Listings as of 01/29/2017 at 3:56PM

Comparative Market Analysis

Property Type: Residential

Status is one of 'Active', 'In Escrow Showing' **Status** is 'In Escrow Not Showing' **Status Contractual Search Date** is 01/29/2017 to 08/02/2016 **Status** is 'Sold' **Status Contractual Search Date** is 01/01/2017 to 01/29/2017 **Property Type** is 'Condo/Townhouse' **TMK Area** is 142 to 144

Condo/Townhouse

Active Properties

CND	TMK	Listing #	Address	Bldg Name	Nbrhd	Bd	Bth	Sqft	Lnd Sqft	Built	$/SqFt	Orig Price	List Price	Date	LT	DOM
1	144	201621728	44-138 Hako St #1004	Yacht Club Terr	COUNTRY C	4	2/0	1,555	1,427,635	1973	$208.94	$524,900	$324,900	08/17/16	LH	165
2	143	201701449	711 Wailepo Pl #205	Hale Makalei	COCONUT G	2	2/0	671	13,199	1995	$655.74	$440,000	$440,000	01/23/17	FS	6
3	144	201701130	44-108 Ikeanani Dr #212	Healani Garder	MAHINUI	2	2/0	815	858,263	1990	$611.04	$498,000	$498,000	01/18/17	FS	11
4	142	201701068	350 Aoloa St #A223	Koolau Vista	KAILUA TOW	2	1/1	783	151,763	1985	$637.29	$499,000	$499,000	01/17/17	FS	12
5	144	201701517	1567 Noke St #1207	aikahi gardens	AIKAHI PARK	2	1/1	1,048	1,022,484	1971	$486.64	$510,000	$510,000	01/25/17	FS	4
6	142	201701626	1030 Aoloa Pl #407A	Windward Hart	KAILUA TOW	1	1/0	865	160,693	1980	$595.38	$515,000	$515,000	01/25/17	FS	4
7	142	201628913	333 Aoloa St #413	Gardenia Manc	KAILUA TOW	2	2/0	944	130,680	1974	$581.04	$548,500	$548,500	12/05/16	FS	55
8	142	201628745	361 Kailua Rd #8104	Ka Malanai@K	KAILUA TOW	1	1/0	757		2017	$856.72	$623,705	$648,535	12/01/16	FS	59
9	142	201627281	1030 Aoloa Pl #109A	Windward Hart	KAILUA TOW	3	2/0	1,200	160,693	1980	$541.67	$650,000	$650,000	11/07/16	FS	74
10	142	201628744	409 Kailua Rd #7101	Ka Malanai@K	KAILUA TOW	2	2/0	1,106		2017	$673.07	$724,420	$744,420	12/01/16	FS	59
11	142	201630554	409 Kailua Rd #7109	Ka Malanai@K	KAILUA TOW	2	2/0	1,270		2017	$653.54	$810,000	$830,000	12/18/16	FS	42
12	142	201630555	409 Kailua Rd #7108	Ka Malanai@K	KAILUA TOW	2	2/0	1,287		2017	$648.02	$814,000	$834,000	12/18/16	FS	42
13	142	201612810	445 Kailua Rd #5207	Ka Malanai@K	KAILUA TOW	2	2/0	1,285		2015	$656.81	$841,000	$844,000	05/29/16	FS	103
14	142	201628754	409 Kailua Rd #7103	Ka Malanai@K	KAILUA TOW	3	2/0	1,431		2015	$639.79	$895,545	$915,545	12/01/16	FS	59
15	142	201628747	409 Kailua Rd #7110	Ka Malanai@K	KAILUA TOW	3	2/0	1,515		2015	$643.56	$955,000	$975,000	12/01/16	FS	59
16	142	201629213	409 Kailua Rd #7210	Ka Malanai@K	KAILUA TOW	3	2/0	1,515		2015	$646.86	$960,000	$980,000	12/11/16	FS	46
17	142	201701017	455 Kailua Rd #4110	Ka Malanai@K	KAILUA TOW	3	2/0	1,515		2014	$656.77	$995,000	$995,000	01/17/17	FS	12
18	142	201627076	381B Kaelepulu Dr #1102	Bluestone	BLUESTONE	3	3/0	1,806	2,309,421	1979	$636.77	$1,198,700	$1,150,000	11/01/16	FS	89
19	142	201627855	1150C Kamahele St #3001	Bluestone	BLUESTONE	3	2/1	1,996	2,309,421	1979	$576.15	$1,150,000	$1,150,000	11/20/16	FS	14

Active Totals

Listing Count : 19

Averages: 1,230 854,425 $610.83 $744,883 $739,574 48

Price : **High** $1,150,000 **Low** $324,900 **Median** $744,420

Presented By: Michael S Gallagher

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Condo/Townhouse

In Escrow Not Showing Properties

CND	TMK	Listing #	Address	Bldg Name	Nbrhd	Bd	Bth	Sqft	Lnd Sqft	Built	$/SqFt	Orig Price	List Price	Date	LT	DOM
1	142	201623392	355 Aoloa St #P101	Hokulani In Kai	KAILUA TOW	2	2/0	811	230,476	1990	$604.07	$519,900	$489,900	12/21/16	FS	96
2	144	201625202	44-141 Hako St #6	Yacht Club Terr	COUNTRY C	3	2/0	1,489	1,427,635	1973	$402.89	$635,000	$599,900	01/13/17	FS	80
3	142	201628483	409 Kailua Rd #7202	Ka Malanai@K	KAILUA TOW	2	2/0	1,138		2017	$661.69	$753,000	$753,000	12/10/16	FS	9
4	142	201618859	565 Keolu Dr #E	Kukilakila	KUKILAKILA	3	2/1	1,380	1,801	1973	$578.99	$850,000	$799,000	12/12/16	FS	147
5	142	201628750	409 Kailua Rd #7105	Ka Malanai@K	KAILUA TOW	2	2/0	1,270		2017	$637.80	$810,000	$810,000	12/14/16	FS	13
6	142	201628748	409 Kailua Rd #7107	Ka Malanai@K	KAILUA TOW	2	2/0	1,287		2017	$632.48	$814,000	$814,000	12/22/16	FS	21

In Escrow Not Showing Totals

Listing Count : 6 **Averages:** 1,229 553,304 $586.32 $730,317 $710,967 61

Price : **High** $814,000 **Low** $489,900 **Median** $776,000

In Escrow Showing Properties

CND	TMK	Listing #	Address	Bldg Name	Nbrhd	Bd	Bth	Sqft	Lnd Sqft	Built	$/SqFt	Orig Price	List Price	Date	LT	DOM
1	142	201629262	1015 Aoloa Pl #448	poinciana manc	KAILUA TOW	2	2/0	959	220,762	1975	$542.23	$520,000	$520,000	01/16/17	FS	38
2	142	201629322	1030 Aoloa Pl #412B	Windward Harb	KAILUA TOW	1	1/0	865	160,693	1980	$601.16	$520,000	$520,000	01/04/17	FS	22
3	142	201630456	355 Aoloa St #M104	Hokulani In Kai	KAILUA TOW	2	2/0	811	230,476	1990	$643.65	$522,000	$522,000	12/20/16	FS	3
4	144	201628264	202-1 Noke St #2401	Aikahi Gardens	AIKAHI PARK	3	2/0	1,307	1,022,484	1971	$420.81	$550,000	$550,000	12/15/16	FS	15
5	142	201630678	1199A Akipohe St #6A	Lakeview	ENCHANTED	3	2/0	1,367	391,474	1980	$457.21	$625,000	$625,000	01/03/17	FS	18
6	144	201626754	44-397 Nilu St #6	Yacht Club Knc	COUNTRY C	3	2/0	1,321	699,704	1973	$495.84	$655,000	$655,000	12/19/16	FS	35
7	142	201622663	322 Aoloa St #1409	Windward Pass	KAILUA TOW	2	2/0	956	134,600	1979	$919.46	$888,000	$879,000	01/09/17	FS	68

In Escrow Showing Totals

Listing Count : 7 **Averages:** 1,084 408,599 $582.91 $611,429 $610,143 28

Price : **High** $879,000 **Low** $520,000 **Median** $550,000

Sold Properties

CND	TMK	Listing #	Address	Bldg Name	Nbrhd	Bd	Bth	Sqft	Lnd Sqft	Built	S$/SqFt	Orig Price	List Price	Sold Price	SP%LP	Date	LT	DOM
1	142	201626976	350 Aoloa St #A213	Koolau Vista	KAILUA TOW	2	1/1	783	151,763	1985	$606.64	$470,000	$470,000	$475,000	101.06	01/03/17	FS	65
2	142	201629216	1015 Aoloa Pl #201	Poinciana Man	KAILUA TOW	2	1/0	825	220,762	1975	$624.24	$515,000	$515,000	$515,000	100.00	01/26/17	FS	19
3	142	201627732	1015 Aoloa Pl #232	Poinciana Man	KAILUA TOW	2	2/0	959	220,762	1975	$562.04	$539,000	$539,000	$539,000	100.00	01/26/17	FS	33
4	142	201623548	1015 Aoloa Pl #255	Poinciana Man	KAILUA TOW	2	2/0	944	220,762	1975	$575.21	$545,000	$545,000	$543,000	99.63	01/11/17	FS	75
5	142	201612346	445 Kailua Rd #5205	Ka Malanai@K	KAILUA TOW	2	2/0	1,266		2015	$655.61	$830,000	$830,000	$830,000	100.00	01/27/17	FS	117

Sold Totals

Listing Count : 5 **Averages:** 955 203,512 $604.75 $579,800 $579,800 $580,400 100.14 62

Price : **High** $830,000 **Low** $475,000 **Median** $539,000

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Grand Totals

Count :	37	Averages:	$/SqFt:	$600.75	CDOM:	50	OP:	$694,964	LP:	$688,857	SP:	$580,400

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