

Kahala Beach 4999 Kahala Avenue Unit 272, Honolulu 96816 * Kahala Beach * \$324,000 ***Originally \$325,000**

Sold Price: \$315,000	Sold Date: 11-09-2020	Sold Ratio: 97%
Beds: 3	MLS#: 202024874 , LH	Year Built: 1966
Bath: 2/1	Status: Sold	Remodeled: 1995
Living Sq. Ft.: 3,440	List Date & DOM: 09-28-2020 & 6	Total Parking: 2
Land Sq. Ft.: 291,024	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Ocean, Sandy Beach	Building: \$3,685,500
Sq. Ft. Other: 0	Tax/Year: \$1,321/2019	Land: \$964,800
Total Sq. Ft. 3,440	Neighborhood: Waiialae G-c	Total: \$4,650,300
Maint./Assoc. \$3,042 / \$0	Flood Zone : Zone AE - Tool	Stories / CPR: 4-7 / No
Parking: Assigned, Covered - 2	Frontage: Ocean, Sandy Beach	
Zoning : 12 - A-2 Medium Density Apartme	View: Ocean	

Public Remarks: This property is being sold AS IS , no repairs or replacemnts of any kind will be done. I know it sounds too good to be true but here's the catch. This is a leasehold property and in JULY 2027 you must surrender the property, the lease will not be extended and you must move out. The land is owned by Kamehameha Schools Bishop Estate and the buildings will revert back to the landowner. **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
4999 Kahala Avenue 272	\$324,000 LH	3 & 2/1	3,440 \$94	291,024 \$1	0	37%	2	6

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
4999 Kahala Avenue 272	\$1,321 \$3,042 \$0	\$964,800	\$3,685,500	\$4,650,300	7%	1966 & 1995

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
4999 Kahala Avenue 272	\$315,000	11-09-2020	97%	97%	Cash

[4999 Kahala Avenue 272](#) - MLS#: [202024874](#) - Original price was \$325,000 - This property is being sold AS IS , no repairs or replacemnts of any kind will be done. I know it sounds too good to be true but here's the catch. This is a leasehold property and in JULY 2027 you must surrender the property, the lease will not be extended and you must move out. The land is owned by Kamehameha Schools Bishop Estate and the buildings will revert back to the landowner. **Region:** Diamond Head **Neighborhood:** Waiialae G-c **Condition:** Above Average **Parking:** Assigned, Covered - 2 **Total Parking:** 2 **View:** Ocean **Frontage:** Ocean, Sandy Beach **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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