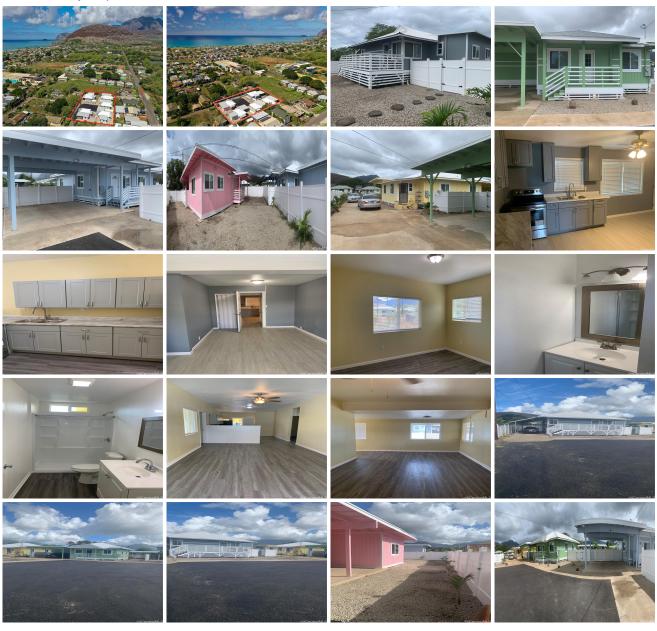
87-274D St Johns Road, Waianae 96792 * \$2,900,000 * Originally \$3,250,000

MLS#: 202226278, FS Year Built: 1946 Beds: 0 Bath: **0/0** Status: Active Remodeled: 2022 Living Sq. Ft.: 0 List Date & DOM: 12-27-2022 & 522 Total Parking: 12 Land Sq. Ft.: 28,785 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Building: **\$81,200** Sq. Ft. Other: 0 Tax/Year: \$347/2022 Land: \$1,108,400 Total Sq. Ft. 0 Neighborhood: Maili Total: **\$1,189,600** Maint./Assoc. \$0 / \$0 Flood Zone: Zone X - Tool Stories / CPR: One / No

Parking: Covered Frontage:

Zoning: 05 - R-5 Residential District View: None

Public Remarks: Discover an extraordinary investment opportunity in the heart of Waianae, Hawaii. This newly redeveloped R-5 residential zoned land on St. John's Rd presents five turnkey houses, each with 3 bedrooms, 2 bathrooms, and a two-car carport. Boasting spacious yards, separate electric meters, and located on a private cul-de-sac, this multi-family property is a haven for 1031 exchange investors. Recently upgraded, the main bedroom now features an in-suite bathroom, while the entire property showcases new walls, paint, floors, fixtures, kitchens, carports, fences, gates, and lanais. Enjoy the convenience of a full bathroom with a shower in the main bedroom, and a second bathroom with a tub. The kitchen dazzles with new cabinets, refrigerator, and stove. The living room offers comfort with a ceiling fan, and the large fenced yard provides ample space. Washer/dryer hookups are available on the back lanai. All houses are legally permitted and potential for five houses CPRed adds even more value. **Sale Conditions:** None **Schools:** Maili, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
87-274D St Johns Road	\$2,900,000	0 & 0/0	0 \$inf	28,785 \$101	522

Address	I I AX I MAINT, I ASS. I	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
87-274D St Johns Road	\$347 \$0 \$0	\$1,108,400	\$81,200	\$1,189,600	244%	1946 & 2022

87-274D St Johns Road - MLS#: 202226278 - Original price was \$3,250,000 - Discover an extraordinary investment opportunity in the heart of Waianae, Hawaii. This newly redeveloped R-5 residential zoned land on St. John's Rd presents five turnkey houses, each with 3 bedrooms, 2 bathrooms, and a two-car carport. Boasting spacious yards, separate electric meters, and located on a private cul-de-sac, this multi-family property is a haven for 1031 exchange investors. Recently upgraded, the main bedroom now features an in-suite bathroom, while the entire property showcases new walls, paint, floors, fixtures, kitchens, carports, fences, gates, and lanais. Enjoy the convenience of a full bathroom with a shower in the main bedroom, and a second bathroom with a tub. The kitchen dazzles with new cabinets, refrigerator, and stove. The living room offers comfort with a ceiling fan, and the large fenced yard provides ample space. Washer/dryer hookups are available on the back lanai. All houses are legally permitted and potential for five houses CPRed adds even more value. Region: Leeward Neighborhood: Maili Condition: Excellent Parking: Covered Total Parking: 12 View: None Frontage: Pool: Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Maili, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market