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