799,000	7.3%	3.9%
Kaneohe	50	\$825,000	24	\$781,500	108.3%	5.6%
Windward Coast	11	\$669,000	19	\$949,000	-42.1%	-29.5%
North Shore	26	\$846,500	25	\$979,000	4.0%	-13.5%
Wahiawa	12	\$597,000	15	\$488,000	-20.0%	22.3%
Mililani	27	\$610,000	38	\$650,500	-28.9%	-6.2%
Makaha-Nanakuli	46	\$418,900	67	\$425,000	-31.3%	-1.4%
Ewa Plain	80	\$479,300	114	\$523,500	-29.8%	-8.4%
Makakilo	23	\$575,000	29	\$609,900	-20.7%	-5.7%
Waipahu	39	\$570,000	38	\$635,000	2.6%	-10.2%
Pearl City-Aiea	17	\$595,000	26	\$662,000	-34.6%	-10.1%
<b>OVERALL OAHU</b>	<b>514</b>	<b>\$674,500</b>	<b>622</b>	<b>\$677,700</b>	<b>-17.4%</b>	<b>-0.5%</b>

CONDOMINIUMS						
Neighborhood Group	Current Month		Same Month Last Year		Changes Since Last Year	
	Number	Median List Price	Number	Median List Price	Number	Median List Price
Moanalua-Salt Lake	29	\$385,000	22	\$302,000	31.8%	27.5%
Kalihi-Palama	14	\$431,800	15	\$288,000	-6.7%	49.9%
Downtown-Nuuanu	45	\$368,900	46	\$372,000	-2.2%	-0.8%
Ala Moana-Kakaako	63	\$530,000	85	\$449,000	-25.9%	18.0%
Waikiki	131	\$340,000	217	\$350,000	-39.6%	-2.9%
Makiki-Moiliili	58	\$338,000	155	\$356,000	-62.6%	-5.1%
Kapahulu-Kuliouou	17	\$449,000	23	\$475,000	-26.1%	-5.5%
Hawaii Kai	34	\$585,000	30	\$625,000	13.3%	-6.4%
Kailua-Waimanalo	21	\$530,000	14	\$455,000	50.0%	16.5%
Kaneohe	22	\$429,500	29	\$429,000	-24.1%	0.1%
Windward Coast	2	\$362,000	2	\$317,000	0.0%	14.2%
North Shore	9	\$287,000	11	\$365,000	-18.2%	-21.4%
Wahiawa	4	\$184,500	10	\$208,500	-60.0%	-11.5%
Mililani	32	\$307,000	47	\$289,000	-31.9%	6.2%
Makaha-Nanakuli	18	\$182,400	27	\$179,000	-33.3%	1.9%
Ewa Plain	41	\$300,000	60	\$365,000	-31.7%	-17.8%
Makakilo	14	\$285,000	33	\$317,000	-57.6%	-10.1%
Waipahu	26	\$270,000	38	\$305,000	-31.6%	-11.5%
Pearl City-Aiea	42	\$294,000	50	\$302,500	-16.0%	-2.8%
<b>OVERALL OAHU</b>	<b>622</b>	<b>\$350,000</b>	<b>914</b>	<b>\$349,000</b>	<b>-31.9%</b>	<b>0.3%</b>

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

# INVENTORY OF ACTIVE RESIDENTIAL LISTINGS

## OAHU, HAWAII: 1986 - 2008, Monthly

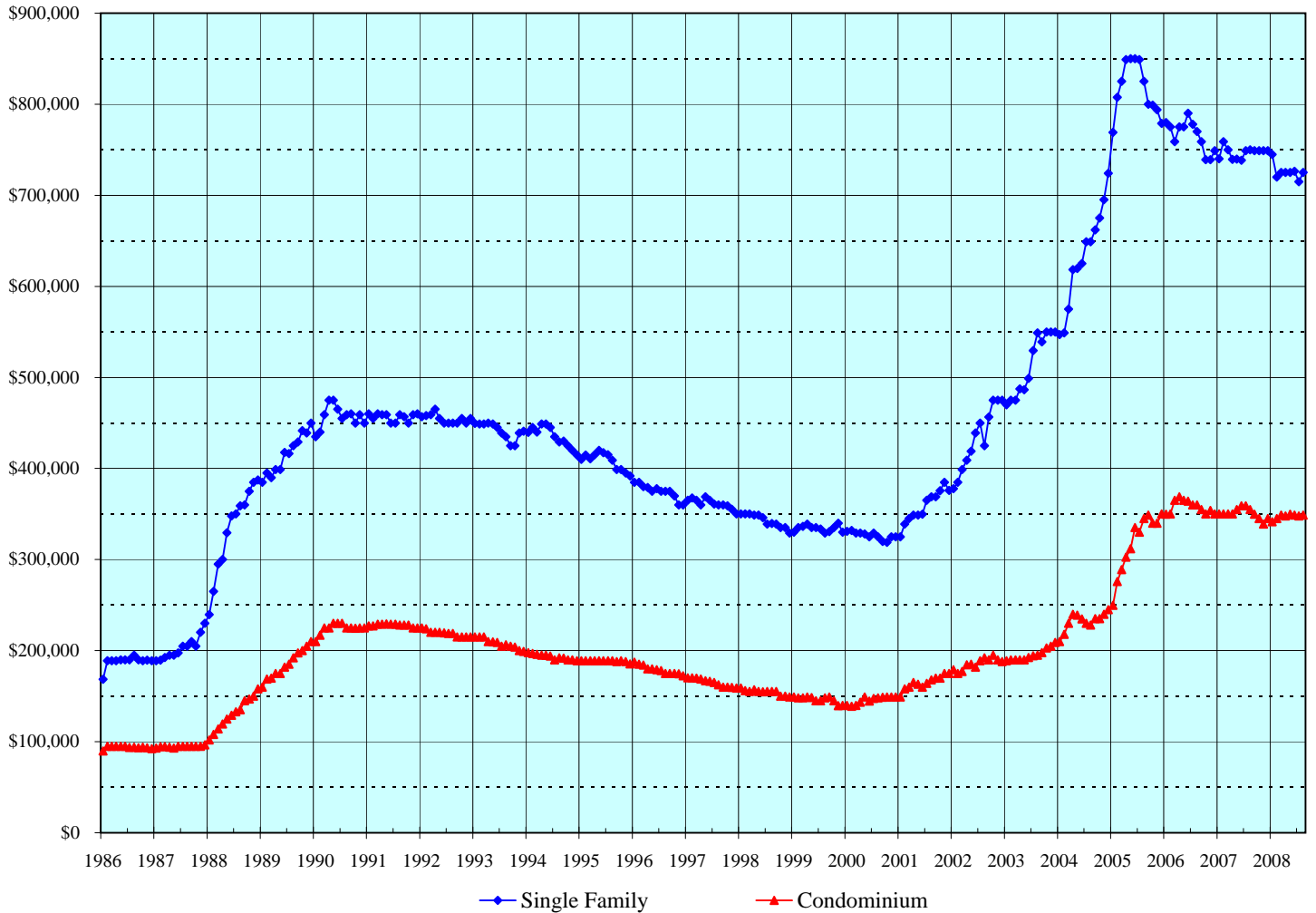


Month	2003		2004		2005		2006		2007		2008	
	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo
Jan	1,212	1,679	880	1,246	961	1,378	1,578	2,125	1,747	2,288	1,876	2,349
Feb	1,212	1,663	829	1,187	858	1,202	1,619	2,209	1,717	2,294	1,924	2,476
Mar	1,301	1,695	800	1,053	847	1,029	1,642	2,248	1,714	2,238	1,919	2,581
Apr	1,300	1,726	784	1,034	814	940	1,644	2,278	1,726	2,301	1,955	2,629
May	1,162	1,709	864	1,203	854	935	1,722	2,413	1,805	2,238	2,043	2,717
Jun	1,046	1,606	1,036	1,450	879	988	1,836	2,582	1,806	2,275	2,080	2,687
Jul	996	1,510	1,141	1,604	958	1,001	1,885	2,634	1,818	2,315	2,087	2,753
Aug	1,033	1,542	1,179	1,658	1,060	1,097	1,937	2,707	1,859	2,386	2,119	2,743
Sep	1,039	1,584	1,180	1,699	1,205	1,296	2,005	2,750	1,936	2,426		
Oct	969	1,566	1,189	1,739	1,321	1,483	2,026	2,689	1,973	2,444		
Nov	965	1,465	1,134	1,672	1,477	1,737	2,052	2,679	1,952	2,442		
Dec	891	1,347	1,046	1,508	1,542	1,961	1,846	2,448	1,874	2,346		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# MEDIAN LIST PRICES OF THE ACTIVE INVENTORY

## OAHU, HAWAII: 1986 - 2008, Monthly



Month	2004		2005		2006		2007		2008	
	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo	Single Family	Condo
Jan	\$547,000	\$210,000	\$769,000	\$249,700	\$780,000	\$349,800	\$740,000	\$350,000	\$745,000	\$341,500
Feb	\$549,000	\$218,000	\$807,500	\$276,000	\$775,000	\$350,000	\$759,000	\$350,000	\$720,000	\$345,000
Mar	\$575,000	\$230,000	\$825,000	\$289,000	\$759,000	\$365,000	\$749,900	\$350,000	\$725,000	\$349,000
Apr	\$618,500	\$240,000	\$849,000	\$302,500	\$775,000	\$369,000	\$739,300	\$350,000	\$725,000	\$348,000
May	\$619,500	\$239,000	\$850,000	\$312,000	\$775,000	\$365,000	\$739,900	\$355,000	\$725,000	\$349,900
Jun	\$625,000	\$234,900	\$850,000	\$335,000	\$790,000	\$364,300	\$738,500	\$359,000	\$726,500	\$349,000
Jul	\$649,000	\$230,000	\$849,000	\$330,000	\$778,000	\$360,000	\$749,000	\$359,000	\$715,000	\$348,000
Aug	\$649,000	\$228,000	\$825,000	\$345,000	\$770,000	\$359,900	\$750,000	\$355,000	\$725,000	\$349,000
Sep	\$662,000	\$235,000	\$800,000	\$349,000	\$759,000	\$355,000	\$749,000	\$349,900		
Oct	\$675,000	\$235,000	\$799,000	\$340,000	\$739,000	\$350,000	\$749,000	\$345,000		
Nov	\$695,000	\$240,000	\$794,000	\$340,000	\$739,000	\$354,000	\$749,000	\$338,900		
Dec	\$724,000	\$245,000	\$779,000	\$350,000	\$749,000	\$350,000	\$749,000	\$345,000		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# Availability of Housing on Oahu

## Comparisons Between August 2008 and 2007

SINGLE FAMILY HOMES										
Neighborhood Group	Current Month		Last Month		Changes Since Last Month		Same Month Last Year		Changes Since Last Year	
	Number	Median	Number	Median	Number	MLP	Number	Median	Number	MLP
	Active	List Price	Active	List Price	Active	MLP	Active	List Price	Active	MLP
Moanalua-Kalihi	101	\$698,000	103	\$699,000	-1.9%	-0.1%	69	\$699,000	46.4%	-0.1%
Honolulu	98	\$977,000	103	\$999,000	-4.9%	-2.2%	96	\$1,092,500	2.1%	-10.6%
Kapahulu-Diamond Head	104	\$1,085,500	102	\$1,088,000	2.0%	-0.2%	84	\$1,216,500	23.8%	-10.8%
Waialae-Kahala	105	\$2,195,000	101	\$2,200,000	4.0%	-0.2%	53	\$2,400,000	98.1%	-8.5%
Aina Haina-Kuliouou	53	\$1,895,000	47	\$2,088,000	12.8%	-9.2%	45	\$1,695,000	17.8%	11.8%
Hawaii Kai	139	\$1,095,000	130	\$1,132,000	6.9%	-3.3%	124	\$1,332,500	12.1%	-17.8%
Kailua-Waimanalo	189	\$980,000	166	\$965,000	13.9%	1.6%	139	\$1,039,000	36.0%	-5.7%
Kaneohe	133	\$799,000	112	\$777,500	18.8%	2.8%	98	\$836,000	35.7%	-4.4%
Windward Coast	87	\$799,000	94	\$799,000	-7.4%	0.0%	89	\$850,000	-2.2%	-6.0%
North Shore	130	\$1,150,000	135	\$1,250,000	-3.7%	-8.0%	122	\$1,500,000	6.6%	-23.3%
Wahiawa	38	\$557,000	38	\$478,500	0.0%	16.4%	38	\$504,000	0.0%	10.5%
Mililani	112	\$655,500	97	\$659,000	15.5%	-0.5%	81	\$670,000	38.3%	-2.2%
Makaha-Nanakuli	175	\$375,000	168	\$392,500	4.2%	-4.5%	210	\$446,700	-16.7%	-16.1%
Ewa Plain	361	\$529,000	383	\$533,000	-5.7%	-0.8%	348	\$545,000	3.7%	-2.9%
Makakilo	73	\$580,000	81	\$599,900	-9.9%	-3.3%	89	\$677,900	-18.0%	-14.4%
Waipahu	135	\$585,000	136	\$586,000	-0.7%	-0.2%	106	\$642,000	27.4%	-8.9%
Pearl City-Aiea	86	\$662,000	91	\$668,000	-5.5%	-0.9%	68	\$707,500	26.5%	-6.4%
<b>OVERALL OAHU</b>	<b>2,119</b>	<b>\$725,000</b>	<b>2,087</b>	<b>\$715,000</b>	<b>1.5%</b>	<b>1.4%</b>	<b>1,859</b>	<b>\$750,000</b>	<b>14.0%</b>	<b>-3.3%</b>

CONDOMINIUMS										
Neighborhood Group	Current Month		Last Month		Changes Since Last Month		Same Month Last Year		Changes Since Last Year	
	Number	Median	Number	Median	Number	MLP	Number	Median	Number	MLP
	Active	List Price	Active	List Price	Active	MLP	Active	List Price	Active	MLP
Moanalua-Salt Lake	69	\$304,200	65	\$299,000	6.2%	1.7%	47	\$319,000	46.8%	-4.6%
Kalihi-Palama	48	\$420,200	35	\$320,000	37.1%	31.3%	34	\$345,000	41.2%	21.8%
Downtown-Nuuanu	214	\$550,000	222	\$575,000	-3.6%	-4.3%	120	\$387,000	78.3%	42.1%
Ala Moana-Kakaako	295	\$428,000	291	\$430,000	1.4%	-0.5%	273	\$409,000	8.1%	4.6%
Waikiki	688	\$349,900	682	\$350,000	0.9%	0.0%	656	\$330,000	4.9%	6.0%
Makiki-Moiliili	264	\$338,500	267	\$338,000	-1.1%	0.1%	270	\$364,500	-2.2%	-7.1%
Kapahulu-Kuliouou	111	\$469,000	122	\$468,000	-9.0%	0.2%	91	\$649,000	22.0%	-27.7%
Hawaii Kai	125	\$585,000	115	\$619,000	8.7%	-5.5%	81	\$672,500	54.3%	-13.0%
Kailua-Waimanalo	33	\$499,000	33	\$485,000	0.0%	2.9%	24	\$557,000	37.5%	-10.4%
Kaneohe	88	\$418,000	92	\$394,500	-4.3%	6.0%	53	\$449,000	66.0%	-6.9%
Windward Coast	29	\$295,000	30	\$308,400	-3.3%	-4.3%	22	\$352,500	31.8%	-16.3%
North Shore	59	\$408,000	61	\$380,000	-3.3%	7.4%	43	\$389,000	37.2%	4.9%
Wahiawa	16	\$184,300	25	\$185,000	-36.0%	-0.4%	19	\$200,000	-15.8%	-7.9%
Mililani	118	\$299,500	118	\$305,000	0.0%	-1.8%	95	\$310,000	24.2%	-3.4%
Makaha-Nanakuli	153	\$175,000	163	\$175,000	-6.1%	0.0%	122	\$199,700	25.4%	-12.4%
Ewa Plain	167	\$325,000	167	\$349,000	0.0%	-6.9%	185	\$409,900	-9.7%	-20.7%
Makakilo	60	\$290,000	55	\$300,000	9.1%	-3.3%	64	\$330,000	-6.3%	-12.1%
Waipahu	81	\$275,000	80	\$284,500	1.3%	-3.3%	80	\$295,000	1.3%	-6.8%
Pearl City-Aiea	125	\$310,000	130	\$312,500	-3.8%	-0.8%	107	\$339,900	16.8%	-8.8%
<b>OVERALL OAHU</b>	<b>2,743</b>	<b>\$349,000</b>	<b>2,753</b>	<b>\$348,000</b>	<b>-0.4%</b>	<b>0.3%</b>	<b>2,386</b>	<b>\$355,000</b>	<b>15.0%</b>	<b>-1.7%</b>

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

# Available Condominiums on Oahu by Land Tenure

## Comparisons Between August 2008 and 2007

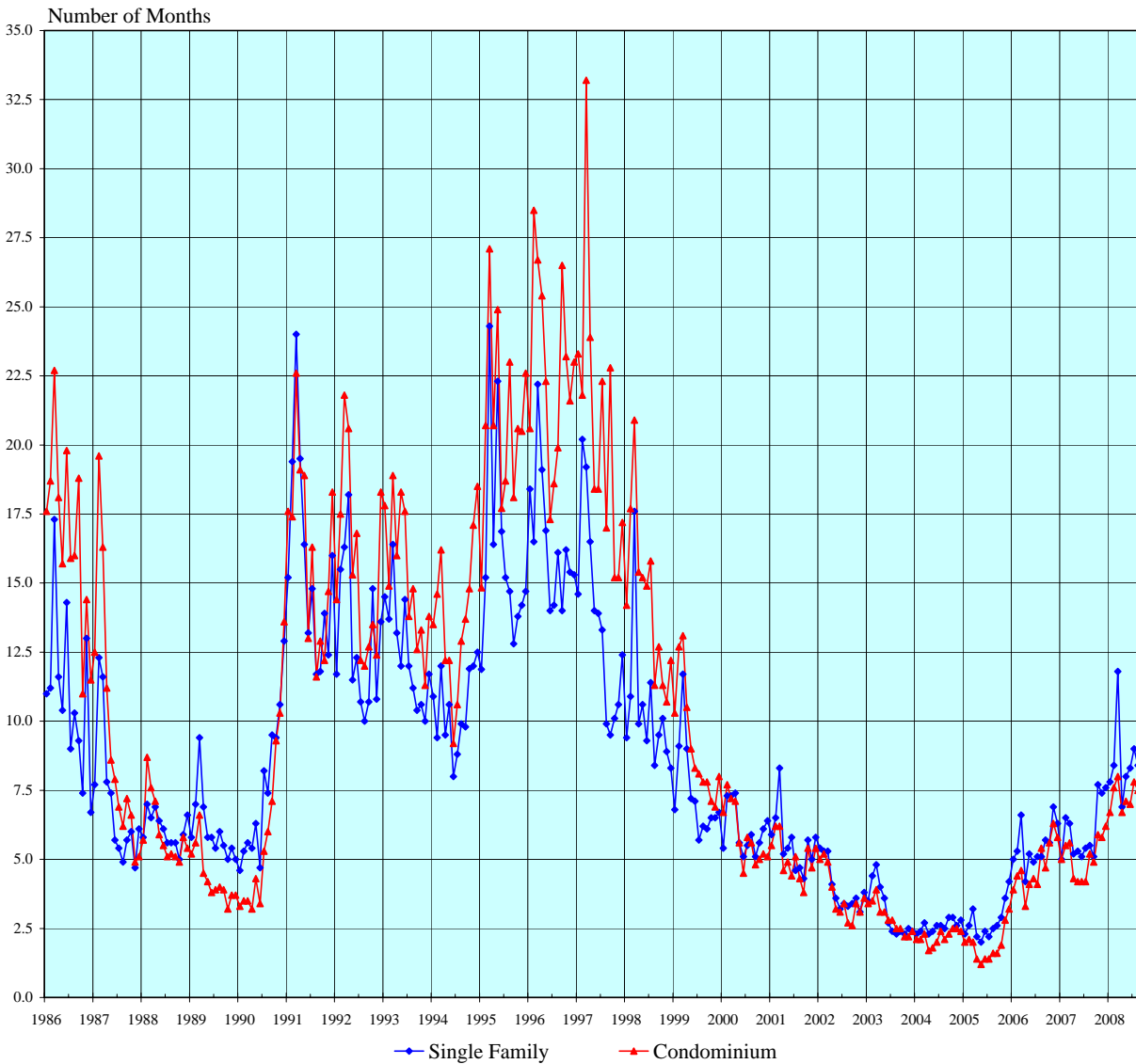
FEE SIMPLE CONDOMINIUMS									
Neighborhood Group	Current Month			Same Month Last Year			Changes from Last Year		
	Number Active	Median	Percent of Inventory	Number Active	Median List Price	Percent of Inventory	Number Active	MLP	Tenure Percent
Moanalua-Salt Lake	63	\$315,000	91.3%	46	\$319,000	97.9%	37.0%	-1.3%	-6.6%
Kalihi-Palama	44	\$434,300	91.7%	32	\$346,900	94.1%	37.5%	25.2%	-2.5%
Downtown-Nuuanu	183	\$600,000	85.5%	91	\$485,000	75.8%	101.1%	23.7%	9.7%
Ala Moana-Kakaako	282	\$432,500	95.6%	256	\$469,000	93.8%	10.2%	-7.8%	1.8%
Waikiki	508	\$395,000	73.8%	431	\$375,000	65.7%	17.9%	5.3%	8.1%
Makiki-Moilili	205	\$339,500	77.7%	202	\$385,000	74.8%	1.5%	-11.8%	2.8%
Kapahulu-Kuliouou	56	\$823,200	50.5%	60	\$897,300	65.9%	-6.7%	-8.3%	-15.5%
Hawaii Kai	125	\$585,000	100.0%	80	\$677,300	98.8%	56.3%	-13.6%	1.2%
Kailua-Waimanalo	30	\$504,600	90.9%	22	\$557,000	91.7%	36.4%	-9.4%	-0.8%
Kaneohe	81	\$429,000	92.0%	50	\$455,000	94.3%	62.0%	-5.7%	-2.3%
Windward Coast	27	\$300,000	93.1%	22	\$352,500	100.0%	22.7%	-14.9%	-6.9%
North Shore	41	\$525,000	69.5%	26	\$539,500	60.5%	57.7%	-2.7%	9.0%
Wahiawa	10	\$192,000	62.5%	12	\$205,000	63.2%	-16.7%	-6.3%	-0.7%
Mililani	115	\$304,900	97.5%	94	\$310,000	98.9%	22.3%	-1.6%	-1.5%
Makaha-Nanakuli	145	\$175,000	94.8%	118	\$200,000	96.7%	22.9%	-12.5%	-2.0%
Ewa Plain	167	\$325,000	100.0%	185	\$409,900	100.0%	-9.7%	-20.7%	0.0%
Makakilo	60	\$290,000	100.0%	64	\$330,000	100.0%	-6.3%	-12.1%	0.0%
Waipahu	80	\$280,000	98.8%	79	\$295,000	98.8%	1.3%	-5.1%	0.0%
Pearl City-Aiea	113	\$321,000	90.4%	93	\$350,000	86.9%	21.5%	-8.3%	3.5%
<b>All FEE SIMPLE</b>	<b>2,335</b>	<b>\$360,000</b>	<b>85.1%</b>	<b>1,963</b>	<b>\$369,000</b>	<b>82.3%</b>	<b>19.0%</b>	<b>-2.4%</b>	<b>2.9%</b>

LEASEHOLD CONDOMINIUMS									
Neighborhood Group	Current Month			Same Month Last Year			Changes from Last Year		
	Number Active	Median List Price	Percent of Inventory	Number Active	Median List Price	Percent of Inventory	Number Active	MLP	Tenure Percent
Moanalua-Salt Lake	6	\$141,000	8.7%	1	\$177,500	2.1%	N/A	N/A	6.6%
Kalihi-Palama	4	\$162,000	8.3%	2	\$200,000	5.9%	100.0%	-19.0%	2.5%
Downtown-Nuuanu	31	\$255,000	14.5%	29	\$279,900	24.2%	6.9%	-8.9%	-9.7%
Ala Moana-Kakaako	13	\$335,000	4.4%	17	\$330,000	6.2%	-23.5%	1.5%	-1.8%
Waikiki	180	\$240,000	26.2%	225	\$279,000	34.3%	-20.0%	-14.0%	-8.1%
Makiki-Moilili	59	\$335,000	22.3%	68	\$316,500	25.2%	-13.2%	5.8%	-2.8%
Kapahulu-Kuliouou	55	\$300,000	49.5%	31	\$460,000	34.1%	77.4%	-34.8%	15.5%
Hawaii Kai	0	N/A	0.0%	1	\$588,000	1.2%	-100.0%	N/A	-1.2%
Kailua-Waimanalo	3	\$339,000	9.1%	2	\$459,500	8.3%	50.0%	-26.2%	0.8%
Kaneohe	7	\$319,000	8.0%	3	\$329,000	5.7%	133.3%	-3.0%	2.3%
Windward Coast	2	\$164,500	6.9%	0	N/A	0.0%	N/A	N/A	6.9%
North Shore	18	\$305,000	30.5%	17	\$359,000	39.5%	5.9%	-15.0%	-9.0%
Wahiawa	6	\$178,500	37.5%	7	\$190,000	36.8%	-14.3%	-6.1%	0.7%
Mililani	3	\$215,000	2.5%	1	\$223,000	1.1%	200.0%	-3.6%	1.5%
Makaha-Nanakuli	8	\$242,500	5.2%	4	\$170,000	3.3%	100.0%	42.6%	2.0%
Ewa Plain	0	N/A	0.0%	0	N/A	0.0%	N/A	N/A	0.0%
Makakilo	0	N/A	0.0%	0	N/A	0.0%	N/A	N/A	0.0%
Waipahu	1	\$175,000	1.2%	1	\$250,000	1.3%	0.0%	-30.0%	0.0%
Pearl City-Aiea	12	\$214,500	9.6%	14	\$243,000	13.1%	-14.3%	-11.7%	-3.5%
<b>All LEASEHOLD</b>	<b>408</b>	<b>\$259,000</b>	<b>14.9%</b>	<b>423</b>	<b>\$295,000</b>	<b>17.7%</b>	<b>-3.5%</b>	<b>-12.2%</b>	<b>-2.9%</b>

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# MONTHS OF INVENTORY REMAINING

## OAHU, HAWAII: 1986 - 2008, Monthly



Month	2002		2003		2004		2005		2006		2007		2008	
	SF	CO	SF	CO	SF	CO	SF	CO	SF	CO	SF	CO	SF	CO
Jan	5.4	5.0	3.5	3.4	2.3	2.1	2.3	2.0	5.0	3.9	5.0	5.0	7.8	6.7
Feb	5.3	5.2	4.4	3.5	2.4	2.1	2.6	2.1	5.3	4.4	6.5	5.5	8.4	7.6
Mar	5.3	4.9	4.8	3.9	2.7	2.3	3.2	2.0	6.6	4.6	6.3	5.6	11.8	8.0
Apr	4.1	4.0	4.0	3.1	2.3	1.7	2.2	1.4	4.2	3.3	5.2	4.3	6.9	6.7
May	3.6	3.2	3.6	3.1	2.4	1.8	2.0	1.2	5.2	4.1	5.3	4.2	8.0	7.1
Jun	3.2	3.1	2.7	2.8	2.6	2.0	2.4	1.4	4.9	4.3	5.1	4.2	8.3	7.0
Jul	3.4	3.4	2.4	2.8	2.6	2.4	2.2	1.4	5.1	4.1	5.4	4.2	9.0	7.8
Aug	3.3	2.7	2.3	2.5	2.5	2.1	2.5	1.6	5.1	5.4	5.5	5.2	8.4	7.5
Sep	3.4	2.6	2.4	2.5	2.9	2.3	2.6	1.6	5.7	4.7	5.1	4.9		
Oct	3.6	3.4	2.3	2.2	2.9	2.5	2.9	1.9	5.6	5.6	7.7	5.9		
Nov	3.1	3.1	2.5	2.2	2.6	2.5	3.6	2.8	6.9	6.3	7.4	5.8		
Dec	3.8	3.6	2.4	2.4	2.8	2.4	4.2	3.2	6.3	5.8	7.6	6.2		

**SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.**

# Months of Inventory Remaining by Price Ranges and Areas

## Comparisons Between August 2008 and 2007

<b>SINGLE FAMILY HOMES</b>							
	<b>Current Month</b>			<b>Same Month Last Year</b>			<b>Year-to-Year Change in Number of Months</b>
	<b>Sales</b>	<b>Inventory</b>	<b>Number of</b>	<b>Sales</b>	<b>Inventory</b>	<b>Number of</b>	
			<b>Months</b>			<b>Months</b>	
<b>Price Ranges (000)</b>							
Less Than \$200	3	8	<b>2.7</b>	3	5	1.7	<b>1.0</b>
\$200 - 299	3	31	<b>10.3</b>	1	17	17.0	<b>-6.7</b>
\$300 - 399	19	134	<b>7.1</b>	21	87	4.1	<b>3.0</b>
\$400 - 499	34	241	<b>7.1</b>	41	230	5.6	<b>1.5</b>
\$500 - 699	95	621	<b>6.5</b>	133	521	3.9	<b>2.6</b>
\$700 - 999	59	481	<b>8.2</b>	89	458	5.1	<b>3.1</b>
More Than \$1,000	38	603	<b>15.9</b>	51	541	10.6	<b>5.3</b>
<b>Areas</b>							
Metro Oahu	29	199	<b>6.9</b>	37	165	4.5	<b>2.4</b>
East Oahu	47	401	<b>8.5</b>	47	306	6.5	<b>2.0</b>
Windward Oahu	51	409	<b>8.0</b>	55	326	5.9	<b>2.1</b>
North Shore	10	130	<b>13.0</b>	12	122	10.2	<b>2.8</b>
Leeward Oahu	114	980	<b>8.6</b>	188	940	5.0	<b>3.6</b>
<b>All Single Family</b>	<b>251</b>	<b>2,119</b>	<b>8.4</b>	<b>339</b>	<b>1,859</b>	<b>5.5</b>	<b>2.9</b>

<b>CONDOMINIUMS</b>							
	<b>Current Month</b>			<b>Same Month Last Year</b>			<b>Year-to-Year Change in Number of Months</b>
	<b>Sales</b>	<b>Inventory</b>	<b>Number of</b>	<b>Sales</b>	<b>Inventory</b>	<b>Number of</b>	
			<b>Months</b>			<b>Months</b>	
<b>Price Ranges (000)</b>							
Less Than \$100	6	41	<b>6.8</b>	8	34	4.3	<b>2.5</b>
\$100 - 149	6	103	<b>17.2</b>	15	78	5.2	<b>12.0</b>
\$150 - 199	38	274	<b>7.2</b>	42	180	4.3	<b>2.9</b>
\$200 - 249	45	308	<b>6.8</b>	44	281	6.4	<b>0.4</b>
\$250 - 299	52	369	<b>7.1</b>	74	330	4.5	<b>2.6</b>
\$300 - 499	150	917	<b>6.1</b>	179	841	4.7	<b>1.4</b>
More Than \$500	68	731	<b>10.8</b>	95	642	6.8	<b>4.0</b>
<b>Areas</b>							
Metro Oahu	197	1,578	<b>8.0</b>	253	1,400	5.5	<b>2.5</b>
East Oahu	31	236	<b>7.6</b>	35	172	4.9	<b>2.7</b>
Windward Oahu	17	150	<b>8.8</b>	32	99	3.1	<b>5.7</b>
North Shore	3	59	<b>19.7</b>	2	43	21.5	<b>0.5</b>
Leeward Oahu	117	720	<b>6.2</b>	135	672	5.0	<b>1.2</b>
<b>All Condominiums</b>	<b>365</b>	<b>2,743</b>	<b>7.5</b>	<b>457</b>	<b>2,386</b>	<b>5.2</b>	<b>2.3</b>

NOTE: This table is constructed using the mid-month inventory and the **prior month's sales**.

SOURCE: Honolulu Board of Realtors® Research Department, compiled from MLS data.

# WEEKLY AVERAGE YIELDS OF SELECTED TREASURY SECURITIES



The Average Yields for US Treasury Securities have an important impact on interest rates in the housing market. The relationships are:

LOAN RATE FOR:	BASED ON:
Adjustable Rate Mortgages	1-Year TB*
Fixed Rate 30-Year Loans	10-Yr TB*

\*TB = US Treasury Bill or Bond

First Half 2007			Second Half 2007			First Half 2008			Second Half 2008		
Wk	1YR	10YR	Wk	1YR	10YR	Wk	1YR	10YR	Wk	1YR	10YR
1	4.99	4.67	27	4.94	5.09	1	3.42	4.21	27	2.46	4.09
2	4.98	4.66	28	4.99	5.10	2	3.18	3.94	28	2.35	4.00
3	5.03	4.70	29	5.00	5.10	3	3.04	3.85	29	2.25	3.90
4	5.08	4.77	30	4.99	5.03	4	2.83	3.72	30	2.21	3.98
5	5.10	4.83	31	4.91	4.88	5	2.31	3.58	31	2.33	4.11
6	5.10	4.86	32	4.83	4.77	6	2.23	3.67	32	2.30	4.04
7	5.07	4.77	33	4.78	4.79	7	2.08	3.66	33	2.23	3.99
8	5.07	4.75	34	4.44	4.70	8	2.04	3.72	34	2.18	3.91
9	5.05	4.70	35	4.16	4.62	9	2.10	3.85	35	2.12	3.83
10	4.96	4.55	36	4.30	4.55	10	1.98	3.78	36		
11	4.92	4.53	37	4.27	4.48	11	1.66	3.61	37		
12	4.93	4.54	38	4.15	4.42	12	1.52	3.51	38		
13	4.93	4.58	39	4.11	4.57	13	1.35	3.39	39		
14	4.90	4.63	40	4.05	4.61	14	1.60	3.52	40		
15	4.94	4.68	41	4.12	4.57	15	1.63	3.55	41		
16	4.97	4.74	42	4.24	4.67	16	1.63	3.54	42		
17	4.93	4.69	43	4.14	4.57	17	1.67	3.67	43		
18	4.90	4.67	44	3.97	4.39	18	1.88	3.81	44		
19	4.90	4.65	45	3.93	4.39	19	1.93	3.83	45		
20	4.89	4.65	46	3.72	4.32	20	1.94	3.85	46		
21	4.86	4.74	47	3.58	4.22	21	2.07	3.86	47		
22	4.95	4.84	48	3.30	4.04	22	2.09	3.84	48		
23	4.96	4.90	49	3.25	3.94	23	2.19	4.03	49		
24	4.98	5.02	50	3.17	3.97	24	2.14	3.98	50		
25	4.98	5.20	51	3.20	4.12	25	2.51	4.15	51		
26	4.95	5.14	52	3.28	4.12	26	2.57	4.20	52		

1990 - 2005					
Yr:Qt	1YR	10YR	Yr:Qt	1YR	10YR
90:H1	8.20	8.54	99:H1	4.76	5.19
90:H2	7.58	8.56	99:H2	5.36	5.98
91:H1	6.34	8.07	00:H1	6.20	6.35
91:H2	5.40	7.66	00:H2	6.05	5.80
92:H1	4.29	7.33	01:H1	4.26	5.15
92:H2	3.50	6.69	01:H2	2.85	4.89
93:H1	3.40	6.16	02:H1	2.34	5.11
93:H2	3.47	5.61	02:H2	1.71	4.18
94:H1	4.47	6.54	03:H1	1.23	3.77
94:H2	6.04	7.56	03:H2	1.26	4.25
95:H1	6.40	7.10	04:H1	1.48	4.30
95:H2	5.57	6.13	04:H2	2.25	4.25
96:H1	5.37	6.26	05:H1	3.18	4.24
96:H2	5.64	6.59	05:H2	4.01	4.34
97:H1	5.75	6.63	06:Q1	4.60	4.53
97:H2	5.52	6.11	06:Q2	4.99	5.04
98:H1	5.37	5.61	06:Q3	5.12	4.94
98:H2	4.76	4.98	06:Q4	4.98	4.63

SOURCE: Honolulu Board of REALTORS® Research Department, compiled from U.S. FEDERAL RESERVE H15 statistical releases.