

85-267 Mcarthur Street, Waianae 96792

Status: Sold	MLS#: 202421043	Parcel#: 1-8-5-009-016-0000
List Price: \$499,900	Original Price: \$550,000	Price Change: \$-50,100
Beds: 3 Baths: 1/0	Year Built: 1936	Remodeled:
Region: Leeward	Neighborhood: Waianae	Building: Deprecated: str_replace(): Passing null to parameter #3 (\$subject) of type array string is deprecated in /home/oahure/public_html/PDF_Summary.php on line 122
Living Sq Ft: 806	Other Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 126 0	Total Sq Ft: 806
Land Sq Ft: 11,252	Land Tenure: FS - Fee Simple	Lanai Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 132 0
Total Parking: 4	Date Listed: 09-13-2024	Days on Market: 92
View: None	Frontage: Deprecated: str_replace(): Passing null to parameter #3 (\$subject) of type array string is deprecated in /home/oahure/public_html/PDF_Summary.php on line 141	Type: Single Family
Assessed Building: \$86,600	Assessed Land: \$770,400	Assessed Value: \$856,000
Taxes: \$270 Year: 2024	Maintenance Fee: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 151 \$0	Association Fee: \$0
Flood Zone: Zone X	Stories: One	CPR: No
Condition: Needs Major Repair	Parking: 3 Car+, Street	Zoning: 05 - R-5 Residential District
Close Price: \$445,000	Close Date: 01-23-2025	Financing: Conventional Concessions:
Elementary:	Middle School:	High School:

Public Remarks: NEW PRICE now offered below \$500K which is \$350K below tax assessed value! 11,000sf + Lot Zoned R5 with APPROVED PERMITS! Great opportunity on the Westside of Oahu to redevelop existing home and rebuild second home. Second dwelling has already been removed due to fire. Approved plans includes NEW BUILD at 1,294 sf with 2beds + Den and 2baths and for Existing Home to be renovated. Currently has cesspools but plans for new Septic Tank has been approved. You have a lot of options with this property - it has potential to CPR and make two separate lots, or renovate one to live in and rent the other for extra income, or make it into your family compound! Great location in Waianae near the schools and Pokai Bay. Plans are provided upon request. **Sale Conditions:** Lien Release, Short Sale * [Photos](#), [History](#)

Inclusions: None **Amenities:** Bedroom on 1st Floor, Full Bath on 1st Floor **Utilities:** Cesspool, Overhead Electricity **Construction:** Single Wall, Wood Frame **Lot Features:** Clear **Floor:** Other **Disclosures:** Property Disclosure Stmt, See Remarks **Land Recorded:** Land Court **Furnished:** Unknown **Architectural Style:** Detach Single Family **Construction Materials:** Single Wall, Wood Frame **Roof:** Asphalt Shingle **Flooring:** Other **Security Features:** **Easements:** None **Set Backs:** C&C **Special Listing Conditions:** Lien Release, Short Sale **Management Company:** Management Company **Phone:**

