Anga-Roa 1545 Nehoa Street Unit 802, Honolulu 96822 * Anga-Roa * $499,900 * Originally $519,900

Sold Price: $505,000	Sold Date: 12-08-2021	Sold Ratio: 101%
Beds: **1**	MLS#: **202123342, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **730**	List Date & DOM: **09-06-2021** & **50**	Total Parking: **1**
Land Sq. Ft.: **18,077**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$384,500**
Sq. Ft. Other: **0**	Tax/Year: **$136/2021**	Land: **$81,500**
Total Sq. Ft. **730**	Neighborhood: **Makiki Area**	Total: **$466,000**
Maint./Assoc. **$676 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **8-14 / No**
Parking: **Assigned, Covered - 1, Guest, Secured Entry**	Frontage:	
Zoning: **12 - A-2 Medium Density Apartme**	View: **Diamond Head, Mountain, Ocean**	

Public Remarks: Shows better than a model!! Remodeled in 2018. Removed wall to open up kitchen. Installed solid wood Thomasville cabinets, quartz counter top, Franke 10" sink, Spanish porcelain backsplash, Hansgrohe faucet, lighting, Bosch W/D, blinds, hard vinyl 12 mil flooring, Toto toilet, UV hurricane window tint, shower. Also updated plumbing and electrical. Brand new carpet. Spacious and private corner 1 bedroom with sweeping Diamond Head, city and mountain views. Only 4 units per floor. Close to Punahou and city. Pet friendly. Secured covered parking. Note Special Condition: Buyer agrees to pay $5,000 of Seller's expense. **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
1545 Nehoa Street 802	**$499,900**	1 & 1/0	730 | $685	18,077 | $28	0	43%	8	50

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1545 Nehoa Street 802	$136 | $676 | $0	$81,500	$384,500	$466,000	107%	1973 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1545 Nehoa Street 802	$505,000	12-08-2021	101%	97%	Conventional

1545 Nehoa Street 802 - MLS#: 202123342 - Original price was $519,900 - Shows better than a model!! Remodeled in 2018. Removed wall to open up kitchen. Installed solid wood Thomasville cabinets, quartz counter top, Franke 10" sink, Spanish porcelain backsplash, Hansgrohe faucet, lighting, Bosch W/D, blinds, hard vinyl 12 mil flooring, Toto toilet, UV hurricane window tint, shower. Also updated plumbing and electrical. Brand new carpet. Spacious and private corner 1 bedroom with sweeping Diamond Head, city and mountain views. Only 4 units per floor. Close to Punahou and city. Pet friendly. Secured covered parking. Note Special Condition: Buyer agrees to pay $5,000 of Seller's expense. **Region:** Metro **Neighborhood:** Makiki Area **Condition:** Excellent **Parking:** Assigned, Covered - 1, Guest, Secured Entry **Total Parking:** 1 **View:** Diamond Head, Mountain, Ocean **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