Waipehe Apts 235 Koa Street Unit 106, Wahiawa 96786 * Waipehe Apts * $119,000 * Originally $139,500

Sold Price: $120,000	Sold Date: 10-10-2014	Sold Ratio: 101%
Beds: **2**	MLS#: **201336457, FS**	Year Built: **1957**
Bath: **1/0**	Status: **Sold**	Remodeled: **2013**
Living Sq. Ft.: **543**	List Date & DOM: **12-06-2013** & **312**	Total Parking: **0**
Land Sq. Ft.: **9,670**	Condition: **Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$66,000**
Sq. Ft. Other: **0**	Tax/Year: **$35/2013**	Land: **$52,300**
Total Sq. Ft. **543**	Neighborhood: **Wahiawa Area**	Total: **$118,300**
Maint./Assoc. **$165 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **Two / No**
Parking: **None**	Frontage:	
Zoning: **12 - A-2 Medium Density Apartme**	View: **Mountain, Sunrise, Sunset**	

Public Remarks: Great Investment Opportunity to own a ground floor 2 bedroom, 1 bath unit with stable long term Tenants. Currently rented below market and building maintenance fees very low at $165/month this allows for the opportunity to obtain a good return on your investment. Conveniently located & in walking distance to the Transit Bus Station, Shopping, Schools, Wahiawa General and Sports Activities (pool, tennis, basketball, baseball & football fields). Close to Schofield, Wheeler AFB & 30 minutes away from the North Shore. **Sale Conditions:** None **Schools:** Wahiawa, Wahiawa, Leilehua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
235 Koa Street 106	**$119,000**	2 & 1/0	543 | $219	9,670 | $12	0	25%	1	312

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
235 Koa Street 106	$35 | $165 | $0	$52,300	$66,000	$118,300	101%	1957 & 2013

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
235 Koa Street 106	$120,000	10-10-2014	101%	86%	Cash

235 Koa Street 106 - MLS#: 201336457 - Original price was $139,500 - Great Investment Opportunity to own a ground floor 2 bedroom, 1 bath unit with stable long term Tenants. Currently rented below market and building maintenance fees very low at $165/month this allows for the opportunity to obtain a good return on your investment. Conveniently located & in walking distance to the Transit Bus Station, Shopping, Schools, Wahiawa General and Sports Activities (pool, tennis, basketball, baseball & football fields). Close to Schofield, Wheeler AFB & 30 minutes away from the North Shore. **Region:** Central **Neighborhood:** Wahiawa Area **Condition:** Average **Parking:** None **Total Parking:** 0 **View:** Mountain, Sunrise, Sunset **Frontage: Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** Wahiawa, Wahiawa, Leilehua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number