

298 Moomuku Place Unit 3, Honolulu 96821

Status: Cancelled	MLS#: 201505670	Parcel#: 1-3-8-008-037-0003
List Price: \$875,000	Original Price: \$875,000	Price Change: \$0
Beds: 6 Baths: 4/0	Year Built: 1985	Remodeled:
Region: Diamondhd	Neighborhood: Kuliouou	Building:
Living Sq Ft: 2,763	Other Sq Ft: 0	Total Sq Ft: 3,204
Land Sq Ft: 5,444	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 441
Total Parking: 2	Date Listed: 04-20-2015	Days on Market: 181
View: Garden, Mountain, Ocean	Frontage:	Type: Single Family
Assessed Building: \$327,900	Assessed Land: \$469,400	Assessed Value: \$797,300
Taxes: \$217 Year: 2015	Maintenance Fee: \$0	Association Fee: \$0
Flood Zone: Zone D	Stories: Two, Split Level	CPR: Yes
Condition: Above Average	Parking: 3 Car+, Carport, Driveway, Garage, Street	Zoning : 05 - R-5 Residential District
Elementary: Hahaione	Middle School: Niu Valley	High School: Kaiser

Public Remarks: MUST BE PURCHASED WITH CPR UNITS 1,2 AND 4 (MLS 201505668, 201505669, 201505671). Total purchase price \$2,474,000. Large home situated at the end of a quiet cul-de-sac. Flex floor plan allows for separate living between two upstairs units and one downstairs unit. Upstairs is a 3/2 with 2-car garage, 1/1 with separate entry and downstairs 2/1 with separate entry. All living spaces have access to a separate exterior deck. This is CPR unit #3 of 4. **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: Auto Garage Door Opener, Blinds, Cable TV, Ceiling Fan, Chandelier, Dishwasher, Disposal, Drapes, Dryer, Microwave, Range Hood, Range/Oven, Smoke Detector, Washer **Amenities:** Bedroom on 1st Floor, Full Bath on 1st Floor, Patio/Deck, Storage, Wall/Fence **Utilities:** Cable, Connected, Overhead Electricity, Telephone, Water **Construction:** Concrete, Double Wall, Hollow Tile, Slab, Stone, Wood Frame **Lot Features:** Clear **Floor:** Hardwood, W/W Carpet **Disclosures:** Lender Approval Required, See Remarks **Land Recorded:** Land Court **Furnished:** **Architectural Style:** CPR, Detach Single Family **Construction Materials:** Concrete, Double Wall, Hollow Tile, Slab, Stone, Wood Frame **Roof:** Composition **Flooring:** Hardwood, W/W Carpet **Security Features:** **Easements:** Other **Set Backs:** C&C, Of Record **Special Listing Conditions:** None **Management Company:** **Management Company Phone:**

