1628 9th Avenue, Honolulu 96816

Status: Sold	MLS#: 201619445	Parcel#: 1-3-3-040-055-0000
List Price: $1,499,000	Original Price: $1,499,000	Price Change: $0
Beds: 12 | Baths: 8/0	Year Built: 2008	Remodeled:
Region: Diamondhd	Neighborhood: Palolo	Building:
Living Sq Ft: 4,752	Other Sq Ft: 0	Total Sq Ft: 4,752
Land Sq Ft: 5,000	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 0
Total Parking: 4	Date Listed: 07-27-2016	Days on Market: 43
View: City, Other	Frontage: Other	Type: Single Family
Assessed Building: $765,900	Assessed Land: $630,000	Assessed Value: $1,395,900
Taxes: $369 | Year: 2015	Maintenence Fee: $0	Association Fee: $0
Flood Zone: Zone X	Stories: Two	CPR: No
Condition: Above Average	Parking: 3 Car+, Driveway, Street	Zoning: 05 - R-5 Residential District
Close Price: $1,450,000	Close Date: 09-08-2016	Financing: Cash | Concessions:
Elementary: Aliiolani	Middle School: Jarrett	High School: Kaimuki

Public Remarks: Two Ohana houses attached with 6 bedrooms and 4 baths(3/2up and 3/2 down) for each house, conveniently located in the heart of 9th Ave, close to bus stop, walking distance to Waialae Ave. perfect for extended family want to live separate but close to each other. A must see listing. please use Kai Li Woolworth at First American Title at Kailua office. Three parts of the house under lease, two till December, one till June, 2017 at $2500 each per month. First showing after August 1, 2016. **Sale Conditions:** None * Photos, History

Inclusions: Drapes, Dryer, Range Hood, Range/Oven, Refrigerator, Smoke Detector, Solar Heater, Washer **Amenities:** Bedroom on 1st Floor, Entry, Full Bath on 1st Floor **Utilities:** Cable, Internet, Overhead Electricity, Public Water **Construction:** Double Wall, Masonry/Stucco, Wood Frame **Lot Features:** Clear **Floor:** Ceramic Tile **Disclosures:** Call Listor, Licensed Owner, Property Disclosure Stmt, Relative of Licensee **Land Recorded:** Regular System **Furnished:** Partial **Architectural Style:** Attached,Duplex,Ohana Dwelling **Construction Materials:** Double Wall,Masonry/Stucco,Wood Frame **Roof:** Asphalt Shingle **Flooring:** Ceramic Tile **SecurityFeatures:** Key **Easements:** Driveway **Set Backs:** Of Record **Special Listing Conditions:** None **Management Company: Management Company Phone:**

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