

College Gardens 1 96-230 Waiawa Road Unit 28, Pearl City 96782 * College Gardens 1 *

\$229,000 * Originally \$259,000

Sold Price: \$229,000	Sold Date: 07-25-2022	Sold Ratio: 100%
Beds: 2	MLS#: 202208359 , LH	Year Built: 1984
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 912	List Date & DOM: 05-04-2022 & 28	Total Parking: 2
Land Sq. Ft.: 276,214	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 72	Frontage:	Building: \$318,800
Sq. Ft. Other: 0	Tax/Year: \$118/2021	Land: \$84,400
Total Sq. Ft. 984	Neighborhood: Pearl City-lower	Total: \$403,200
Maint./Assoc. \$511 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Two / No
Parking: Assigned, Open - 2, Street	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden	

Public Remarks: BACKUP OFFERS WELCOME...EASY TO SHOW. Don't miss your chance to own this beautiful 2 bedroom 2 bath at College Gardens. Buy the fee and together it's only \$459,000 FS. This hidden gem is move-in ready with new ceramic tile flooring that flows throughout the living area, baths and lanai....bedrooms have new wood laminate. Fresh paint, new fixtures, 2 assigned parking stalls and pet friendly. Relax on your covered lanai and enjoy the quiet and peaceful location at back of this well managed complex with security patrol and lighted walkways. Convenience is yours with Leeward Community College and rail station just up the street plus only a short distance to shopping, restaurants and across from Sams Club, Walmart, Pearl Highlands Shopping Center, Home Depot & 24 HR Fitness. Located in an excellent school district, College Gardens is the place to be. **Sale Conditions:** None **Schools:** [Lehua](#), [Highlands](#), [Pearl City](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
96-230 Waiawa Road 28	\$229,000 LH	2 & 2/0	912 \$251	276,214 \$1	72	60%	2	28

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
96-230 Waiawa Road 28	\$118 \$511 \$0	\$84,400	\$318,800	\$403,200	57%	1984 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
96-230 Waiawa Road 28	\$229,000	07-25-2022	100%	88%	Conventional

[96-230 Waiawa Road 28](#) - MLS#: [202208359](#) - Original price was \$259,000 - BACKUP OFFERS WELCOME...EASY TO SHOW. Don't miss your chance to own this beautiful 2 bedroom 2 bath at College Gardens. Buy the fee and together it's only \$459,000 FS. This hidden gem is move-in ready with new ceramic tile flooring that flows throughout the living area, baths and lanai....bedrooms have new wood laminate. Fresh paint, new fixtures, 2 assigned parking stalls and pet friendly. Relax on your covered lanai and enjoy the quiet and peaceful location at back of this well managed complex with security patrol and lighted walkways. Convenience is yours with Leeward Community College and rail station just up the street plus only a short distance to shopping, restaurants and across from Sams Club, Walmart, Pearl Highlands Shopping Center, Home Depot & 24 HR Fitness. Located in an excellent school district, College Gardens is the place to be. **Region:** Pearl City **Neighborhood:** Pearl City-lower **Condition:** Above Average **Parking:** Assigned, Open - 2, Street **Total Parking:** 2 **View:** Garden **Frontage:** Pool: **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Lehua](#), [Highlands](#), [Pearl City](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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