Summer Palace 1848 Kahakai Drive Unit 1503, Honolulu 96814 * Summer Palace * $442,000 * Originally $465,000

Sold Price: $429,000	Sold Date: 02-28-2022	Sold Ratio: 97%
Beds: **1**	MLS#: **202120997, FS**	Year Built: **1976**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **547**	List Date & DOM: **08-17-2021** & **46**	Total Parking: **1**
Land Sq. Ft.: **26,833**	Condition: **Above Average, Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$415,100**
Sq. Ft. Other: **0**	Tax/Year: **$130/2020**	Land: **$30,800**
Total Sq. Ft. **547**	Neighborhood: **Ala Moana**	Total: **$445,900**
Maint./Assoc. **$527 / $0**	Flood Zone: **Zone AE - Tool**	Stories / CPR: **21+ / No**
Parking: **Assigned, Garage, Guest, Secured Entry, Street**	Frontage: **Other**	
Zoning: **12 - A-2 Medium Density Apartme**	View: **City, Marina/Canal**	

Public Remarks: AMAZING PROPERTY!!! Move In Ready condition! Located near shopping, restaurants, target, just to name a few. Incredible find!!! 3rd party processor handling for a VERY quick and smooth approval process!!! Property is being sold as-is. Seller requests that buyer be preapproved with pacrim mortgage before submitting an offer. **Sale Conditions:** Short Sale **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
1848 Kahakai Drive 1503	**$442,000**	1 & 1/0	547 | $808	26,833 | $16	0	33%	15	46

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1848 Kahakai Drive 1503	$130 | $527 | $0	$30,800	$415,100	$445,900	99%	1976 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1848 Kahakai Drive 1503	$429,000	02-28-2022	97%	92%	Cash

1848 Kahakai Drive 1503 - MLS#: 202120997 - Original price was $465,000 - AMAZING PROPERTY!!! Move In Ready condition! Located near shopping, restaurants, target, just to name a few. Incredible find!!! 3rd party processor handling for a VERY quick and smooth approval process!!! Property is being sold as-is. Seller requests that buyer be preapproved with pacrim mortgage before submitting an offer. **Region:** Metro **Neighborhood:** Ala Moana **Condition:** Above Average, Excellent **Parking:** Assigned, Garage, Guest, Secured Entry, Street **Total Parking:** 1 **View:** City, Marina/Canal **Frontage:** Other **Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** Short Sale **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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