

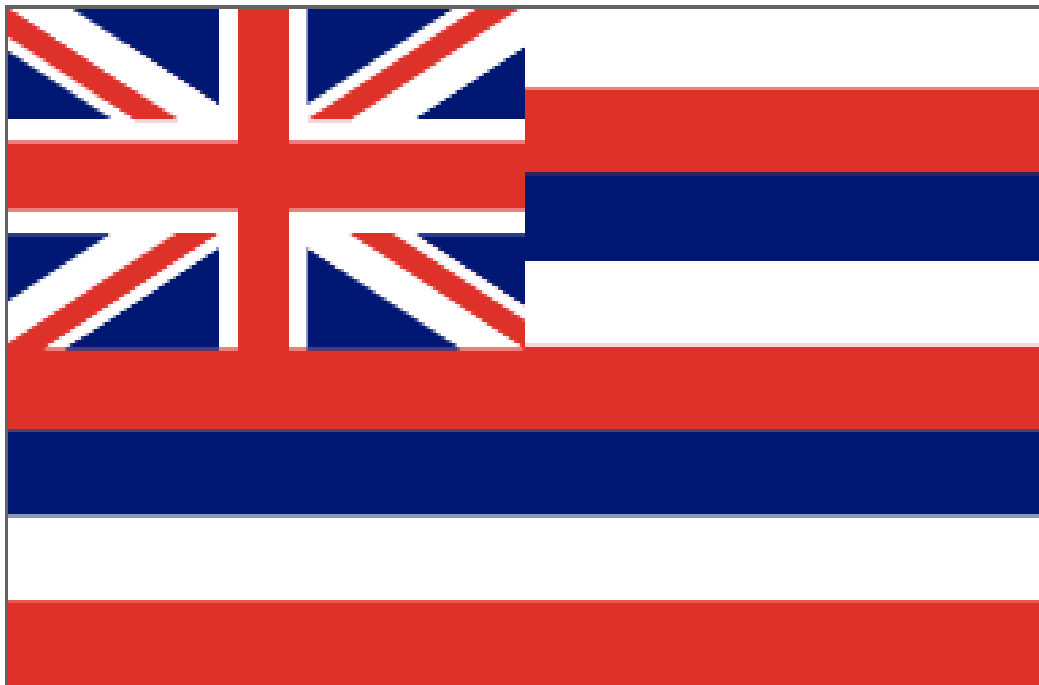
# State Economic Data for Engaging in International Real Estate

2019

National Association of REALTORS® Research Group

**State Economic Data  
for Engaging in International Real Estate**

**Hawaii**



**National Association of REALTORS®  
Research Group**

**May 2019**

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Foreign residential and commercial buyers are an important niche market for REALTORS®.

According to the *2018 National Association of REALTORS® Profile of International Activity in U.S. Residential Real Estate*, **foreign buyers purchased \$121 billion of residential property during April 2017—March 2018**, or eight percent of the \$1.6 trillion of total existing home sales during the same period.

The *2019 Commercial Real Estate International Business Trends* reported **\$4.8 billion in commercial transactions with foreign clients in 2018** among REALTORS® typically engaged in commercial transactions of less than \$1 million per transaction.

The continued expansion of trade and investment among countries and the accompanying mobility and migration of people opens greater opportunities for transacting with international clients. This Report provides state-level economic data that can be used to enhance the knowledge and expertise of those seeking to conduct and assist international real estate transactions with non-U.S. residents and recent immigrants to the United States.

More data and information on residential, commercial, and global resources can be found at:

<https://www.nar.realtor/research-and-statistics>

<https://www.nar.realtor/commercial-investment-real-estate>

<https://www.nar.realtor/international-real-estate>

For inquiries, email us at [Data@realtors.org](mailto:Data@realtors.org).

# Global Integration Indicators

## Hawaii

**265,565** Foreign Born Population in 2017

**19%** *Percent of Population*

**14%** *vs. Percent of Population, U.S.*

**2,962,606** Non-immigrant Admissions in 2017

**208%** *Percent of Population*

**24%** *vs. Percent of Population, U.S.*

**\$4,778** Total Exports and Imports in 2017 (million U.S. dollars)

**5%** *Percent of State Gross Domestic Product*

**20%** *vs. Percent of Gross Domestic Product, U.S.*

**37** Employment of Majority-Owned U.S. Affiliates in 2016 (thousands)

**6%** *Percent of Nonfarm Employment*

**5%** *vs. Percent of Nonfarm Employment, U.S.*

**Table 1. Population By Place of Birth in 2017**

	Hawaii	U.S.
Total Population, by Place of Birth	1,427,538	325,719,178
Native /1	1,161,973	281,193,323
Foreign-Born /2	265,565	44,525,855
Naturalized	161,063	21,948,732
Not a U.S. Citizen	104,502	22,577,123
Percent, Foreign-Born	19%	14%

/1 The U.S. Census Bureau uses the terms native and native born to refer to anyone born in the U.S., Puerto Rico, a U.S. Island Area, or abroad of a U.S. citizen parent or parents.

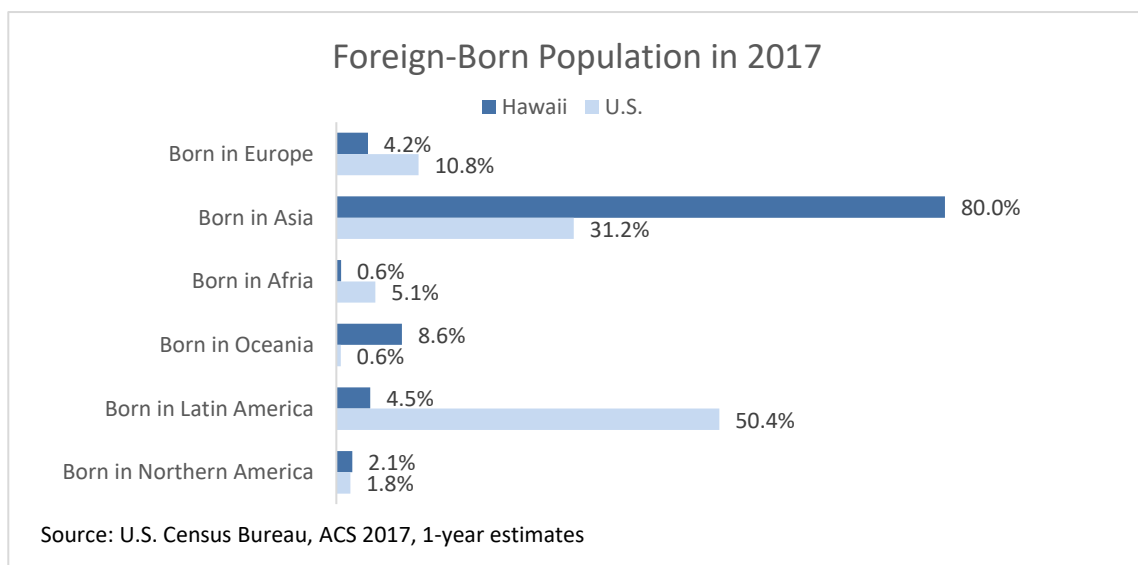
/2 The U.S. Census Bureau uses the term foreign born to refer to anyone who is not a U.S. citizen at birth, naturalized U.S. citizens, lawful permanent residents (immigrants) present in the U.S., temporary migrants such as foreign students), humanitarian migrants (such as refugees and asylees), and persons illegally present in the United States.

Source: U.S. Census Bureau, ACS 2017, 1-year estimates, Table DP02

**Table 2. Foreign-Born Population in 2017**

	Hawaii	U.S.
Total Foreign-born Population, Excl. Born at Sea	265,565	44,525,458
Born in Europe	11,022	4,818,662
Born in Asia	212,564	13,907,844
Born in Africa	1,628	2,293,028
Born in Oceania	22,932	263,965
Born in Latin America	11,876	22,425,056
Born in Northern America	5,543	816,903

Source: U.S. Census Bureau, ACS 2017, 1-year estimates, Table DP02



**Table 3. Unemployment Rate in 2012-2017**

	Hawaii	U.S.
Total Population	4.9	6.6
Native	5.2	6.7
Foreign-Born	3.8	5.8
Naturalized	2.7	4.8
Not a U.S. Citizen	5.5	6.6

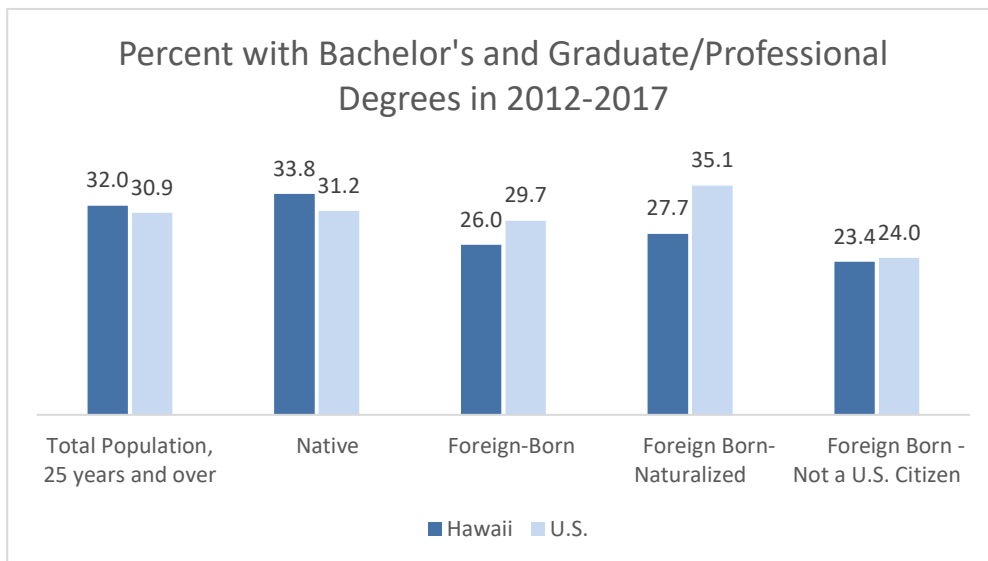
Source: U.S. Census Bureau, ACS 2010-2014, 5-year estimates, Table S0501

**Table 4. Educational Attainment in 2012-2017**

	Hawaii	U.S.
<b>Percent With Bachelor's Degree</b>		
Total Population, 25 years and over	21.2	19.1
Native	22.0	19.6
Foreign-Born	18.6	17.0
Naturalized	19.8	20.6
Not a U.S. Citizen	16.8	13.3
<b>Percent With Graduate or Professional Degree</b>		
Total Population, 25 years and over	10.8	11.8
Native	11.8	11.6
Foreign-Born	7.4	12.7
Naturalized	7.9	14.5
Not a U.S. Citizen	6.6	10.7

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2012-2017, 5-year estimates, Table S0501

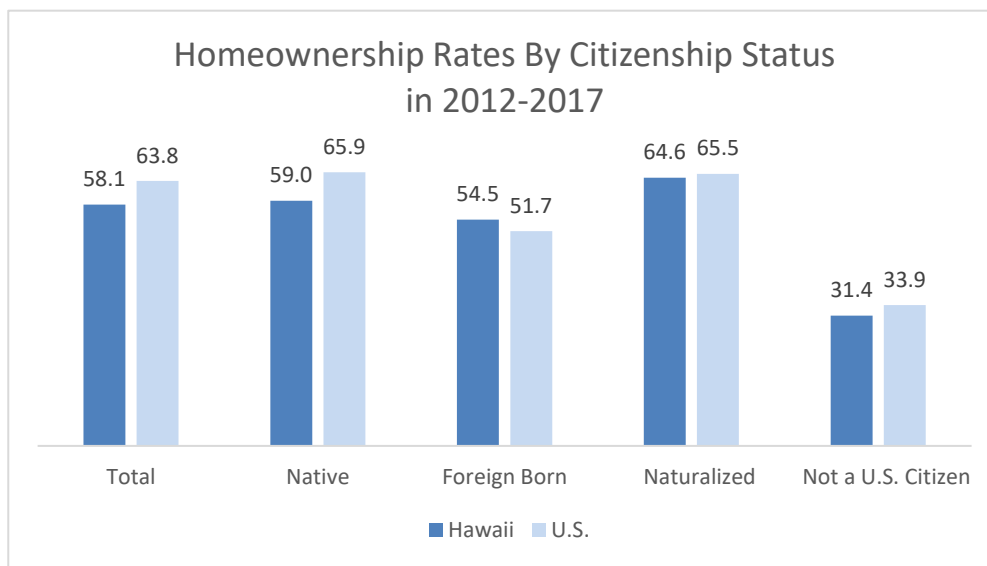


**Table 5. Home Ownership and Median Household Income in 2012-2017**

	Home Ownership Rate (in %)	Median HH Income (in \$)
<b>Hawaii</b>		
Total	58.1	74,923
Native	59.0	76,588
Foreign Born	54.5	68,544
Naturalized	64.6	77,318
Not a U.S. Citizen	31.4	51,664
<b>U.S.</b>		
Total	63.8	57,652
Native	65.9	58,432
Foreign Born	51.7	53,420
Naturalized	65.5	63,346
Not a U.S. Citizen	33.9	43,612

#N/A - Data not available

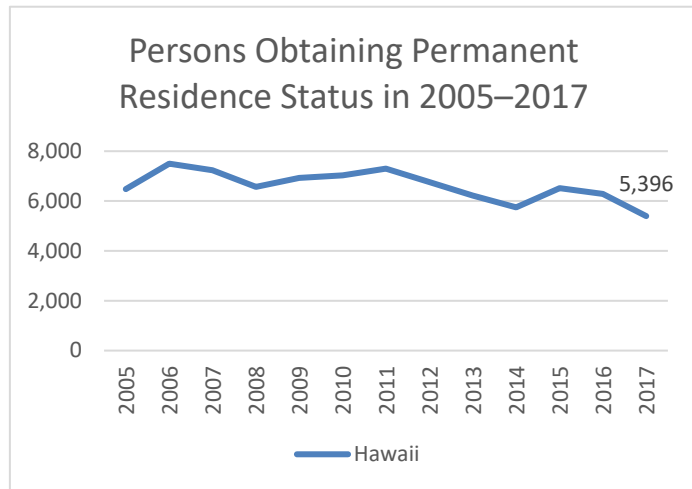
Source: U.S. Census Bureau, ACS 2012-2017, 5-year estimates, Table S0501





**Table 6. Persons Obtaining Permanent Residence Status**

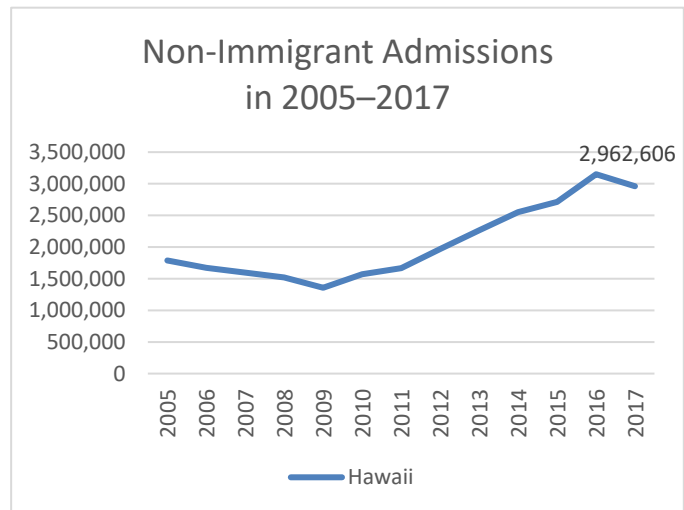
	Hawaii	U.S.
2005	6,480	1,122,257
2006	7,499	1,266,129
2007	7,236	1,052,415
2008	6,572	1,107,126
2009	6,929	1,130,818
2010	7,037	1,042,625
2011	7,296	1,062,040
2012	6,764	1,031,631
2013	6,226	990,553
2014	5,741	1,016,518
2015	6,513	1,051,031
2016	6,285	1,183,505
2017	5,396	1,127,167



Source of data: Department of Homeland Security Yearbook of Immigration Statistics, Table 4.

**Table 7. Non-immigrant Admissions**

	Hawaii	U.S.
2005	1,787,138	32,003,435
2006	1,669,783	33,667,328
2007	1,596,336	37,149,651
2008	1,518,771	39,381,928
2009	1,356,835	36,231,554
2010	1,568,684	46,471,516
2011	1,666,432	46,471,516
2012	1,969,089	53,887,286
2013	2,261,576	61,052,260
2014	2,552,833	74,930,606
2015	2,714,804	76,638,236
2016	3,150,997	76,786,751
2017	2,962,606	77,643,267



Source of data: Department of Homeland Security Yearbook of Immigration Statistics, Table 30.

**Table 8. Non-immigrant admissions (I-94 only)**

	2013	2014	2015	2016	2017
Business Traveler, Visa waiver /1	1,982,254	2,031,190	2,028,292	2,037,332	2,191,750
Business Traveler, Other /2	252,835	492,964	658,320	1,048,796	740,692
Students and exchange visitors/3	11,077	11,488	10,958	20,720	10,784
Temporary workers and families/4	6,834	7,974	8,476	32,166	10,189
Diplomats/other representatives/5	4,315	5,243	5,380	6,656	4,881
All other classes	3,778	3,795	3,134	4,916	3,750
Unknown	483	179	3,795	411	560
<b>Hawaii</b>	<b>2,261,576</b>	<b>2,552,833</b>	<b>2,718,355</b>	<b>3,150,997</b>	<b>2,962,606</b>
<b>U.S.</b>	<b>61,052,260</b>	<b>74,930,606</b>	<b>76,638,236</b>	<b>76,786,751</b>	<b>77,643,267</b>

<sup>1</sup> Includes GB, GMB, GT, GMT, WB, and WT admissions.

<sup>2</sup> Includes B1, B2 and a limited number of Border Crossing Card (BCC) admissions.

<sup>3</sup> Includes principals, spouses, and children (F, J, M admissions).

<sup>4</sup> Includes principals, spouses, and children (CW1, E, H, I, L, O, P, Q, R, TD and TN admissions).

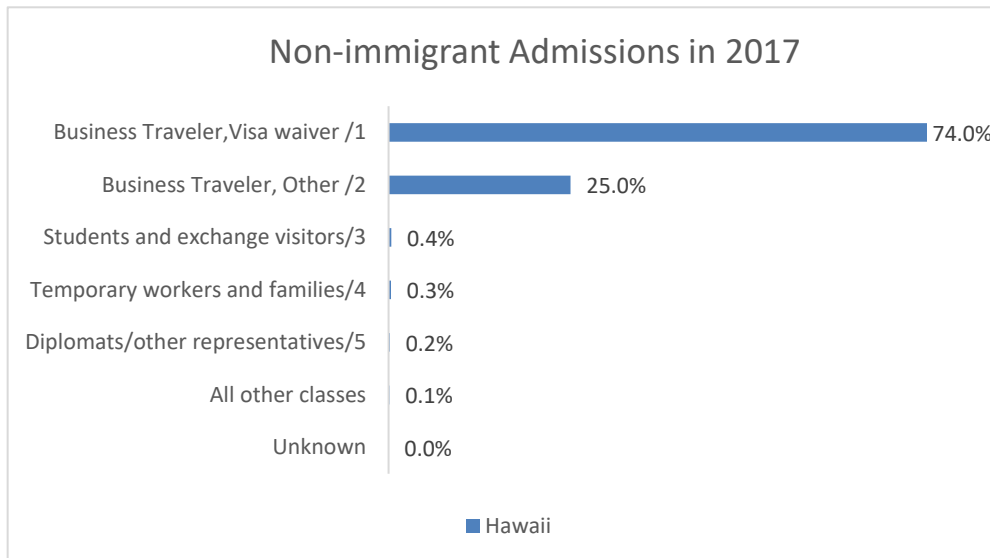
<sup>5</sup> Includes principals, spouses, and children (A, G, N admissions).

Notes:

Admissions represent counts of events, i.e., arrivals, not unique individuals.

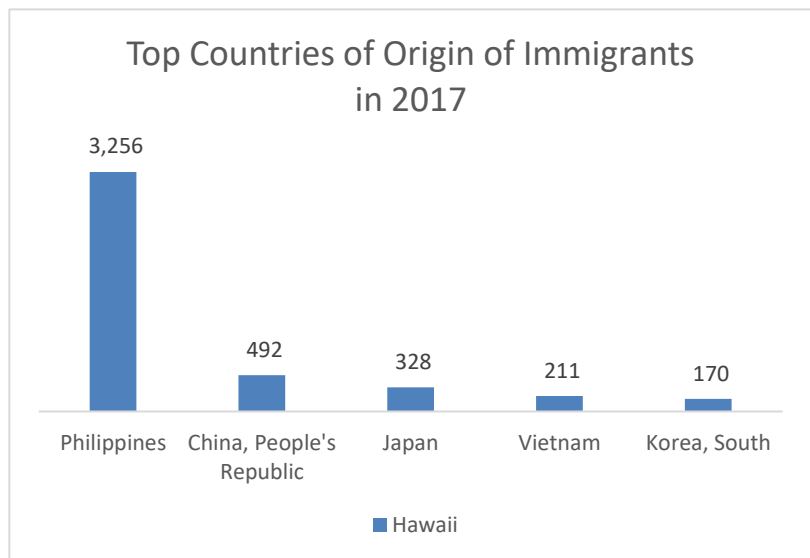
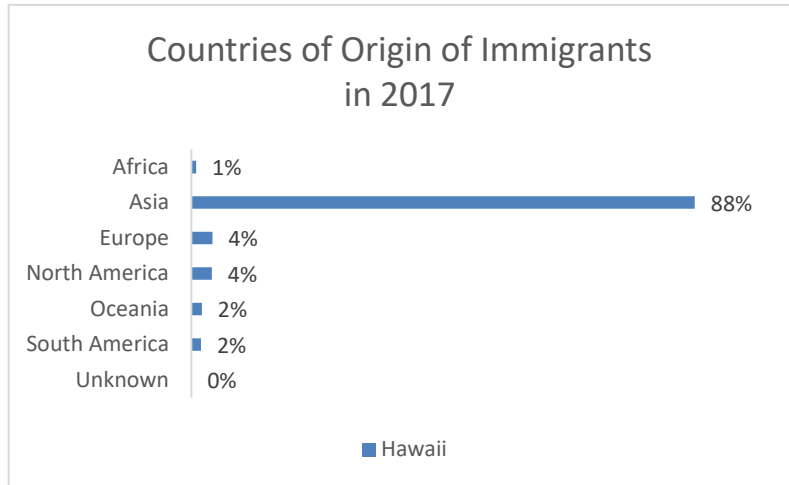
The majority of short-term admissions from Canada and Mexico are excluded.

Source: U.S. Department of Homeland Security, Yearbook of Immigration Statistics, Table 30.



**Table 9. Immigration by Origination Region and Country in 2017**

REGION	
Total	5,396
Africa	46
Asia	4,765
Europe	200
North America	194
Oceania	99
South America	91
Unknown	1
COUNTRY	
Total	5,396
Philippines	3,256
China, People's Republic	492
Japan	328
Vietnam	211
Korea, South	170
Thailand	79
Canada	74
Mexico	71
Nepal	49
Brazil	46
Germany	34
United Kingdom	30
France	28
Hong Kong	28
Tonga	27
Australia	25
Taiwan	25
India	21
New Zealand	20
Russia	18
Samoa	16
Burma	15
Colombia	11
Peru	11
Cambodia	10
Laos	10

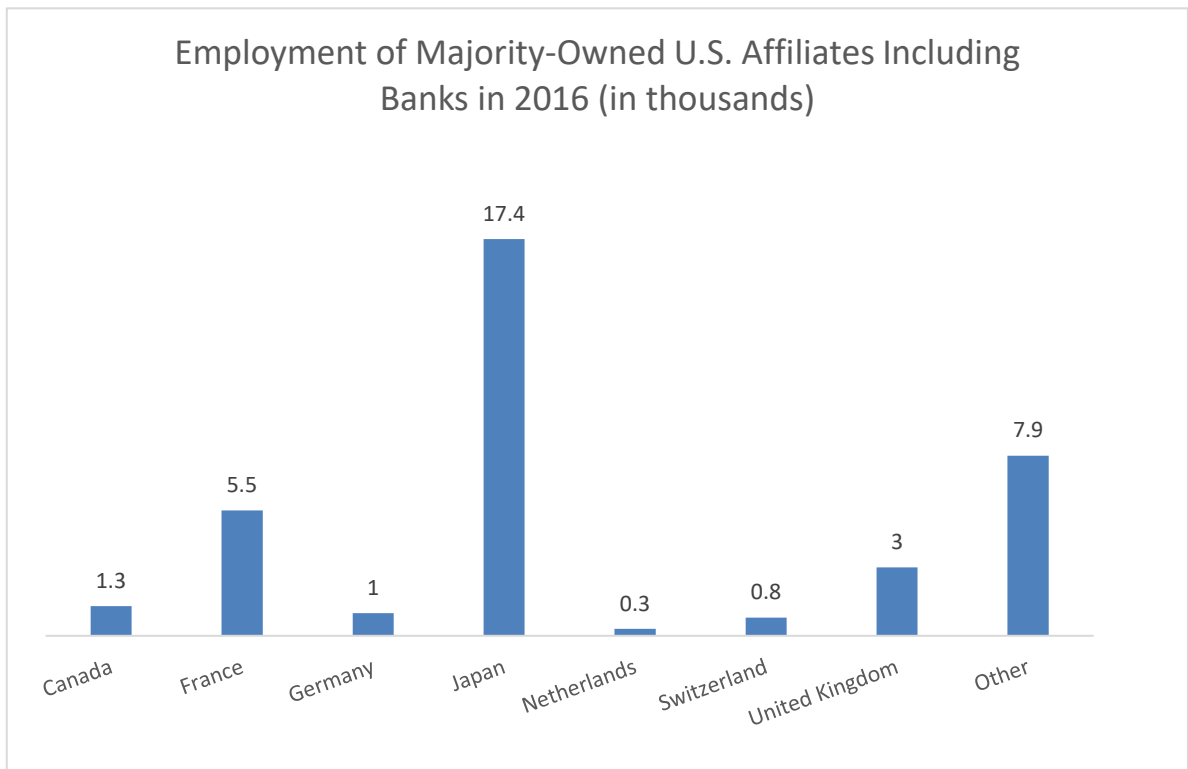


D-Data withheld to limit disclosure

Source: U.S. Department of Homeland Security

Yearbook of Immigration Statistics, 2017, Supplemental Table 1.

**Table 10. Employment of Majority-Owned U.S. Affiliates of Foreign Multinational Companies**



Source: US Bureau of Economic Analysis

**Table 11. Top 25 Export Destinations of the State Based on 2015 Dollar Value (in Millions)**

Country	2018 Dollar Volume	Percent Share
World	647	0.0
Top 25	634	98.0
Korea, South	222	34.3
Singapore	106	16.4
Japan	72	11.1
China	36	5.5
Taiwan	21	3.3
Vietnam	20	3.1
Malaysia	19	3.0
Netherlands	19	2.9
Canada	19	2.9
Hong Kong	16	2.5
Australia	13	2.0
India	12	1.8
Bangladesh	11	1.6
New Zealand	10	1.6
United Kingdom	9	1.4
Philippines	5	0.8
Thailand	5	0.7
France	3	0.5
Indonesia	3	0.5
Micronesia	3	0.4
Sweden	3	0.4
Germany	2	0.4
Italy	2	0.3
Marshall Islands	2	0.3
Switzerland	1	0.2

Source: U.S. Census Bureau, State Trade Data by Country

The world export share is the state's share to total US exports to the world.

The top 25 share is the fraction of the state's exports that go to the top 25 countries.

Each country's share is the fraction of the state's exports that go to that country.

**Table 12. Top 25 Import Origins of the State Based on 2018 Dollar Value (in Millions)**

Country	2018 Dollar Volume	Percent Share
World	4,526	0.2
Top 25	4,338	95.8
Indonesia	1,115	24.6
Libya	452	10.0
Japan	450	10.0
Russia	388	8.6
China	386	8.5
Germany	313	6.9
France	174	3.8
Korea, South	158	3.5
United Arab Emirates	140	3.1
Canada	129	2.8
Vietnam	96	2.1
Taiwan	82	1.8
Thailand	56	1.2
Nigeria	54	1.2
Italy	52	1.2
Malaysia	40	0.9
Mexico	34	0.8
Gabon	34	0.7
Australia	31	0.7
Brunei	30	0.7
New Zealand	29	0.6
Ecuador	27	0.6
United Kingdom	22	0.5
Switzerland	22	0.5
Philippines	22	0.5

Source: U.S. Census Bureau, State Trade Data by Country

The world import share is the state's share to total US imports from the world.

The top 25 share is the fraction of the state's imports from the top 25 countries.

Each country's share is the fraction of the state's imports from that country.