## 1568 Ihiloa Loop, Honolulu 96821 * $1,785,000

| | | |
|---|---|---|
| Sold Price: $1,785,000 | Sold Date: 06-25-2013 | Sold Ratio: 100% |
| Beds: **3** | MLS#: **1304283, FS** | Year Built: **1973** |
| Bath: **3/1** | Status: **Sold** | Remodeled: **2006** |
| Living Sq. Ft.: **3,066** | List Date & DOM: **04-17-2013** & **54** | Total Parking: **0** |
| Land Sq. Ft.: **8,520** | Condition: **Excellent** | Assessed Value |
| Lanai Sq. Ft.: **0** | Frontage: | Building: **$395,900** |
| Sq. Ft. Other: **0** | Tax/Year: **$317/2012** | Land: **$801,000** |
| Total Sq. Ft. **3,066** | Neighborhood: **Waialae Iki** | Total: **$1,196,900** |
| Maint./Assoc. **$0 / $20** | Flood Zone: **Zone X - Tool** | Stories / CPR: **Three+ / No** |
| Parking: **3 Car+, Driveway, Garage, Street** | Frontage: | |
| Zoning: **04 - R-7.5 Residential District** | View: **Coastline, Diamond Head, Ocean, Sunrise, Sunset** | |

**Public Remarks:** One of best streets in Waialae Iki! Unobstructed views Diamond Head to Koko Head! Flex floorplan, new PV system, new hard wood flooring, pool & water features. Relax on pool deck or off of LR or guest suite lanais. Dwnstrs in-law suite or cool retreat for kids complete w/wet bar & laundry. Optional 4th BR/den/home office. Quiet, safe neighborhood to call home. Sold 'As Is'. Use TG Kahala,Roxanne. **Sale Conditions:** Subject To Replacement Property **Schools:** Aina Haina, Niu Valley, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





















| Address | Price | Bd & Bth | Living / Avg. | Land \| Avg. | DOM |
|---|---|---|---|---|---|
| 1568 Ihiloa Loop | $1,785,000 | 3 & 3/1 | 3,066 \| $582 | 8,520 \| $210 | 54 |

| Address | Tax \| Maint. \| Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---|---|---|---|---|---|---|
| 1568 Ihiloa Loop | $317 \| $0 \| $20 | $801,000 | $395,900 | $1,196,900 | 149% | 1973 & 2006 |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|---|---|---|---|---|---|
| 1568 Ihiloa Loop | $1,785,000 | 06-25-2013 | 100% | 100% | Conventional 40000 |

1568 Ihiloa Loop - MLS#: 1304283 - One of best streets in Waialae Iki! Unobstructed views Diamond Head to Koko Head! Flex floorplan, new PV system, new hard wood flooring, pool & water features. Relax on pool deck or off of LR or guest suite lanais. Dwnstrs in-law suite or cool retreat for kids complete w/wet bar & laundry. Optional 4th BR/den/home office. Quiet, safe neighborhood to call home. Sold 'As Is'. Use TG Kahala,Roxanne. **Region:** Diamond Head **Neighborhood:** Waialae Iki **Condition:** Excellent **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 0 **View:** Coastline, Diamond Head, Ocean, Sunrise, Sunset **Frontage: Pool:** In Ground **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** Subject To Replacement Property **Schools:** Aina Haina, Niu Valley, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market