Regency at Kahala 4340 Pahoa Avenue Unit 9C, Honolulu 96816 * Regency at Kahala * $1,158,000 * Originally $1,295,000

Sold Price: $1,065,000	Sold Date: 04-17-2023	Sold Ratio: 92%
Beds: **2**	MLS#: **202212238, FS**	Year Built: **1969**
Bath: **2/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **1,386**	List Date & DOM: **06-27-2022** & **263**	Total Parking: **1**
Land Sq. Ft.: **0**	Condition: **Fair**	Assessed Value
Lanai Sq. Ft.: **224**	Frontage:	Building: **$1,012,900**
Sq. Ft. Other: **0**	Tax/Year: **$377/2021**	Land: **$207,800**
Total Sq. Ft. **1,610**	Neighborhood: **Kahala Area**	Total: **$1,220,700**
Maint./Assoc. **$1,908 / $0**	Flood Zone: **Zone AE - Tool**	Stories / CPR: **One / No**
Parking: **Assigned, Guest, Open - 1, Open**	Frontage:	
Zoning: **32 - B-2 Community Business Dis**	View: **Coastline, Diamond Head, Mountain, Ocean, Sunset**	

Public Remarks: Makai Diamond Head corner 2/2 with an open lanai. Great views from this desirable unit. Don't miss this chance. Original condition that has been maintained. AC work just completed. Location and view that can not be duplicated **Sale Conditions:** None **Schools:** Kahala, Kaimuki, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info




Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
4340 Pahoa Avenue 9C	**$1,158,000**	2 & 2/0	1,386 | $835	0 | $inf	224	32%	9	263

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
4340 Pahoa Avenue 9C	$377 | $1,908 | $0	$207,800	$1,012,900	$1,220,700	95%	1969 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
4340 Pahoa Avenue 9C	$1,065,000	04-17-2023	92%	82%	Cash

4340 Pahoa Avenue 9C - MLS#: 202212238 - Original price was $1,295,000 - Makai Diamond Head corner 2/2 with an open lanai. Great views from this desirable unit. Don't miss this chance. Original condition that has been maintained. AC work just completed. Location and view that can not be duplicated **Region:** Diamond Head **Neighborhood:** Kahala Area **Condition:** Fair **Parking:** Assigned, Guest, Open - 1, Open **Total Parking:** 1 **View:** Coastline, Diamond Head, Mountain, Ocean, Sunset **Frontage: Pool: Zoning:** 32 - B-2 Community Business Dis **Sale Conditions:** None **Schools:** Kahala, Kaimuki, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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