Six Twenty Sheridan 620 Sheridan Street Unit 404, Honolulu 96814 Six Twenty Sheridan

Status: Sold	MLS#: **2407499**	Parcel#: **1-2-3-015-018-0020**
List Price: $110,000	Original Price: $116,800	Price Change: $-6,800
Beds: 1 | Baths: 1/0	Year Built: 1980	Remodeled:
Region: Metro	Neighborhood: Ala Moana	Building: Six Twenty Sheridan
Living Sq Ft: 481	Other Sq Ft: 0	Total Sq Ft: 656
Land Sq Ft: 0	Land Tenure: LH - Leasehold	Lanai Sq Ft: 175
Total Parking: 1	Date Listed: 05-25-2004	Days on Market: 108
View: None	Frontage:	Type: Condo/Townhouse
Assessed Building: $60,100	Assessed Land: $13,600	Assessed Value: $73,700
Taxes: $27 | Year: 2003	Maintenence Fee: $421	Association Fee: $0
Flood Zone: Zone A	Stories:	CPR: No
Condition: Above Average	Parking: Covered - 1	Zoning:
Close Price: $105,000	Close Date: 11-01-2004	Financing: Conventional | Concessions:
Elementary: Kaahumanu	Middle School: Washington	High School: Mckinley

Public Remarks: SPACIOUS 1-BDRM UNIT OFF KAPIOLANI, NR NEW WAL-MART/SAM'S CLUB/PALAMA MRKT, ACROSS FROM ALA MOANA, 1-CVRD CORNER PKRG, PET-OK, HUGE ADJOINING LANAI (CAN BE ENCLS), MAINT FEE INCL: ELEC/GAS/WATER/SEWER, AWESOME INVESTMENT INCOME/1ST BUY, TENANT LEASE EXP 10/04, PAYING $1100/MONTH. LISTOR IS OWNER and IS A LICENSED REALTOR-ASSOCIATE ACTIVELY ENGAGING IN REAL ESTATE SALES IN THE STATE OF HAWAII. **Sale Conditions:** * Photos, History

Inclusions: AC Window Unit **Amenities:** Community Laundry **Utilities: Construction:** Concrete **Lot Features: Floor:** W/W Carpet **Disclosures:** Licensed Owner, Listor Owner **Land Recorded:** Land Court **Furnished:** Partial **Architectural Style:** Low-Rise 6 or Less Stories **Construction Materials:** Concrete **Roof: Flooring:** W/W Carpet **SecurityFeatures: Easements: Set Backs: Special Listing Conditions: Management Company:** Nat'l IND-COMM **Management Company Phone:** 526-2404