

1225 Rycroft Street, Honolulu 96814

Status: Sold	MLS#: 202209485	Parcel#: 1-2-3-014-043-0000
List Price: \$1,300,000	Original Price: \$1,300,000	Price Change: \$0
Beds: 12 Baths: 6/0	Year Built: 1956	Remodeled:
Region: Metro	Neighborhood: Ala Moana	Building:
Living Sq Ft: 3,456	Other Sq Ft: 0	Total Sq Ft: 3,456
Land Sq Ft: 3,917	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 0
Total Parking: 2	Date Listed: 05-18-2022	Days on Market: 10
View: None	Frontage:	Type: Single Family
Assessed Building: \$130,600	Assessed Land: \$940,100	Assessed Value: \$1,070,700
Taxes: \$312 Year: 2022	Maintenance Fee: \$0	Association Fee: \$0
Flood Zone: Zone X	Stories: Two	CPR: No
Condition: Average	Parking: 2 Car, Street	Zoning : 12 - A-2 Medium Density Apartme
Close Price: \$1,700,000	Close Date: 06-24-2022	Financing: Cash Concessions:
Elementary:	Middle School:	High School:

Public Remarks: Prime metro central location near Piikoi Street and Wal-Mart and across the street from Sheridan Community Park. This six-unit building is situated on a fenced corner lot and close to shops, schools, restaurants, businesses, banks, bus lines, major thoroughfares and freeway entrance. All six units have the same nice 2-bedroom/1-bath layout and each is separately metered for water and electricity. Three top-floor units with balcony and three ground-floor units with backyard. Five units are currently tenant-occupied - the sixth one was previously occupied by family but is now vacant and ready for upgrade. Shown by appointment only - please do not disturb tenants. (Also listed as Multi-Family, see MLS #202209484) Check out attached 3D virtual tour for Unit #1. **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: AC Window Unit, Range/Oven, Refrigerator, Water Heater **Amenities:** Bedroom on 1st Floor, Entry, Full Bath on 1st Floor, Patio/Deck, Storage, Wall/Fence **Utilities:** Cable, Gas, Overhead Electricity, Public Water, Telephone **Construction:** Above Ground, Hollow Tile, Masonry/Stucco, Slab **Lot Features:** Clear **Floor:** Other **Disclosures:** Property Disclosure Stmt, See Remarks **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** Multiple Dwellings **Construction Materials:** Above Ground, Hollow Tile, Masonry/Stucco, Slab **Roof:** Asphalt Shingle **Flooring:** Other **Security Features:** **Easements:** None **Set Backs:** C&C **Special Listing Conditions:** None **Management Company:** Lani Properties **Management Company Phone:** (808) 521-0081

