Makaha Surfside 85-175 Farrington Highway Unit C343, Waianae 96792 * Makaha Surfside * $155,000 * Originally $160,000

Sold Price: $150,000	Sold Date: 08-16-2021	Sold Ratio: 97%
Beds: **0**	MLS#: **202032600, FS**	Year Built: **1974**
Bath: **1/0**	Status: **Sold**	Remodeled: **2020**
Living Sq. Ft.: **361**	List Date & DOM: **12-23-2020** & **167**	Total Parking: **1**
Land Sq. Ft.: **242,019**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Ocean, Sandy Beach**	Building: **$60,500**
Sq. Ft. Other: **0**	Tax/Year: **$30/2020**	Land: **$32,400**
Total Sq. Ft. **361**	Neighborhood: **Waianae**	Total: **$92,900**
Maint./Assoc. **$465 / $0**	Flood Zone: **Zone AE - Tool**	Stories / CPR: **4-7 / No**
Parking: **Guest, Open - 3+**	Frontage: **Ocean, Sandy Beach**	
Zoning: **11 - A-1 Low Density Apartment**	View: **Ocean**	

Public Remarks: Least Expensive Sandy Beach Front Gated Community w/Ample Parking on Oahu! w/Semi-Private Lagoon and lots of sand for the kids to play in! BBQ on the beach or w/our gas grills in the BBQ area next to 1 of our 2 pools! Community Store, Laundry & Bldg. Mgr. Onsite, Sauna, Exercise Room, Elevators, 24hr Security Patrols, Guard House, 15+ Guest Parking Stalls, Bus Stops <1 min from Entrance. Watch the dolphins, humpback whales, the monk seals and sea turtles that visit and play in our ocean backyard. Pets allowed w/approval. **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
85-175 Farrington Highway C343	**$155,000**	0 & 1/0	361 | $429	242,019 | $1	0	15%	3	167

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
85-175 Farrington Highway C343	$30 | $465 | $0	$32,400	$60,500	$92,900	167%	1974 & 2020

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
85-175 Farrington Highway C343	$150,000	08-16-2021	97%	94%	Cash

85-175 Farrington Highway C343 - MLS#: 202032600 - Original price was $160,000 - Least Expensive Sandy Beach Front Gated Community w/Ample Parking on Oahu! w/Semi-Private Lagoon and lots of sand for the kids to play in! BBQ on the beach or w/our gas grills in the BBQ area next to 1 of our 2 pools! Community Store, Laundry & Bldg. Mgr. Onsite, Sauna, Exercise Room, Elevators, 24hr Security Patrols, Guard House, 15+ Guest Parking Stalls, Bus Stops <1 min from Entrance. Watch the dolphins, humpback whales, the monk seals and sea turtles that visit and play in our ocean backyard. Pets allowed w/approval. **Region:** Leeward **Neighborhood:** Waianae **Condition:** Excellent **Parking:** Guest, Open - 3+ **Total Parking:** 1 **View:** Ocean **Frontage:** Ocean,Sandy Beach **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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