KAHALA BEACH 4999 Kahala Avenue Unit 212, HONOLULU 96816 * KAHALA BEACH * $1,995,000 * Originally $2,200,000

Sold Price: $1,650,000	Sold Date: 08-03-2001	Sold Ratio: 83%
Beds: **3**	MLS#: **2103299, LH**	Year Built: **1966**
Bath: **3/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **3,450**	List Date & DOM: **04-02-2001** & **64**	Total Parking: **2**
Land Sq. Ft.: **0**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **60**	Frontage: **Ocean, Sandy Beach**	Building: **$1,802,100**
Sq. Ft. Other: **0**	Tax/Year: **$830/2001**	Land: **$415,500**
Total Sq. Ft. **3,510**	Neighborhood: **Waialae G-c**	Total: **$2,217,600**
Maint./Assoc. **$1,783 / $0**	Flood Zone: **A - Tool**	Stories / CPR: **/ No**
Parking: **Covered - 2, Garage**	Frontage: **Ocean, Sandy Beach**	
Zoning:	View: **Ocean**	

Public Remarks: SPACIOUS FLOOR PLAN ON THIS OCEANFRONT APARTMENT WITH FOREVER VIEWS. CONVENIENTLY LOCATED NEAR SHOPPING, DINING & ENTERTAINMENT. NO SHOWINGS UNTIL 4/12/2001. **Sale Conditions: 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
4999 Kahala Avenue 212	**$1,995,000 LH**	3 & 3/0	3,450 | $578	0 | $inf	60	0%	2	64

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
4999 Kahala Avenue 212	$830 | $1,783 | $0	$415,500	$1,802,100	$2,217,600	90%	1966 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
4999 Kahala Avenue 212	$1,650,000	08-03-2001	83%	75%	Cash

4999 Kahala Avenue 212 - MLS#: 2103299 - Original price was $2,200,000 - SPACIOUS FLOOR PLAN ON THIS OCEANFRONT APARTMENT WITH FOREVER VIEWS. CONVENIENTLY LOCATED NEAR SHOPPING, DINING & ENTERTAINMENT. NO SHOWINGS UNTIL 4/12/2001. **Region:** Diamond Head **Neighborhood:** Waialae G-c **Condition:** Above Average **Parking:** Covered - 2, Garage **Total Parking:** 2 **View:** Ocean **Frontage:** Ocean,Sandy Beach **Pool: Zoning: Sale Conditions: Schools:** Kahala, Kaimuki, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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