

## Palehua Townhouses 2 92-962 Makakilo Drive Unit 39, Kapolei 96707 \* Palehua

### **Townhouses 2 \* \$440,000**

|   |   |                                |
|---|---|--------------------------------|
| Sold Price: \$432,500   | Sold Date: 06-13-2019                               | Sold Ratio: 98%                |
| Beds: <b>3</b>  | MLS#: <a href="#">201909994</a> , FS                | Year Built: <b>1976</b>        |
| Bath: <b>1/1</b>  | Status: <b>Sold</b>                                 | Remodeled: <b>2018</b>         |
| Living Sq. Ft.: <b>1,215</b>                                  | List Date & DOM: <b>04-09-2019 &amp; 29</b>         | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>413,472</b>                                  | Condition: <b>Above Average, Average, Excellent</b> | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>131</b>                                     | Frontage:   | Building: <b>\$136,500</b>     |
| Sq. Ft. Other: <b>0</b>                                       | Tax/Year: <b>\$130/2019</b>                         | Land: <b>\$308,300</b>         |
| Total Sq. Ft. <b>1,346</b>                                    | Neighborhood: <b>Makakilo-upper</b>                 | Total: <b>\$444,800</b>        |
| Maint./Assoc. <b>\$558 / \$11</b>                             | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b>   | Stories / CPR: / <b>No</b>     |
| Parking: <b>Assigned, Open - 2, Street</b>                    | Frontage:   |                                |
| <a href="#">Zoning</a> : <b>05 - R-5 Residential District</b> | View: <b>Ocean</b>                                  |                                |

**Public Remarks:** Welcome to this stunning townhouse in the stunning hillsides of Makakilo! Come home and enjoy sunset and ocean views and feel the cool Makakilo air from all rooms in the house and an enclosed lanai! This stunning corner/end unit at Palehua Townhouses 2 has been recently upgraded, featuring a beautifully remodeled kitchen with quartz countertops, stainless steel appliances, and amazing flooring throughout. Did we mentioned that there are even community amenities such as pool and BBQ areas, great for the kids, family, or friends! Don't miss this amazing opportunity before its too late!

**Sale Conditions:** None **Schools:** [Mauka Lani](#), [Kapolei](#), [Kapolei](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                                  | Price                     | Bd & Bth | Living / Avg. | Land   Avg.   | Lanai | Occ. | FL | DOM |
|--|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">92-962 Makakilo Drive 39</a> | <a href="#">\$440,000</a> | 3 & 1/1  | 1,215   \$362 | 413,472   \$1 | 131   | 70%  | 2  | 29  |

| Address                                  | Tax   Maint.   Ass.  | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|----------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">92-962 Makakilo Drive 39</a> | \$130   \$558   \$11 | \$308,300     | \$136,500         | \$444,800      | 99%   | 1976 & 2018      |

| Address                                  | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|--|------------|------------|------------|----------------|------------|
| <a href="#">92-962 Makakilo Drive 39</a> | \$432,500  | 06-13-2019 | 98%        | 98%            | VA 0       |

[92-962 Makakilo Drive 39](#) - MLS#: [201909994](#) - Welcome to this stunning townhouse in the stunning hillsides of Makakilo! Come home and enjoy sunset and ocean views and feel the cool Makakilo air from all rooms in the house and an enclosed lanai! This stunning corner/end unit at Palehua Townhouses 2 has been recently upgraded, featuring a beautifully remodeled kitchen with quartz countertops, stainless steel appliances, and amazing flooring throughout. Did we mentioned that there are even community amenities such as pool and BBQ areas, great for the kids, family, or friends! Don't miss this amazing opportunity before its too late! **Region:** Makakilo **Neighborhood:** Makakilo-upper **Condition:** Above Average, Average, Excellent **Parking:** Assigned, Open - 2, Street **Total Parking:** 2 **View:** Ocean **Frontage:** **Pool:** **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Mauka Lani](#), [Kapolei](#), [Kapolei](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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