

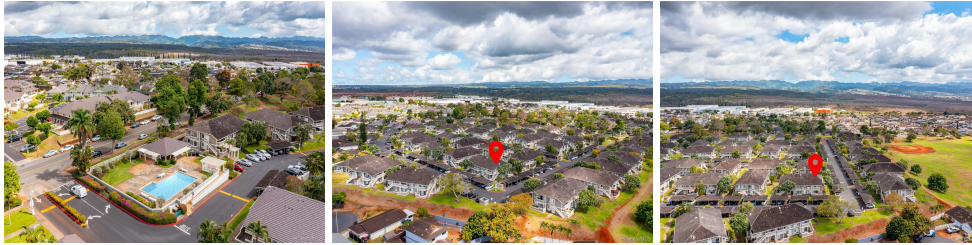
**Royal Palm At Waipio IV 94-1411 Kulewa Loop Unit 35/D, Waipahu 96797 \* Royal Palm At**

**Waipio IV \* \$360,000**

Sold Price: \$398,000	Sold Date: 12-28-2021	Sold Ratio: 111%
Beds: <b>1</b>	MLS#: <b><u>202127192</u>, FS</b>	Year Built: <b>1987</b>
Bath: <b>1/0</b>	Status: <b>Sold</b>	Remodeled:
Living Sq. Ft.: <b>477</b>	List Date & DOM: <b>11-04-2021 &amp; 6</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>0</b>	Condition: <b>Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>75</b>	Frontage:	Building: <b>\$190,300</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$67/2021</b>	Land: <b>\$139,000</b>
Total Sq. Ft. <b>552</b>	Neighborhood: <b>Waipio Gentry</b>	Total: <b>\$329,300</b>
Maint./Assoc. <b>\$314 / \$13</b>	<a href="#">Flood Zone</a> : <b>Zone D - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Covered - 1, Guest</b>	Frontage:	
<a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b>	View: <b>None</b>	

**Public Remarks:** GROUND FLOOR, corner unit with assigned COVERED parking stall just steps from the front door! Rare opportunity to own a 1 bedroom / 1 bath / 1 parking unit in Royal Palm @ Waipio known for its LOW MAINTENANCE FEES! This unit features a spacious living area, ceramic-top range, full-size stacked washer/dryer, window AC in the bedroom, extra storage, and a fenced in courtyard with gated entry - great for outdoor grilling and entertaining guests. Great location in the Waipio Gentry neighborhood and near Costco, neighborhood walking/jogging paths, beautiful parks, shopping, markets, eateries, freeway access and bus lines. Being sold in "As Is" condition. \*\*\* Sale subject to seller securing a replacement property / Possible Seller lease back \*\*\* **Sale Conditions:** Subject To Replacement Property **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">94-1411 Kulewa Loop 35/D</a>	<a href="#">\$360,000</a>	1 & 1/0	477   \$755	0   \$inf	75	44%	1	6

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">94-1411 Kulewa Loop 35/D</a>	\$67   \$314   \$13	\$139,000	\$190,300	\$329,300	109%	1987 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">94-1411 Kulewa Loop 35/D</a>	\$398,000	12-28-2021	111%	111%	Conventional

[94-1411 Kulewa Loop 35/D](#) - MLS#: [202127192](#) - GROUND FLOOR, corner unit with assigned COVERED parking stall just steps from the front door! Rare opportunity to own a 1 bedroom / 1 bath / 1 parking unit in Royal Palm @ Waipio known for its LOW MAINTENANCE FEES! This unit features a spacious living area, ceramic-top range, full-size stacked washer/dryer, window AC in the bedroom, extra storage, and a fenced in courtyard with gated entry - great for outdoor grilling and entertaining guests. Great location in the Waipio Gentry neighborhood and near Costco, neighborhood walking/jogging paths, beautiful parks, shopping, markets, eateries, freeway access and bus lines. Being sold in "As Is" condition. \*\*\* Sale subject to seller securing a replacement property / Possible Seller lease back \*\*\* **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Average **Parking:** Covered - 1, Guest **Total Parking:** 1 **View:** None **Frontage:** **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** Subject To Replacement Property **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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