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## Single Family Monthly Sales Volume

For Month Ending 12/31/2002

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Area Name	Current Month			Previous Month			Year Ago Month		
	Units	Volume	Median	Units	Volume	Median	Units	Volume	Median
Central	19	\$6,427,900	\$280,000	27	\$9,243,915	\$325,000	12	\$3,108,500	\$260,000
Haiku	6	\$3,352,000	\$510,000	5	\$2,020,000	\$410,000	3	\$1,385,000	\$485,000
Hana	0	\$0	\$0	0	\$0	\$0	1	\$262,500	\$262,500
Kaanapali	2	\$1,875,000	\$937,500	1	\$850,000	\$850,000	1	\$710,000	\$710,000
Kihei	14	\$6,463,396	\$377,500	23	\$9,618,074	\$404,919	17	\$5,457,300	\$285,000
Kula/Ulupalakua/Kanaio	11	\$4,603,500	\$405,000	10	\$4,993,750	\$480,000	12	\$5,062,150	\$269,500
Lahaina	4	\$1,787,500	\$477,500	1	\$554,000	\$554,000	4	\$2,055,000	\$362,500
Makawao/Olinda/Haliimaile	7	\$2,529,000	\$345,000	7	\$1,992,000	\$278,000	7	\$2,480,000	\$295,000
Maui Meadows	1	\$417,500	\$417,500	3	\$1,760,000	\$575,000	1	\$385,000	\$385,000
Napili/Kahana/Honokowai	7	\$4,167,370	\$570,000	5	\$4,723,000	\$409,000	3	\$1,334,000	\$319,000
Olowalu	1	\$450,000	\$450,000	0	\$0	\$0	0	\$0	\$0
Pukalani	6	\$2,155,000	\$329,000	3	\$1,063,000	\$358,000	6	\$1,875,000	\$324,000
Sprecklesville/Paia/Kuau	0	\$0	\$0	0	\$0	\$0	1	\$395,000	\$395,000
Wailea/Makena	0	\$0	\$0	3	\$4,410,000	\$1,650,000	1	\$750,000	\$750,000
<b>Maui Summary :</b>	<b>78</b>	<b>\$34,228,166</b>	<b>\$400,891</b>	<b>88</b>	<b>\$41,227,739</b>	<b>\$388,500</b>	<b>69</b>	<b>\$25,259,450</b>	<b>\$304,000</b>

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## Condominium Monthly Sales Volume

For Month Ending 12/31/2002

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Area Name	Current Month			Previous Month			Year Ago Month		
	Units	Volume	Median	Units	Volume	Median	Units	Volume	Median
Central	11	\$1,476,000	\$135,000	8	\$977,020	\$136,510	9	\$821,400	\$82,000
Hana	0	\$0	\$0	0	\$0	\$0	1	\$50,000	\$50,000
Kaanapali	6	\$3,254,000	\$517,500	8	\$3,079,000	\$360,000	4	\$4,107,586	\$1,014,400
Kapalua	5	\$2,510,500	\$482,500	2	\$1,167,000	\$583,500	11	\$17,060,000	\$2,100,000
Kihei	45	\$8,702,790	\$154,500	48	\$8,691,750	\$150,500	26	\$4,036,600	\$141,000
Lahaina	2	\$214,500	\$107,250	3	\$909,500	\$165,000	0	\$0	\$0
Lanai	2	\$2,848,000	\$1,424,000	0	\$0	\$0	1	\$1,695,000	\$1,695,000
Maalaea	6	\$1,625,500	\$272,750	6	\$1,425,500	\$244,250	4	\$964,000	\$219,500
Napili/Kahana/Honokowai	38	\$9,401,385	\$233,400	29	\$5,769,000	\$139,000	15	\$2,692,400	\$177,000
Pukalani	2	\$681,000	\$340,500	1	\$302,500	\$302,500	1	\$310,000	\$310,000
Wailea/Makena	7	\$5,163,000	\$570,000	14	\$10,140,500	\$432,500	0	\$0	\$0
<b>Maui Summary :</b>	<b>124</b>	<b>\$35,876,675</b>	<b>\$205,500</b>	<b>119</b>	<b>\$32,461,770</b>	<b>\$170,000</b>	<b>72</b>	<b>\$31,736,986</b>	<b>\$176,000</b>

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## Land Monthly Sales Volume

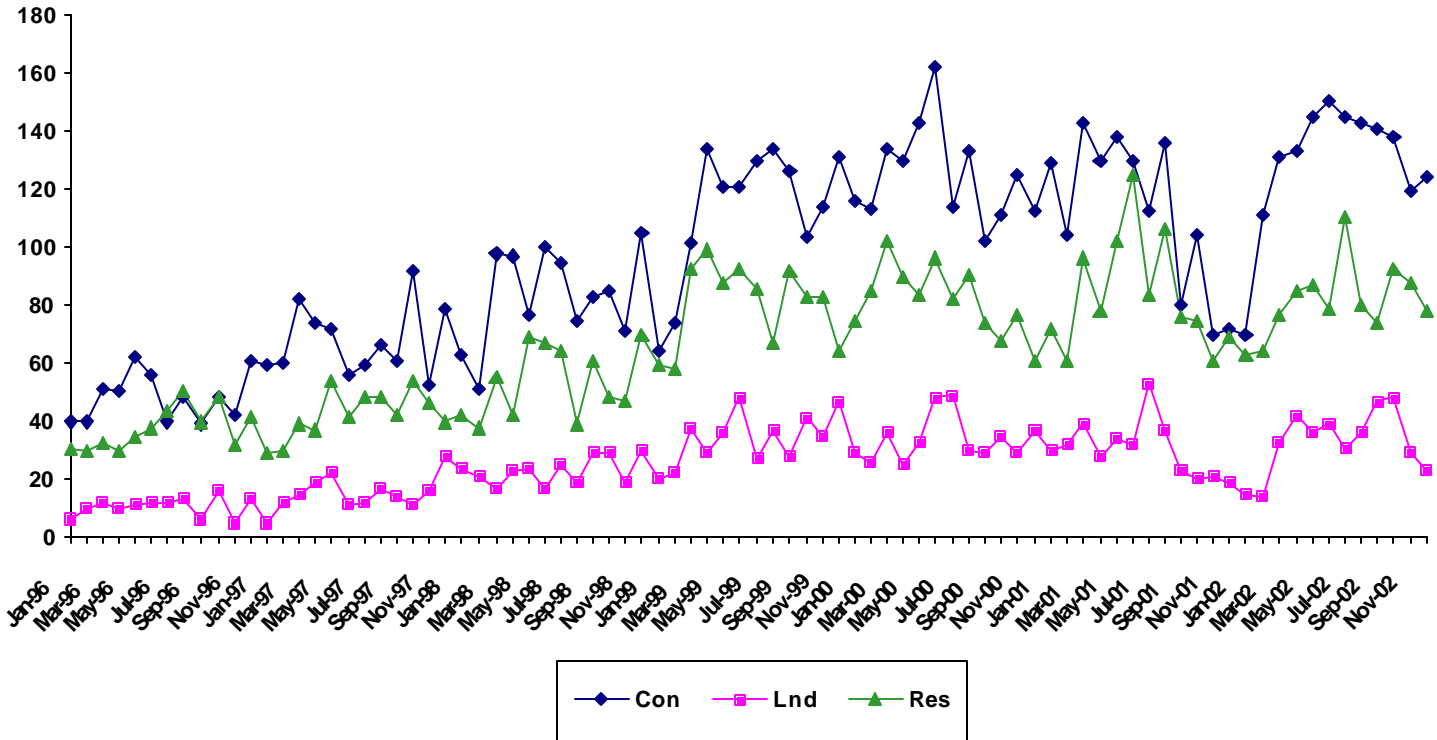
For Month Ending 12/31/2002

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Area Name	Current Month			Previous Month			Year Ago Month		
	Units	Volume	Median	Units	Volume	Median	Units	Volume	Median
Central	2	\$408,000	\$204,000	3	\$580,000	\$204,000	4	\$1,171,500	\$193,000
Haiku	2	\$500,000	\$250,000	3	\$742,000	\$285,000	4	\$2,017,500	\$237,500
Hana	0	\$0	\$0	0	\$0	\$0	1	\$650,000	\$650,000
Kaanapali	2	\$710,000	\$355,000	2	\$500,000	\$250,000	2	\$1,185,000	\$592,500
Kahakuloa	0	\$0	\$0	1	\$245,000	\$245,000	0	\$0	\$0
Kapalua	3	\$1,740,000	\$575,000	1	\$525,000	\$525,000	0	\$0	\$0
Kihei	1	\$342,500	\$342,500	4	\$3,177,500	\$323,750	0	\$0	\$0
Kula/Ulupalakua/Kanaio	7	\$2,644,000	\$495,000	8	\$2,304,000	\$273,500	1	\$230,500	\$230,500
Lahaina	0	\$0	\$0	1	\$775,000	\$775,000	0	\$0	\$0
Makawao/Olinda/Haliimaile	1	\$175,000	\$175,000	2	\$605,000	\$302,500	1	\$135,000	\$135,000
Nahiku	0	\$0	\$0	1	\$199,000	\$199,000	3	\$835,000	\$330,000
Napili/Kahana/Honokowai	1	\$225,000	\$225,000	0	\$0	\$0	1	\$183,200	\$183,200
Pukalani	2	\$398,800	\$199,400	1	\$167,000	\$167,000	1	\$153,000	\$153,000
Wailea/Makena	2	\$735,000	\$367,500	2	\$465,000	\$232,500	1	\$257,000	\$257,000
<b>Maui Summary :</b>	<b>23</b>	<b>\$7,878,300</b>	<b>\$342,500</b>	<b>29</b>	<b>\$10,284,500</b>	<b>\$242,500</b>	<b>19</b>	<b>\$6,817,700</b>	<b>\$235,000</b>

# Sales Volume By Month

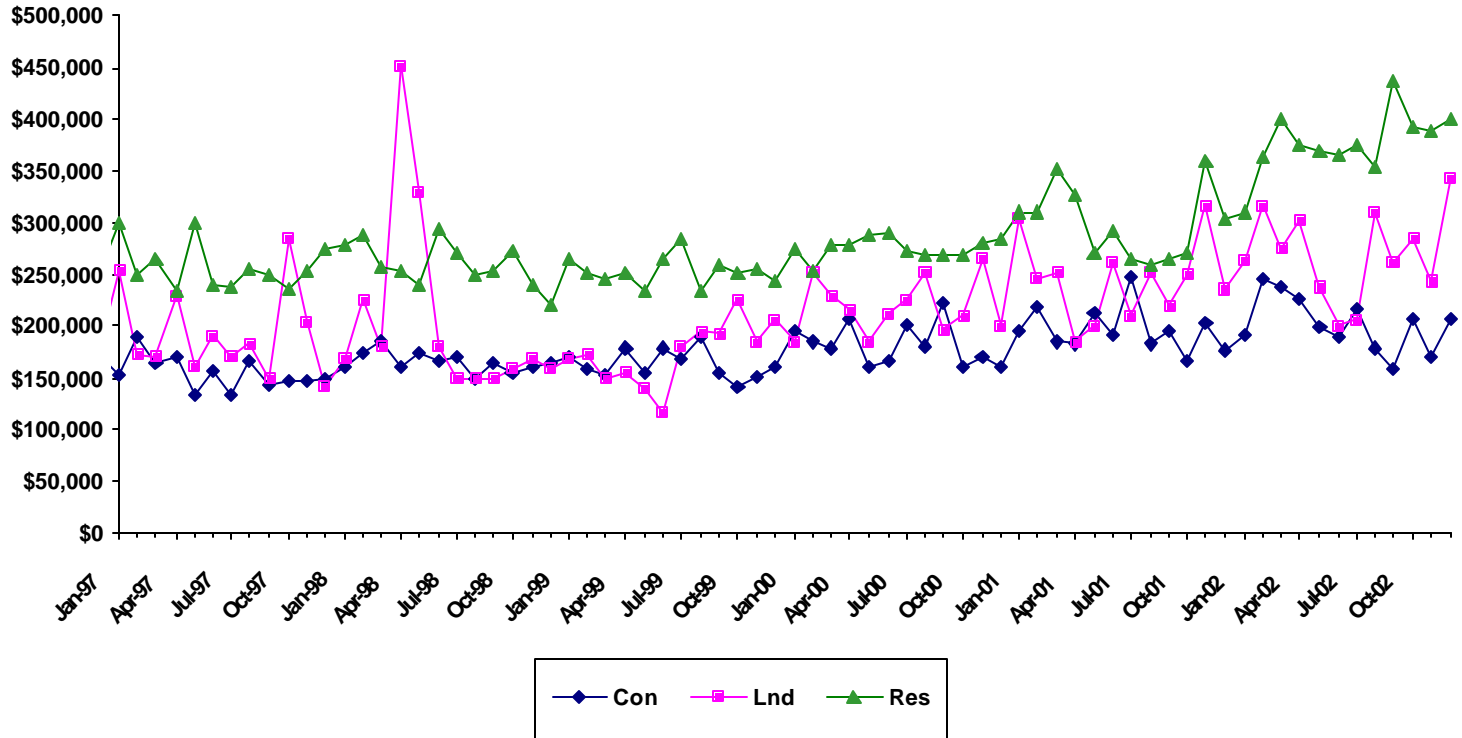
For Month Ending 12/31/2002



Month	1997			1998			1999			2000			2001			2002		
	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land
Jan	29	59	5	42	63	24	59	64	20	75	116	29	72	129	30	63	70	15
Feb	30	60	12	38	51	21	58	74	22	85	113	26	61	104	32	64	111	14
Mar	39	82	15	55	98	17	93	101	38	102	134	36	96	143	39	77	131	33
Apr	37	74	19	42	97	23	99	134	29	90	130	25	78	130	28	85	133	42
May	54	72	22	69	77	24	88	121	36	84	143	33	102	138	34	87	145	36
Jun	41	56	11	67	100	17	93	121	48	96	162	48	125	130	32	79	151	39
Jul	48	59	12	64	95	25	86	130	27	82	114	49	84	112	53	110	145	31
Aug	48	66	17	39	75	19	67	134	37	91	133	30	106	136	37	80	143	36
Sep	42	61	14	61	83	29	92	126	28	74	102	29	76	80	23	74	141	47
Oct	54	92	11	48	85	29	83	103	41	68	111	35	75	104	20	93	138	48
Nov	46	52	16	47	71	19	83	114	35	77	125	29	61	70	21	88	119	29
Dec	40	79	28	70	105	30	64	131	47	61	112	37	69	72	19	78	124	23

## Sales Median By Month

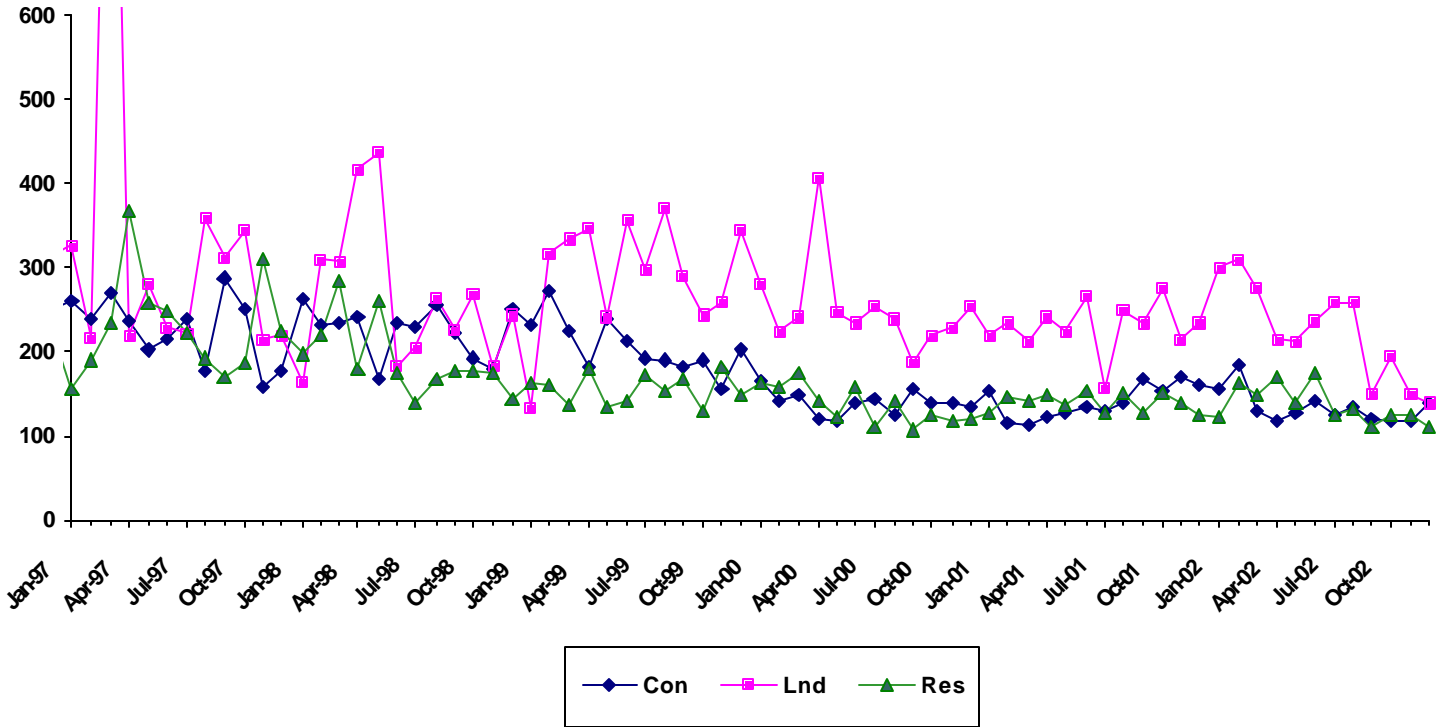
For Month Ending 12/31/2002



Month	1997			1998			1999			2000			2001			2002		
	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land
Jan	300750	153000	252500	277500	160000	168500	264000	170500	168000	275000	193750	185000	310760	194000	304450	310000	191000	262760
Feb	248750	188000	172500	287500	175000	225000	251209	158050	172500	252000	184000	250250	310000	218000	244500	363500	245000	315000
Mar	265000	165000	170000	257500	184250	180000	244900	152000	150000	279000	179000	230000	351250	185000	250000	400000	238000	275000
Apr	234000	169750	230000	252000	161000	450000	250000	179000	155000	278250	205000	215000	325000	181750	183480	375000	225000	301501
May	300000	133050	161250	239000	175000	330000	233500	155000	139500	288000	160900	185000	270000	212500	199250	369000	199000	237760
Jun	240000	157500	190000	295000	165750	180000	265500	178000	115000	289500	166500	212500	293000	191000	260000	365000	187975	200000
Jul	237000	132500	170750	270000	170000	150000	283500	169000	180000	272500	200000	225000	265000	247500	210000	375000	215000	205000
Aug	255500	165750	182500	249500	150000	150000	234305	187500	194000	268000	180000	250000	258750	182000	250000	352000	179000	309500
Sep	249000	142500	148500	252000	165000	149000	258500	155000	192500	269050	222000	197000	265000	194750	220000	437000	159000	260000
Oct	235100	147500	285000	272150	155000	159000	251850	140900	225000	269000	160000	210000	270000	167250	248500	392440	205000	284775
Nov	252450	147000	204500	240000	160000	169000	255000	151500	185000	280000	170000	265000	358500	201000	315000	388500	170000	242500
Dec	275000	150000	141900	220200	163750	159000	242227	160000	205000	285000	161250	200000	304000	176000	235000	400890	205500	342500

# Sales Days on Market By Month

For Month Ending 12/31/2002

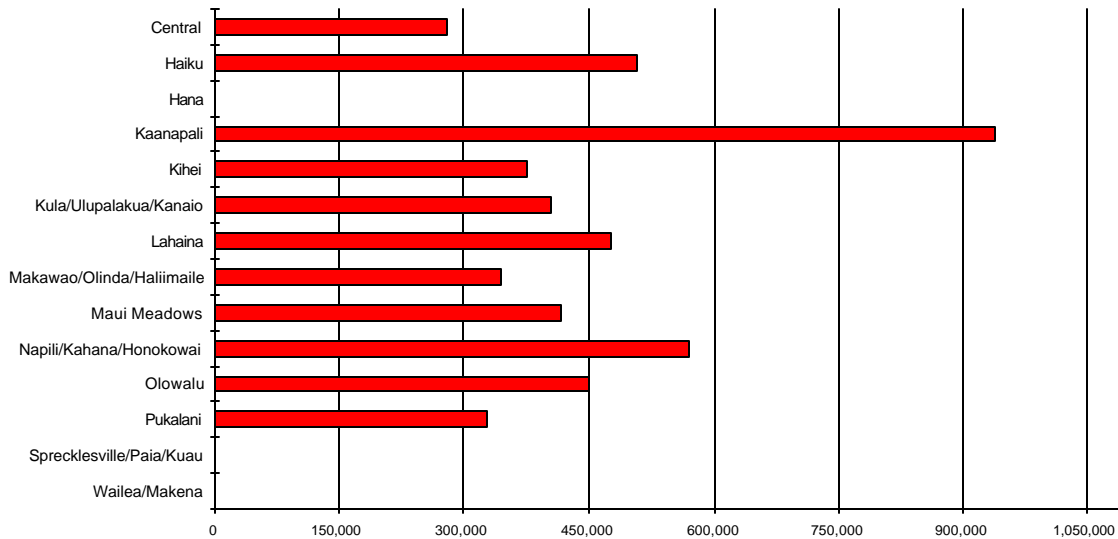


	1997			1998			1999			2000			2001			2002		
Month	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land	Single Family	Condo	Land
Jan	155.5	262	327	198.5	263	164.5	164	231.5	134	163	167	280	128	153	220	122	155.5	299
Feb	191	239	218	219	230.5	309	161.5	273	317.5	159	141.5	225.5	147	114	233.5	164	185	309.5
Mar	235	270.5	1179	286	235	307	136	225.5	333.5	174.5	148	242	140.5	113	212	149.5	130	275.5
Apr	368	237	219	181	240.5	416	179.5	183.5	347.5	141	120	407.5	149	121.5	241.5	170	116	215
May	258	203	280	261	168	437	135	240	241	122	116	247	138	127	226	139	127	212
Jun	250	214	229	175	234	183	141	213	357	159	139	233	153	134	266.5	176	141	236
Jul	222	240	223	138	230	205	174	192	297.5	109.5	143	254	127	129	155	125	125	258
Aug	193	179	359	169	257	263	154	190	370	142	124	239	151	138	248	131	135	259
Sep	171	287.5	313	177.5	221	226	167.5	183	291	108	156	189	128	168.5	234	109	119	148
Oct	189	251	344.5	177.5	193	268	129	190	244.5	123.5	138	219.5	152	154	276	125	117	195
Nov	309.5	159	213.5	176	181	183	182	156.5	259	118	140	230	138	170	215	125	116	148
Dec	225	179	220	145	251	243.5	148	202	345	119	133	254	123.5	162	233	110	140	139

# Single Family Median Prices by Area

For Month Ending 12/31/2002

## Current Month Information

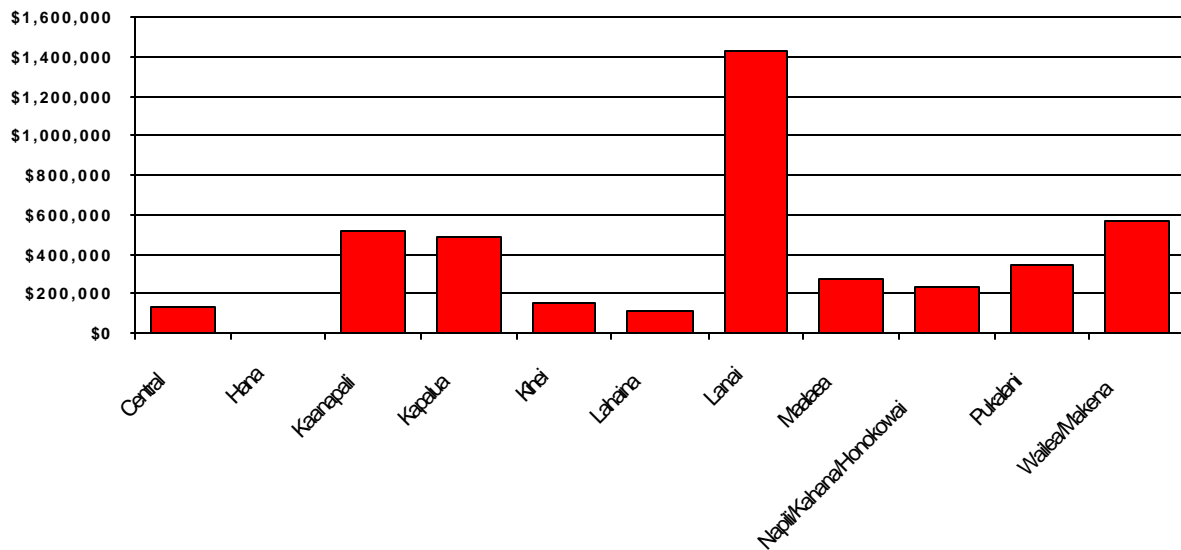


Area	Current Month	Previous Month	Year Ago Month
Central	\$280,000	\$325,000	\$260,000
Haiku	\$510,000	\$410,000	\$485,000
Hana	\$0	\$0	\$262,500
Kaanapali	\$937,500	\$850,000	\$710,000
Kihei	\$377,500	\$404,919	\$285,000
Kula/Ulupalakua/Kanaio	\$405,000	\$480,000	\$269,500
Lahaina	\$477,500	\$554,000	\$362,500
Makawao/Olinda/Haliimaile	\$345,000	\$278,000	\$295,000
Maui Meadows	\$417,500	\$575,000	\$385,000
Napili/Kahana/Honokowai	\$570,000	\$409,000	\$319,000
Olowalu	\$450,000	\$0	\$0
Pukalani	\$329,000	\$358,000	\$324,000
Sprecklesville/Paia/Kuau	\$0	\$0	\$395,000
Wailea/Makena	\$0	\$1,650,000	\$750,000

# Condominium Median Prices by Area

For Month Ending 12/31/2002

## Current Month Information



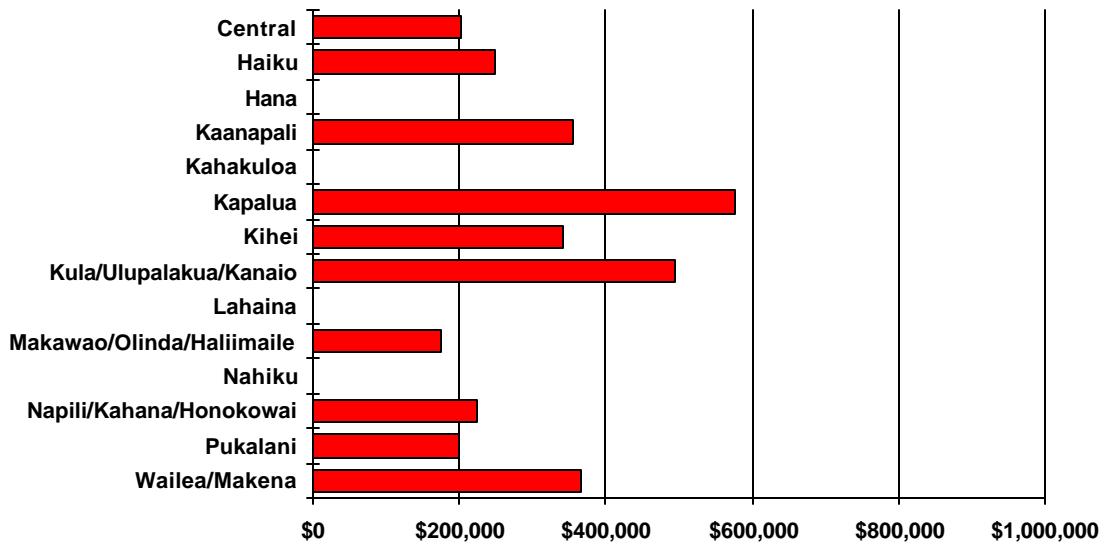
Area	Current Month	Previous Month	Year Ago Month
Central	\$135,000	\$136,510	\$82,000
Hana	\$0	\$0	\$50,000
Kaanapali	\$517,500	\$360,000	\$1,014,400
Kapalua	\$482,500	\$583,500	\$2,100,000
Kihei	\$154,500	\$150,500	\$141,000
Lahaina	\$107,250	\$165,000	\$0
Lanai	\$1,424,000	\$0	\$1,695,000
Maalaea	\$272,750	\$244,250	\$219,500
Napili/Kahana/Honokowai	\$233,400	\$139,000	\$177,000
Pukalani	\$340,500	\$302,500	\$310,000
Wailea/Makena	\$570,000	\$432,500	\$0



# Land Median Prices by Area

For Month Ending 12/31/2002

## Current Month Information



Area	Current Month	Previous Month	Year Ago Month
Central	\$204,000	\$204,000	\$193,000
Haiku	\$250,000	\$285,000	\$237,500
Hana	\$0	\$0	\$650,000
Kaanapali	\$355,000	\$250,000	\$592,500
Kahakuloa	\$0	\$245,000	\$0
Kapalua	\$575,000	\$525,000	\$0
Kihei	\$342,500	\$323,750	\$0
Kula/Ulupalakua/Kanaio	\$495,000	\$273,500	\$230,500
Lahaina	\$0	\$775,000	\$0
Makawao/Olinda/Haliimaile	\$175,000	\$302,500	\$135,000
Nahiku	\$0	\$199,000	\$330,000
Napili/Kahana/Honokowai	\$225,000	\$0	\$183,200
Pukalani	\$199,400	\$167,000	\$153,000
Wailea/Makena	\$367,500	\$232,500	\$257,000

## Single Family Year To Date Resale Information

Comparing 1/1/2002 thru 12/31/2002 with 1/1/2001 thru 12/31/2001

Area	Number of Sales				Average Sales Price			Median Sales Price			Total Dollar Volume		
	Current YTD Sales	Year Ago YTD	Changes Units	%	Current YTD Average	Year Ago YTD Average	Percent Change	Current YTD Median	Year Ago YTD Median	Percent Change	Current YTD Volume	Year Ago YTD Volume	Percent Change
<b>Central</b>	214	192	22	11%	\$311,516	\$270,613	15%	\$286,750	\$242,250	18%	\$66,664,452	\$51,957,755	28%
<b>Haiku</b>	69	78	-9	-12%	\$548,188	\$454,925	21%	\$460,000	\$397,500	16%	\$37,825,000	\$35,484,178	7%
<b>Hana</b>	2	15	-13	-87%	\$288,000	\$569,767	-49%	\$288,000	\$367,500	-22%	\$576,000	\$8,546,500	-93%
<b>Kaanapali</b>	36	16	20	125%	\$1,159,965	\$1,131,125	3%	\$944,500	\$855,000	10%	\$41,758,737	\$18,098,000	131%
<b>Kahakuloa</b>	1	0	1	N/A	\$175,000	\$0	N/A	\$175,000	\$0	N/A	\$175,000	\$0	N/A
<b>Kapalua</b>	0	4	-4	-100%	\$0	\$1,837,500	-100%	\$0	\$1,775,000	-100%	\$0	\$7,350,000	-100%
<b>Keanae</b>	1	0	1	N/A	\$60,000	\$0	N/A	\$60,000	\$0	N/A	\$60,000	\$0	N/A
<b>Kihei</b>	216	151	65	43%	\$424,649	\$343,594	24%	\$385,000	\$310,000	24%	\$91,724,104	\$51,882,667	77%
<b>Kipahulu</b>	1	1	0	0%	\$1,875,000	\$975,000	92%	\$1,875,000	\$975,000	92%	\$1,875,000	\$975,000	92%
<b>Kula/Ulupalakua/Kanaio</b>	116	217	-101	-47%	\$512,797	\$330,106	55%	\$419,500	\$237,012	77%	\$59,484,467	\$71,633,052	-17%
<b>Lahaina</b>	34	36	-2	-6%	\$401,794	\$345,153	16%	\$355,500	\$300,000	19%	\$13,661,010	\$12,425,500	10%
<b>Lanai</b>	8	9	-1	-11%	\$162,375	\$237,111	-32%	\$159,000	\$150,000	6%	\$1,299,000	\$2,134,000	-39%
<b>Makawao/Olinda/Haliimaile</b>	78	82	-4	-5%	\$323,558	\$276,081	17%	\$295,000	\$252,000	17%	\$25,237,500	\$22,638,625	11%
<b>Maui Meadows</b>	29	35	-6	-17%	\$633,021	\$663,357	-5%	\$620,000	\$650,000	-5%	\$18,357,622	\$23,217,500	-21%
<b>Molokai</b>	0	2	-2	-100%	\$0	\$77,200	-100%	\$0	\$77,200	-100%	\$0	\$154,400	-100%
<b>Nahiku</b>	2	1	1	100%	\$325,000	\$180,000	81%	\$325,000	\$180,000	81%	\$650,000	\$180,000	261%
<b>Napili/Kahana/Honokowai</b>	48	49	-1	-2%	\$627,257	\$536,614	17%	\$495,000	\$406,000	22%	\$30,108,330	\$26,294,100	15%
<b>Olowalu</b>	1	0	1	N/A	\$450,000	\$0	N/A	\$450,000	\$0	N/A	\$450,000	\$0	N/A
<b>Pukalani</b>	55	65	-10	-15%	\$343,504	\$325,214	6%	\$340,000	\$306,500	11%	\$18,892,713	\$21,138,900	-11%
<b>Sprecklesville/Paia/Kuau</b>	28	24	4	17%	\$561,679	\$596,635	-6%	\$365,000	\$350,000	4%	\$15,727,000	\$14,319,245	10%
<b>Wailea/Makena</b>	39	28	11	39%	\$1,433,699	\$1,377,375	4%	\$950,000	\$880,000	8%	\$55,914,280	\$38,566,500	45%
<b>Maui Summary:</b>	978	1005	-27	-3%	\$491,248	\$404,971	21%	\$375,000	\$295,000	27%	\$480,440,215	\$406,995,922	18%

## Condominium Year To Date Resale Information

Comparing 1/1/2002 thru 12/31/2002 with 1/1/2001 thru 12/31/2001

Area	Number of Sales				Average Sales Price			Median Sales Price			Total Dollar Volume		
	Current YTD Sales	Year Ago YTD	Changes Units	%	Current YTD Average	Year Ago YTD Average	Percent Change	Current YTD Median	Year Ago YTD Median	Percent Change	Current YTD Volume	Year Ago YTD Volume	Percent Change
<b>Central</b>	112	89	23	26%	\$111,921	\$98,898	13%	\$120,000	\$100,000	20%	\$12,535,183	\$8,801,900	42%
<b>Hana</b>	1	3	-2	-67%	\$55,000	\$119,333	-54%	\$55,000	\$108,000	-49%	\$55,000	\$358,000	-85%
<b>Kaanapali</b>	121	157	-36	-23%	\$604,654	\$545,750	11%	\$510,000	\$535,000	-5%	\$73,163,095	\$85,682,819	-15%
<b>Kapalua</b>	47	73	-26	-36%	\$769,011	\$1,220,795	-37%	\$495,000	\$1,300,000	-62%	\$36,143,500	\$89,118,000	-59%
<b>Kihei</b>	616	539	77	14%	\$188,428	\$177,495	6%	\$158,000	\$146,250	8%	\$116,071,447	\$95,669,878	21%
<b>Kula/Ulupalakua/Kanaio</b>	0	3	-3	-100%	\$0	\$267,833	-100%	\$0	\$260,000	-100%	\$0	\$803,500	-100%
<b>Lahaina</b>	39	35	4	11%	\$347,916	\$187,914	85%	\$225,000	\$130,000	73%	\$13,568,734	\$6,577,000	106%
<b>Lanai</b>	6	11	-5	-45%	\$1,362,167	\$1,164,455	17%	\$1,125,000	\$1,145,000	-2%	\$8,173,000	\$12,809,000	-36%
<b>Maalaea</b>	69	53	16	30%	\$259,777	\$220,092	18%	\$250,000	\$205,000	22%	\$17,924,605	\$11,664,900	54%
<b>Napili/Kahana/Honokowai</b>	409	291	118	41%	\$226,854	\$234,479	-3%	\$215,000	\$198,750	8%	\$92,783,479	\$68,233,514	36%
<b>Pukalani</b>	7	4	3	75%	\$316,143	\$325,000	-3%	\$320,000	\$327,500	-2%	\$2,213,000	\$1,300,000	70%
<b>Sprecklesville/Paia/Kuau</b>	1	2	-1	-50%	\$129,000	\$84,750	52%	\$129,000	\$84,750	52%	\$129,000	\$169,500	-24%
<b>Wailea/Makena</b>	123	88	35	40%	\$764,776	\$650,172	18%	\$515,000	\$444,500	16%	\$94,067,500	\$57,215,100	64%
<b>Maui Summary:</b>	1551	1348	203	15%	\$300,985	\$325,225	-7%	\$195,000	\$190,500	2%	\$466,827,543	\$438,403,111	6%

## Fee Simple Condominium Year To Date Resale Information

Comparing 1/1/2002 thru 12/31/2002 with 1/1/2001 thru 12/31/2001

Area	Number of Sales				Average Sales Price			Median Sales Price			Total Dollar Volume		
	Current YTD Sales	Year Ago YTD	Changes Units	Changes %	Current YTD Average	Year Ago YTD Average	Percent Change	Current YTD Median	Year Ago YTD Median	Percent Change	Current YTD Volume	Year Ago YTD Volume	Percent Change
<b>Central</b>	112	89	23	26%	\$111,921	\$98,898	13%	\$120,000	\$100,000	20%	\$12,535,183	\$8,801,900	42%
<b>Hana</b>	0	2	-2	-100%	\$0	\$154,000	-100%	\$0	\$154,000	-100%	\$0	\$308,000	-100%
<b>Kaanapali</b>	97	137	-40	-29%	\$671,351	\$559,302	20%	\$570,000	\$540,000	6%	\$65,121,067	\$76,624,319	-15%
<b>Kapalua</b>	47	73	-26	-36%	\$769,011	\$1,220,795	-37%	\$495,000	\$1,300,000	-62%	\$36,143,500	\$89,118,000	-59%
<b>Kihei</b>	588	497	91	18%	\$189,683	\$181,120	5%	\$158,000	\$147,000	7%	\$111,533,887	\$90,016,828	24%
<b>Kula/Ulupalakua/Kanaio</b>	0	3	-3	-100%	\$0	\$267,833	-100%	\$0	\$260,000	-100%	\$0	\$803,500	-100%
<b>Lahaina</b>	25	21	4	19%	\$486,533	\$252,881	92%	\$359,000	\$210,000	71%	\$12,163,334	\$5,310,500	129%
<b>Lanai</b>	6	11	-5	-45%	\$1,362,167	\$1,164,455	17%	\$1,125,000	\$1,145,000	-2%	\$8,173,000	\$12,809,000	-36%
<b>Maalaea</b>	43	31	12	39%	\$293,514	\$227,629	29%	\$275,000	\$205,000	34%	\$12,621,105	\$7,056,500	79%
<b>Napili/Kahana/Honokowai</b>	265	144	121	84%	\$232,555	\$237,394	-2%	\$230,860	\$220,000	5%	\$61,627,015	\$34,184,665	80%
<b>Pukalani</b>	7	4	3	75%	\$316,143	\$325,000	-3%	\$320,000	\$327,500	-2%	\$2,213,000	\$1,300,000	70%
<b>Sprecklesville/Paia/Kuau</b>	1	2	-1	-50%	\$129,000	\$84,750	52%	\$129,000	\$84,750	52%	\$129,000	\$169,500	-24%
<b>Wailea/Makena</b>	123	88	35	40%	\$764,776	\$650,172	18%	\$515,000	\$444,500	16%	\$94,067,500	\$57,215,100	64%
<b>Maui Summary:</b>	1314	1102	212	19%	\$316,840	\$348,201	-9%	\$200,000	\$200,000	0%	\$416,327,591	\$383,717,812	8%

## Leasehold Condominium Year To Date Resale Information

Comparing 1/1/2002 thru 12/31/2002 with 1/1/2001 thru 12/31/2001

Area	Number of Sales				Average Sales Price			Median Sales Price			Total Dollar Volume		
	Current YTD Sales	Year Ago YTD	Changes Units	Changes %	Current YTD Average	Year Ago YTD Average	Percent Change	Current YTD Median	Year Ago YTD Median	Percent Change	Current YTD Volume	Year Ago YTD Volume	Percent Change
<b>Hana</b>	1	1	0	0%	\$55,000	\$50,000	10%	\$55,000	\$50,000	10%	\$55,000	\$50,000	10%
<b>Kaanapali</b>	24	20	4	20%	\$335,085	\$452,925	-26%	\$303,000	\$257,000	18%	\$8,042,028	\$9,058,500	-11%
<b>Kihei</b>	28	42	-14	-33%	\$162,056	\$134,596	20%	\$129,630	\$138,500	-6%	\$4,537,560	\$5,653,050	-20%
<b>Lahaina</b>	14	14	0	0%	\$100,386	\$90,464	11%	\$101,000	\$87,500	15%	\$1,405,400	\$1,266,500	11%
<b>Maalaea</b>	26	22	4	18%	\$203,981	\$209,473	-3%	\$156,500	\$203,000	-23%	\$5,303,500	\$4,608,400	15%
<b>Napili/Kahana/Honokowai</b>	144	147	-3	-2%	\$216,364	\$231,625	-7%	\$164,200	\$170,000	-3%	\$31,156,464	\$34,048,849	-8%
<b>Maui Summary:</b>	237	246	-9	-4%	\$213,080	\$222,298	-4%	\$163,400	\$161,750	1%	\$50,499,952	\$54,685,299	-8%

# Land Year To Date Resale Information

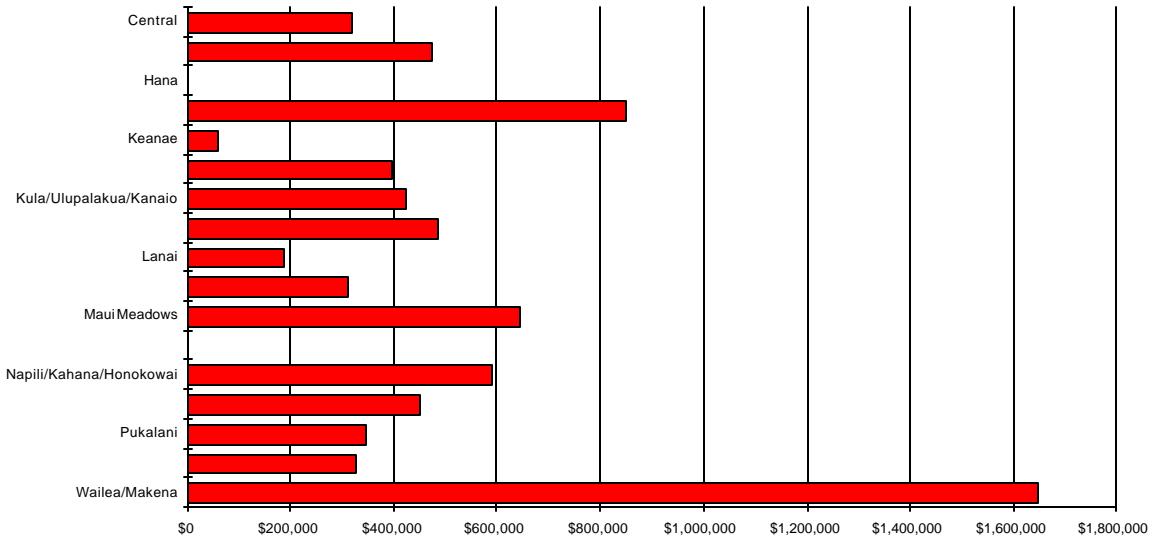
Comparing 1/1/2002 thru 12/31/2002 with 1/1/2001 thru 12/31/2001

Area	Number of Sales				Average Sales Price			Median Sales Price			Total Dollar Volume		
	Current YTD Sales	Year Ago YTD	Changes Units	%	Current YTD Average	Year Ago YTD Average	Percent Change	Current YTD Median	Year Ago YTD Median	Percent Change	Current YTD Volume	Year Ago YTD Volume	Percent Change
Central	52	51	1	2%	\$210,392	\$186,294	13%	\$199,950	\$185,500	8%	\$10,940,398	\$9,501,000	15%
Haiku	37	73	-36	-49%	\$431,759	\$290,268	49%	\$290,000	\$260,000	12%	\$15,975,075	\$21,189,550	-25%
Hana	10	8	2	25%	\$610,950	\$655,000	-7%	\$263,000	\$522,500	-50%	\$6,109,500	\$5,240,000	17%
Honokohau	1	1	0	0%	\$250,000	\$315,000	-21%	\$250,000	\$315,000	-21%	\$250,000	\$315,000	-21%
Kaanapali	37	10	27	270%	\$484,649	\$833,000	-42%	\$330,000	\$550,000	-40%	\$17,932,000	\$8,330,000	115%
Kahakuloa	11	6	5	83%	\$255,455	\$302,000	-15%	\$245,000	\$246,000	0%	\$2,810,000	\$1,812,000	55%
Kapalua	22	14	8	57%	\$830,795	\$1,300,714	-36%	\$647,500	\$790,000	-18%	\$18,277,500	\$18,210,000	0%
Kaupo	3	2	1	50%	\$200,000	\$1,870,000	-89%	\$225,000	\$1,870,000	-88%	\$600,000	\$3,740,000	-84%
Keanae	1	1	0	0%	\$339,000	\$150,000	126%	\$339,000	\$150,000	126%	\$339,000	\$150,000	126%
Kihei	27	27	0	0%	\$458,204	\$480,481	-5%	\$230,000	\$129,500	78%	\$12,371,500	\$12,973,000	-5%
Kula/Ulupalakua/Kanaio	56	34	22	65%	\$524,429	\$301,344	74%	\$228,750	\$247,500	-8%	\$29,368,000	\$10,245,700	187%
Lahaina	9	23	-14	-61%	\$495,757	\$451,006	10%	\$380,000	\$404,099	-6%	\$4,461,814	\$10,373,135	-57%
Lanai	3	4	-1	-25%	\$666,667	\$528,750	26%	\$450,000	\$510,000	-12%	\$2,000,000	\$2,115,000	-5%
Makawao/Olinda/Haliimaile	37	8	29	363%	\$270,150	\$172,563	57%	\$296,000	\$129,750	128%	\$9,995,552	\$1,380,500	624%
Maui Meadows	1	3	-2	-67%	\$372,000	\$286,667	30%	\$372,000	\$280,000	33%	\$372,000	\$860,000	-57%
Molokai	4	2	2	100%	\$153,625	\$578,750	-73%	\$168,500	\$578,750	-71%	\$614,500	\$1,157,500	-47%
Nahiku	3	3	0	0%	\$221,333	\$278,333	-20%	\$199,000	\$330,000	-40%	\$664,000	\$835,000	-20%
Napili/Kahana/Honokowai	28	45	-17	-38%	\$190,240	\$223,394	-15%	\$185,800	\$178,030	4%	\$5,326,706	\$10,052,740	-47%
Olowalu	2	0	2	N/A	\$3,125,000	\$0	N/A	\$3,125,000	\$0	N/A	\$6,250,000	\$0	N/A
Pukalani	10	14	-4	-29%	\$174,180	\$149,321	17%	\$172,250	\$139,250	24%	\$1,741,800	\$2,090,500	-17%
Sprecklesville/Paia/Kuau	12	6	6	100%	\$367,879	\$375,281	-2%	\$440,220	\$410,825	7%	\$4,414,549	\$2,251,688	96%
Wailea/Makena	27	33	-6	-18%	\$1,029,297	\$1,336,305	-23%	\$395,000	\$824,750	-52%	\$27,791,016	\$44,098,064	-37%
<b>Maui Summary:</b>	393	368	25	7%	\$454,465	\$453,588	0%	\$262,760	\$249,500	5%	\$178,604,910	\$166,920,377	7%

# Single Family Median Prices by Area

For Quarter Ending 12/31/2002

## Current Quarter Information

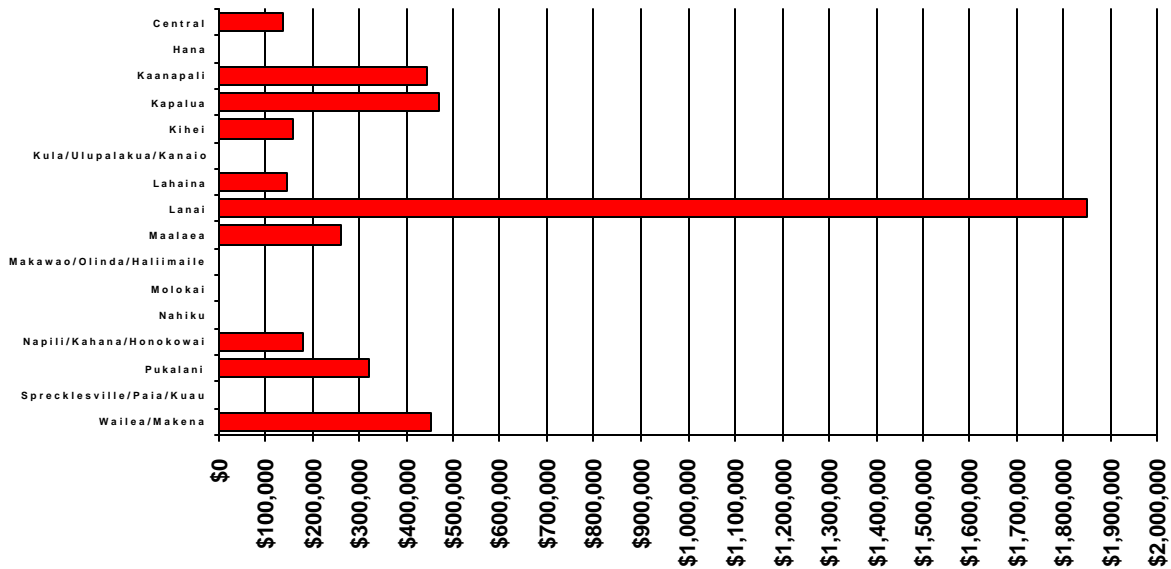


Area	Current Quarter	Previous Quarter	Year Ago Quarter
Central	\$320,000	\$287,500	\$260,000
Haiku	\$475,000	\$470,000	\$412,500
Hana	\$0	\$211,000	\$400,000
Kaanapali	\$850,000	\$855,000	\$717,500
Keanae	\$60,000	\$0	\$0
Kihei	\$397,635	\$416,183	\$345,000
Kula/Ulupalakua/Kanaio	\$425,000	\$427,000	\$242,976
Lahaina	\$485,000	\$308,180	\$307,500
Lanai	\$188,000	\$239,500	\$139,000
Makawao/Olinda/Haliimaile	\$310,000	\$290,000	\$295,000
Maui Meadows	\$643,500	\$661,000	\$492,000
Nahiku	\$0	\$325,000	\$0
Napili/Kahana/Honokowai	\$591,000	\$524,750	\$415,000
Olowalu	\$450,000	\$0	\$0
Pukalani	\$345,000	\$320,000	\$317,500
Sprecklesville/Paia/Kuau	\$325,500	\$355,000	\$291,250
Wailea/Makena	\$1,650,000	\$1,194,375	\$775,000

# Condominium Median Prices by Area

For Quarter Ending 12/31/2002

## Current Quarter Information



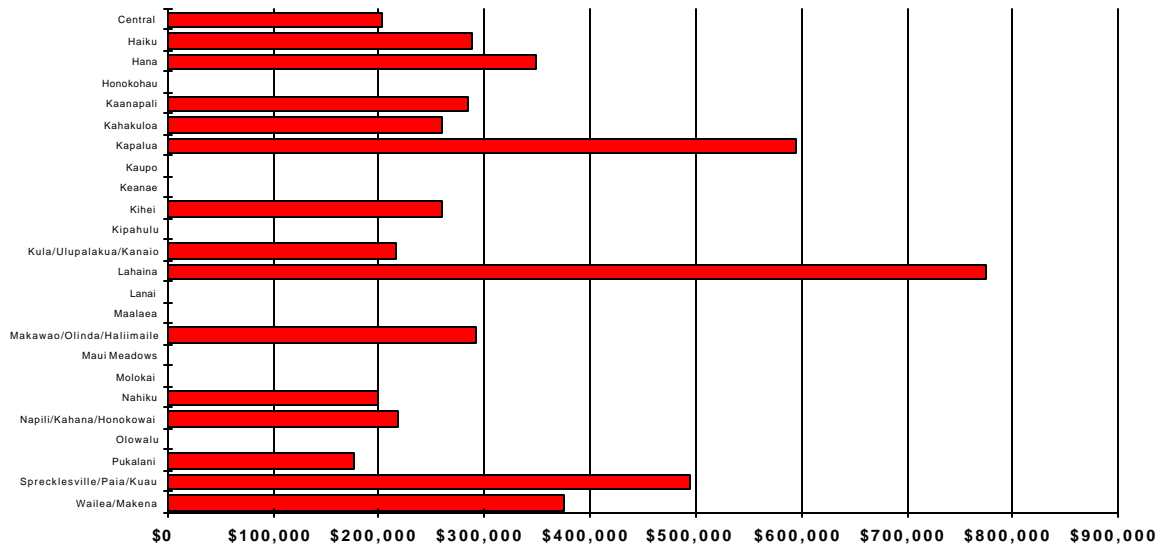
Area	Current Quarter	Previous Quarter	Year Ago Quarter
Central	\$135,000	\$112,500	\$119,900
Hana	\$0	\$0	\$79,000
Kaanapali	\$445,000	\$465,000	\$532,500
Kapalua	\$468,500	\$465,000	\$2,100,000
Kihei	\$160,000	\$149,750	\$145,000
Kula/Ulupalakua/Kanaio	\$0	\$0	\$271,750
Lahaina	\$146,250	\$181,950	\$202,750
Lanai	\$1,850,000	\$0	\$1,159,500
Maalaea	\$262,250	\$252,500	\$232,500
Makawao/Olinda/Haliimaile	\$0	\$0	\$0
Molokai	\$0	\$0	\$0
Nahiku	\$0	\$0	\$0
Napili/Kahana/Honokowai	\$178,000	\$182,500	\$181,000
Pukalani	\$319,250	\$320,000	\$310,000
Sprecklesville/Paia/Kuau	\$0	\$129,000	\$0
Wailea/Makena	\$455,000	\$533,500	\$517,000



# Land Median Prices by Area

For Quarter Ending 12/31/2002

## Current Quarter Information



Area	Current Quarter	Previous Quarter	Year Ago Quarter
Central	\$204,000	\$198,450	\$196,000
Haiku	\$288,750	\$269,000	\$260,000
Hana	\$350,000	\$226,000	\$380,000
Honokohau	\$0	\$0	\$315,000
Kaanapali	\$285,000	\$335,000	\$575,000
Kahakuloa	\$260,000	\$267,500	\$246,000
Kapa'ia	\$595,000	\$935,000	\$0
Kaupo	\$0	\$225,000	\$3,600,000
Keanae	\$0	\$339,000	\$0
Kihei	\$260,000	\$617,500	\$0
Kipahulu	\$0	\$0	\$0
Kula/Ulupalakua/Kanaio	\$217,000	\$195,000	\$230,500
Lahaina	\$775,000	\$365,000	\$950,000
Lanai	\$0	\$0	\$510,000
Maalaea	\$0	\$0	\$0
Makawao/Olinda/Haliimaile	\$292,500	\$260,000	\$142,000
Maui Meadows	\$0	\$0	\$0
Molokai	\$0	\$100,000	\$0
Nahiku	\$199,000	\$325,000	\$330,000
Napili/Kahana/Honokowai	\$217,500	\$187,400	\$185,300
Olowalu	\$0	\$3,450,000	\$0
Pukalani	\$177,500	\$180,000	\$159,000
Sprecklesville/Paia/Kuau	\$494,307	\$215,000	\$561,019
Wailea/Makena	\$375,000	\$310,000	\$231,000