

Pearl Kai Terrace 834 Lehua Avenue Unit 104, Pearl City 96782 * Pearl Kai Terrace *

\$245,000

Sold Price: \$230,000	Sold Date: 06-28-2021	Sold Ratio: 94%
Beds: 2	MLS#: 202109857 , FS	Year Built: 1974
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 600	List Date & DOM: 04-24-2021 & 20	Total Parking: 1
Land Sq. Ft.: 13,068	Condition: Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$191,400
Sq. Ft. Other: 0	Tax/Year: \$66/2020	Land: \$91,800
Total Sq. Ft. 600	Neighborhood: Pearl City-upper	Total: \$283,200
Maint./Assoc. \$409 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Three / No
Parking: Assigned, Street	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: None	

Public Remarks: Investor Haven! Price below assessed value. 2/1/1 Pearl Kai Terrace Condo unit in Pearl City has a month to month tenant in place and want to stay. Rental income between \$1,500 - \$1,600. Unit has vinyl plank waterproof flooring. AC in every room. Community Laundry. Elementary is a few walk away. Close to Pearl City Shopping Mall, Sam's Club, Home Depot, Post Office. Secured key building. Community laundry. Pictures were taken before the tenant move-in. Information herein may contain inaccuracies and is provided without warranty or guaranty, given or implied. Agents, their clients and prospective buyers must verify any information that a prospective buyer would deem material or otherwise important the buyers decision whether or not to submit an offer and/or the buyers total amount offered. **Sale Conditions:** None **Schools:** , , * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)



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Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
834 Lehua Avenue 104	\$245,000	2 & 1/0	600 \$408	13,068 \$19	0	42%	1	20

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
834 Lehua Avenue 104	\$66 \$409 \$0	\$91,800	\$191,400	\$283,200	87%	1974 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
834 Lehua Avenue 104	\$230,000	06-28-2021	94%	94%	Conventional

[834 Lehua Avenue 104](#) - MLS#: [202109857](#) - Investor Haven! Price below assessed value. 2/1/1 Pearl Kai Terrace Condo unit in Pearl City has a month to month tenant in place and want to stay. Rental income between \$1,500 - \$1,600. Unit has vinyl plank waterproof flooring. AC in every room. Community Laundry. Elementary is a few walk away. Close to Pearl City Shopping Mall, Sam's Club, Home Depot, Post Office. Secured key building. Community laundry. Pictures were taken before the tenant move-in. Information herein may contain inaccuracies and is provided without warranty or guaranty, given or implied. Agents, their clients and prospective buyers must verify any information that a prospective buyer would deem material or otherwise important the buyers decision whether or not to submit an offer and/or the buyers total amount offered. **Region:** Pearl City **Neighborhood:** Pearl City-upper **Condition:** Average **Parking:** Assigned, Street **Total Parking:** 1 **View:** None **Frontage:** **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