

2485 Booth Road, Honolulu 96813 * * \$1,550,000 * Originally \$1,650,000

Beds: 6	MLS#: <u>202321407</u>, FS	Year Built: 1950
Bath: 3/0	Status: Active	Remodeled: 2023
Living Sq. Ft.: 2,810	List Date & DOM: 09-20-2023 & 241	Total Parking: 4
Land Sq. Ft.: 5,752	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 282	Frontage:	Building: \$217,200
Sq. Ft. Other: 0	Tax/Year: \$300/2023	Land: \$950,200
Total Sq. Ft. 3,092	Neighborhood: Pauoa Valley	Total: \$1,167,400
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One, Two / No
Parking: 3 Car+, Garage	Frontage:	
Zoning : 05 - R-5 Residential District	View: City, Mountain, Ocean	

Public Remarks: WELCOME to this NEWLY RENOVATED HOME! An incredible opportunity & a must-see property! Special features include two attached units with lots of storage space (low ceiling garages), 2 electric meters, NEW electric , NEW plumbing, and for the front unit there will be a NEW refrigerator & NEW range/oven that is coming soon. This is a corner lot with city, mountain, & ocean views! Perfect for multi-generational type of living and/or rental. The square feet, #bedrooms and #bathrooms, differ from tax records. The property was recently appraised Nov 2023 for \$1,550,000. **Sale Conditions:** None **Schools:** [Pauoa](#), [Kawanakoa](#), [Roosevelt](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
2485 Booth Road	\$1,550,000	6 & 3/0	2,810 \$552	5,752 \$269	282	0%	0	241

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2485 Booth Road	\$300 \$0 \$0	\$950,200	\$217,200	\$1,167,400	133%	1950 & 2023

2485 Booth Road - MLS#: [202321407](#) - Original price was \$1,650,000 - WELCOME to this NEWLY RENOVATED HOME! An incredible opportunity & a must-see property! Special features include two attached units with lots of storage space (low ceiling garages), 2 electric meters, NEW electric , NEW plumbing, and for the front unit there will be a NEW refrigerator & NEW range/oven that is coming soon. This is a corner lot with city, mountain, & ocean views! Perfect for multi-generational type of living and/or rental. The square feet, #bedrooms and #bathrooms, differ from tax records. The property was recently appraised Nov 2023 for \$1,550,000. **Region:** Metro **Neighborhood:** Pauoa Valley **Condition:** Excellent **Parking:** 3 Car+, Garage **Total Parking:** 4 **View:** City, Mountain, Ocean **Frontage:** Pool: None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Pauoa](#), [Kawananakoa](#), [Roosevelt](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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