

**94-507 Niulii Street, Waipahu 96797 \* \$1,050,000 \* Originally \$1,100,000**

|  |  |                                |
|--|--|--------------------------------|
| Beds: <b>4</b>   | MLS#: <b>202409412, FS</b>                       | Year Built: <b>1956</b>        |
| Bath: <b>2/0</b>   | Status: <b>Active</b>                            | Remodeled: <b>2024</b>         |
| Living Sq. Ft.: <b>1,218</b>                                 | List Date & DOM: <b>05-02-2024 &amp; 30</b>      | Total Parking: <b>0</b>        |
| Land Sq. Ft.: <b>5,022</b>                                   | Condition: <b>Excellent, Above Average</b>       | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>                                      | Frontage:  | Building: <b>\$138,700</b>     |
| Sq. Ft. Other: <b>0</b>                                      | Tax/Year: <b>\$169/2023</b>                      | Land: <b>\$680,800</b>         |
| Total Sq. Ft. <b>1,218</b>                                   | Neighborhood: <b>Waipahu-lower</b>               | Total: <b>\$819,500</b>        |
| Maint./Assoc. <b>\$0 / \$0</b>                               | <a href="#">Flood Zone:</a> <b>Zone D - Tool</b> | Stories / CPR: <b>One / No</b> |
| Parking: <b>3 Car+, Boat, Carport, Driveway, Street</b>      | Frontage:  |                                |
| <a href="#">Zoning:</a> <b>05 - R-5 Residential District</b> | View: <b>None</b>                                |                                |

**Public Remarks:** PRICE IMPROVEMENT FOR THIS FULLY RENOVATED HOME! Located minutes from Waikēle, this charming home meticulously renovated by the Flippin Uce, seamlessly integrates old Hawaii living with contemporary comforts. Inside, a modern floor plan invites gatherings, boasting an open kitchen layout adorned with quartz countertops and stainless steel appliances. Keep cool year-round with a new split AC unit and new energy-efficient dual-pane windows, while insulated ceilings and walls ensure coziness. Every corner reflects thorough renovation, from upgraded electrical and plumbing systems to a brand-new roof, recently fumigated offering the new homeowner peace of mind. Outside, enjoy large carport with new asphalt driveway with 2 mature/fruitful ulu trees and a coconut tree for true island living. Embrace the timeless allure of Hawaii with the luxury of modern convenience in this meticulously updated abode. **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address                              | Price              | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|--------------------------------------|--------------------|----------|---------------|---------------|-----|
| <a href="#">94-507 Niulii Street</a> | <b>\$1,050,000</b> | 4 & 2/0  | 1,218   \$862 | 5,022   \$209 | 30  |

| Address                              | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">94-507 Niulii Street</a> | \$169   \$0   \$0   | \$680,800     | \$138,700         | \$819,500      | 128%  | 1956 & 2024      |

**94-507 Niulii Street** - MLS#: **202409412** - Original price was \$1,100,000 - PRICE IMPROVEMENT FOR THIS FULLY RENOVATED HOME! Located minutes from Waikēle, this charming home meticulously renovated by the Flippin Uce, seamlessly integrates old Hawaii living with contemporary comforts. Inside, a modern floor plan invites gatherings, boasting an open kitchen layout adorned with quartz countertops and stainless steel appliances. Keep cool year-round with a new split AC unit and new energy-efficient dual-pane windows, while insulated ceilings and walls ensure coziness. Every corner reflects thorough renovation, from upgraded electrical and plumbing systems to a brand-new roof, recently fumigated offering the new homeowner peace of mind. Outside, enjoy large carport with new asphalt driveway with 2 mature/fruitful ulu trees and a coconut tree for true island living. Embrace the timeless allure of Hawaii with the luxury of modern convenience in this meticulously updated abode. **Region:** Waipahu **Neighborhood:** Waipahu-lower **Condition:** Excellent, Above Average **Parking:** 3 Car+, Boat, Carport, Driveway, Street **Total Parking:** 0 **View:** None **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market