

Kulana Knolls 1 94-516 Kupuohi Street Unit 12/202, Waipahu 96797 * Kulana Knolls 1 ***\$589,000 * Originally \$599,999**

Beds: 3	MLS#: 202406697, FS	Year Built: 1994
Bath: 2/0	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 857	List Date & DOM: 03-20-2024 & 48	Total Parking: 2
Land Sq. Ft.: 294,161	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 66	Frontage:	Building: \$326,100
Sq. Ft. Other: 0	Tax/Year: \$109/2023	Land: \$246,400
Total Sq. Ft. 923	Neighborhood: Royal Kunia	Total: \$572,500
Maint./Assoc. \$503 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: One / No
Parking: Assigned, Guest, Open - 2	Frontage:	
Zoning : 11 - A-1 Low Density Apartment	View: Mountain	

Public Remarks: E Komo Mai, welcome home! This spacious 3 bedroom 2 full bath condo offers an excellent opportunity to own your own piece of paradise. This beautiful home is full of natural light and move-in ready. A large lanai looks out to a mountain view. The primary suite features a full bath, and large walk-in closet. There is an exterior water heater closet that can also be used as additional storage. The air conditioners were recently replaced in September 2022, and the appliances have been upgraded to stainless steel. Two assigned parking stalls are conveniently located very close to the unit, and ample guest parking is available nearby. Kulana Knolls is known as a peaceful gated community located in central Oahu. This community is conveniently located within walking distance of shops and restaurants, with jogging trails and parks nearby. There is a well-maintained playground available on-site for children of Kulana Knolls. Security is a priority, with owner specific access codes to the gate for ingress and egress, as well as 24/7 monitored video surveillance of the community grounds. **Sale Conditions:** None **Schools:** [Kaleiopuu](#), [Waipahu](#), [Waipahu](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
94-516 Kupuohi Street 12/202	\$589,000	3 & 2/0	857 \$687	294,161 \$2	66	65%	2	48

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
94-516 Kupuohi Street 12/202	\$109 \$503 \$0	\$246,400	\$326,100	\$572,500	103%	1994 & NA

[94-516 Kupuohi Street 12/202](#) - MLS#: [202406697](#) - Original price was \$599,999 - E Komo Mai, welcome home! This spacious 3 bedroom 2 full bath condo offers an excellent opportunity to own your own piece of paradise. This beautiful home is full of natural light and move-in ready. A large lanai looks out to a mountain view. The primary suite features a full bath, and large walk-in closet. There is an exterior water heater closet that can also be used as additional storage. The air conditioners were recently replaced in September 2022, and the appliances have been upgraded to stainless steel. Two assigned parking stalls are conveniently located very close to the unit, and ample guest parking is available nearby. Kulana Knolls is known as a peaceful gated community located in central Oahu. This community is conveniently located within walking distance of shops and restaurants, with jogging trails and parks nearby. There is a well-maintained playground available on-site for children of Kulana Knolls. Security is a priority, with owner specific access codes to the gate for ingress and egress, as well as 24/7 monitored video surveillance of the community grounds. **Region:** Waipahu **Neighborhood:** Royal Kunia **Condition:** Above Average **Parking:** Assigned, Guest, Open - 2 **Total Parking:** 2 **View:** Mountain **Frontage:** Pool: **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** [Kaleiopuu](#), [Waipahu](#), [Waipahu](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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