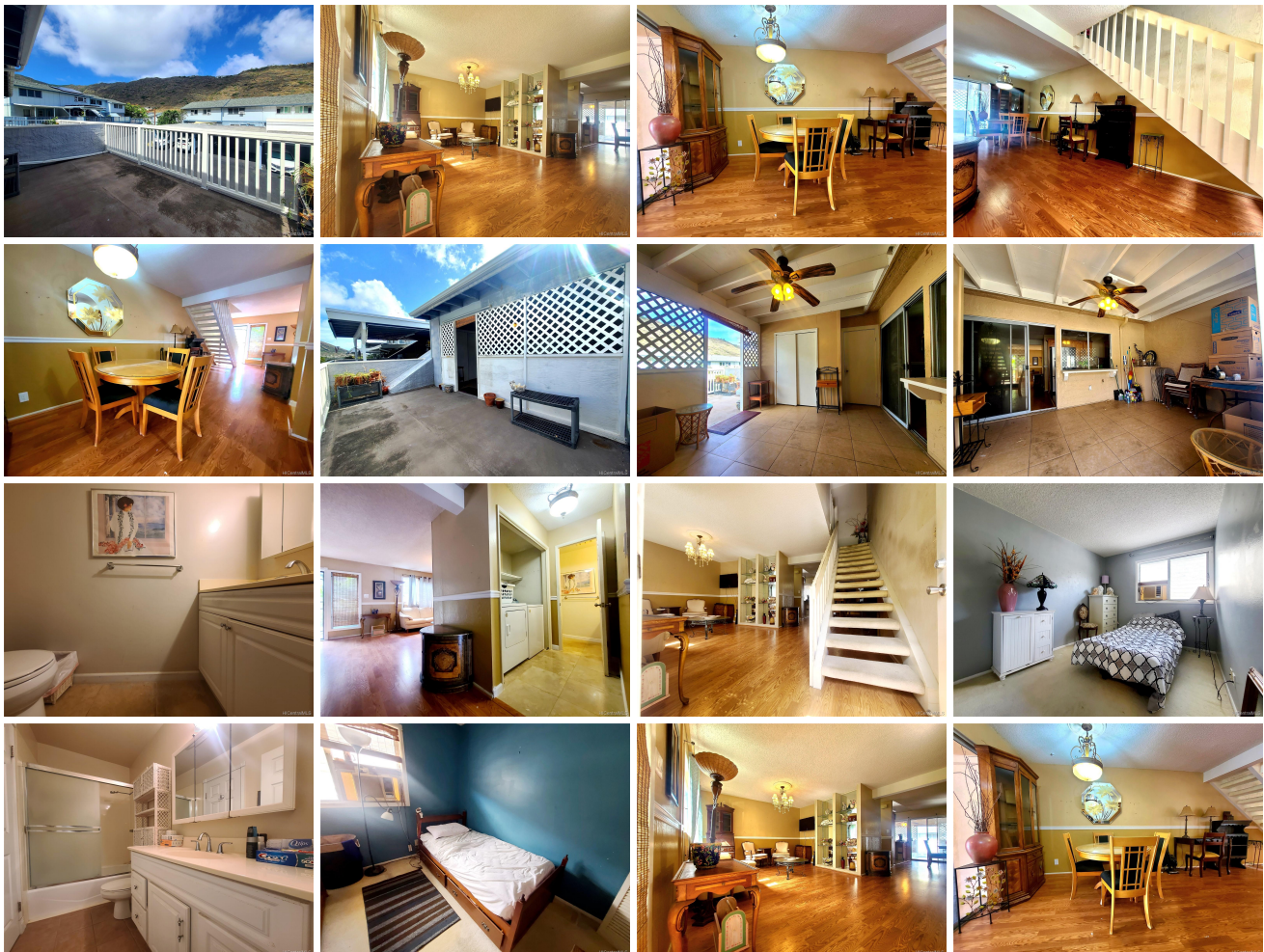


Mariners Village 3 1161 Wainiha Street Unit B, Honolulu 96825 * Mariners Village 3 *

\$785,100 * Originally \$799,999

Sold Price: \$760,000	Sold Date: 07-08-2022	Sold Ratio: 97%
Beds: 3	MLS#: <u>202209527</u> , FS	Year Built: 1972
Bath: 1/1	Status: Sold	Remodeled: 1977
Living Sq. Ft.: 1,432	List Date & DOM: 05-17-2022 & 34	Total Parking: 2
Land Sq. Ft.: 972	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 165	Frontage:	Building: \$297,500
Sq. Ft. Other: 0	Tax/Year: \$175/2021	Land: \$314,900
Total Sq. Ft. 1,597	Neighborhood: Mariners Valley	Total: \$612,400
Maint./Assoc. \$481 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Three / No
Parking: Assigned, Carport, Covered - 2, Street	Frontage:	
Zoning : 05 - R-5 Residential District	View: Mountain	

Public Remarks: ** PRICE ADJUSTED FOR QUICK SALE ** SELLER WILL GIVE BUYERS \$ 10,000 FOR NEW CARPET & FLOORS
**** VERY SPACIOUS 3 LEVEL TOWNHOME 1093 SF HOME WITH 339 SF COVERED & ENCLOSED LANAI & 165 SF OPEN LANAI.
ENTER THROUGH THE FRONT DOOR FACING THE STREET INTO THE LIVING ROOM WITH LAMINATE FLOORS. ON THE SAME
FLOOR ARE THE DINING ROOM, 1/2 BATH , KITCHEN & A HUGE 339 sf COVERED LANAI & 165 sf OPEN LANAI WITH MOUNTAIN
VIEW !! STAIRS FROM THE COVERED LANAI LEAD DOWN INTO THE CARPORT & STORAGE CLOSET. STAIRS FROM THE LIVING
LEAD TO THE THREE BEDROOMS & 1 BATH UPSTAIRS. LOW HOA FEES COVER INSURANCE, WATER & MAINTENANCE OF THE
COMMON AREAS. PETS ALLOWED DOGS & CATS & ANY OTHER PETS BY BOARD APPROVAL. CLOSE TO SHOPS, RESTAURANTS,
BEACHES, SCHOOLS, HANUAMA BAY & SEA LIFE PARK**ON SENTRILOCK. SHOW ANYTIME. OFFERS WILL BE PRESENTED AS
RECEIVED ** **Sale Conditions:** None **Schools:** [Kamiloiki](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#),
[Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1161 Wainiha Street B	\$785,100	3 & 1/1	1,432 \$548	972 \$808	165	65%	1	34

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1161 Wainiha Street B	\$175 \$481 \$0	\$314,900	\$297,500	\$612,400	128%	1972 & 1977

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1161 Wainiha Street B	\$760,000	07-08-2022	97%	95%	Cash

[1161 Wainiha Street B](#) - MLS#: [202209527](#) - Original price was \$799,999 - ** PRICE ADJUSTED FOR QUICK SALE ** SELLER WILL GIVE BUYERS \$ 10,000 FOR NEW CARPET & FLOORS **** VERY SPACIOUS 3 LEVEL TOWNHOME 1093 SF HOME WITH 339 SF COVERED & ENCLOSED LANAI & 165 SF OPEN LANAI. ENTER THROUGH THE FRONT DOOR FACING THE STREET INTO THE LIVING ROOM WITH LAMINATE FLOORS. ON THE SAME FLOOR ARE THE DINING ROOM, 1/2 BATH , KITCHEN & A HUGE 339 sf COVERED LANAI & 165 sf OPEN LANAI WITH MOUNTAIN VIEW !! STAIRS FROM THE COVERED LANAI LEAD DOWN INTO THE CARPORT & STORAGE CLOSET. STAIRS FROM THE LIVING LEAD TO THE THREE BEDROOMS & 1 BATH UPSTAIRS. LOW HOA FEES COVER INSURANCE, WATER & MAINTENANCE OF THE COMMON AREAS. PETS ALLOWED DOGS & CATS & ANY OTHER PETS BY BOARD APPROVAL. CLOSE TO SHOPS, RESTAURANTS, BEACHES, SCHOOLS, HANUAMA BAY & SEA LIFE PARK**ON SENTRILOCK. SHOW ANYTIME. OFFERS WILL BE PRESENTED AS RECEIVED ** **Region:** Hawaii Kai **Neighborhood:** Mariners Valley **Condition:** Above Average **Parking:** Assigned, Carport, Covered - 2, Street **Total Parking:** 2 **View:** Mountain **Frontage:** **Pool:** **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kamiloiki](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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