

Makaha Beach Cabanas 84-965 Farrington Highway Unit A706, Waianae 96792 * Makaha Beach Cabanas * \$229,000 * Originally \$275,000

Sold Price: \$217,750	Sold Date: 11-29-2017	Sold Ratio: 95%
Beds: 1	MLS#: 201715193 , FS	Year Built: 1967
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 456	List Date & DOM: 07-12-2017 & 103	Total Parking: 1
Land Sq. Ft.: 97,749	Condition: Average	Assessed Value
Lanai Sq. Ft.: 64	Frontage: Ocean	Building: \$266,600
Sq. Ft. Other: 0	Tax/Year: \$60/2017	Land: \$7,700
Total Sq. Ft. 520	Neighborhood: Makaha	Total: \$274,300
Maint./Assoc. \$480 / \$0	Flood Zone : Zone AE - Tool	Stories / CPR: 8-14 / No
Parking: Open - 1, Unassigned	Frontage: Ocean	
Zoning : 12 - A-2 Medium Density Apartme	View: Coastline, Mountain, Ocean, Sunset	

Public Remarks: Fixer upper on Makaha's most interesting, beautiful, secluded white sand beach. Needs a new kitchen and bathroom, flooring, paint. Lowest list price and \$76000 below last sale (A110 @ 305K Cash). \$100,000 below upgraded units on the 7th floor listed at \$329,000.! Upgrade the way you want. Shower pan needs replacing. Currently rented for \$1250.00 per month. **Sale Conditions:** None **Schools:** [Makaha](#), [Waianae](#), [Waianae](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
84-965 Farrington Highway A706	\$229,000	1 & 1/0	456 \$502	97,749 \$2	64	52%	7	103

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
84-965 Farrington Highway A706	\$60 \$480 \$0	\$7,700	\$266,600	\$274,300	83%	1967 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
84-965 Farrington Highway A706	\$217,750	11-29-2017	95%	79%	Cash

[84-965 Farrington Highway A706](#) - MLS#: [201715193](#) - Original price was \$275,000 - Fixer upper on Makaha's most interesting, beautiful, secluded white sand beach. Needs a new kitchen and bathroom, flooring, paint. Lowest list price and \$76000 below last sale (A110 @ 305K Cash). \$100,000 below upgraded units on the 7th floor listed at \$329,000.! Upgrade the way you want. Shower pan needs replacing. Currently rented for \$1250.00 per month. **Region:** Leeward
Neighborhood: Makaha **Condition:** Average **Parking:** Open - 1, Unassigned **Total Parking:** 1 **View:** Coastline, Mountain, Ocean, Sunset **Frontage:** Ocean **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Makaha](#), [Waianae](#), [Waianae](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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