Kahala Beach 4999 Kahala Avenue Unit 409, Honolulu 96816 * Kahala Beach * $310,000

Sold Price:	$275,000	Sold Date:	07-22-2022	Sold Ratio:	89%
Beds:	**2**	MLS#:	**202209797, LH**	Year Built:	**1966**
Bath:	**2/0**	Status:	**Sold**	Remodeled:	**2018**
Living Sq. Ft.:	**1,555**	List Date & DOM:	**05-20-2022** & **24**	Total Parking:	**1**
Land Sq. Ft.:	**291,024**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Ocean, Sandy Beach**	Building:	**$1,069,400**
Sq. Ft. Other:	**0**	Tax/Year:	**$514/2022**	Land:	**$496,700**
Total Sq. Ft.	**1,555**	Neighborhood:	**Waialae G-c**	Total:	**$1,566,100**
Maint./Assoc.	**$1,205 / $0**	Flood Zone:	**Zone VE - Tool**	Stories / CPR:	**4-7 / No**
Parking:	**Assigned, Covered - 2, Garage**			Frontage:	**Ocean, Sandy Beach**
Zoning:	**12 - A-2 Medium Density Apartme**			View:	**Garden, Ocean**

Public Remarks: For those who want the very best even though there are only 5 years left on the lease welcome to Kahala Beach 409. Just 2 doors from the ocean so you can look and listen to the sounds of the surf in your totally remodeled 2 bedroom 2 bath oceanfront condominium. Enclosed lanai that can be opened to feel the trade winds or closed for the central air conditioning. 1 assigned covered parking stalls, 24-hour security guards, heated pool, exercise room and library. Next door to the world-famous 4-star Kahala Hotel and Resort. Kamehameha Schools is offering an option for those who would like to rent their unit back after the lease expires. **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
4999 Kahala Avenue 409	$310,000 LH	2 & 2/0	1,555 | $199	291,024 | $1	0	67%	4	24

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
4999 Kahala Avenue 409	$514 | $1,205 | $0	$496,700	$1,069,400	$1,566,100	20%	1966 & 2018

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
4999 Kahala Avenue 409	$275,000	07-22-2022	89%	89%	Cash

4999 Kahala Avenue 409 - MLS#: 202209797 - For those who want the very best even though there are only 5 years left on the lease welcome to Kahala Beach 409. Just 2 doors from the ocean so you can look and listen to the sounds of the surf in your totally remodeled 2 bedroom 2 bath oceanfront condominium. Enclosed lanai that can be opened to feel the trade winds or closed for the central air conditioning. 1 assigned covered parking stalls, 24-hour security guards, heated pool, exercise room and library. Next door to the world-famous 4-star Kahala Hotel and Resort. Kamehameha Schools is offering an option for those who would like to rent their unit back after the lease expires. **Region:** Diamond Head **Neighborhood:** Waialae G-c **Condition:** Excellent **Parking:** Assigned, Covered - 2, Garage **Total Parking:** 1 **View:** Garden, Ocean **Frontage:** Ocean,Sandy Beach **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