

1681 Mahani Loop, Honolulu 96819 * \$780,000

Sold Price: \$825,000	Sold Date: 06-01-2018	Sold Ratio: 106%
Beds: 5	MLS#: <u>201809207</u>, FS	Year Built: 1950
Bath: 2/1	Status: Sold	Remodeled: 2000
Living Sq. Ft.: 2,092	List Date & DOM: 04-13-2018 & 7	Total Parking: 2
Land Sq. Ft.: 8,356	Condition: Above Average, Average	Assessed Value
Lanai Sq. Ft.: 468	Frontage:	Building: \$242,400
Sq. Ft. Other: 358	Tax/Year: \$183/2017	Land: \$460,400
Total Sq. Ft. 2,918	Neighborhood: Kalihi Valley	Total: \$702,800
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Two / No
Parking: 2 Car, Street	Frontage:	
Zoning : 05 - R-5 Residential District	View: City, Mountain, Ocean, Sunset	

Public Remarks: Multi-family dwelling in a beautiful, landscaped, tropical setting w/ amazing views of Kalihi valley, mountains & peek-a-boo ocean view. Good, quiet & cool neighborhood. Two units with partial renovations done in 2000 & 2018. Large game room could be a 6th bedroom or office.. Basement could be enclosed for a second washer/dryer & storage. Separate, large, secured/protected storage area. Two car carport & ample street parking, & two large lanais. Large front yard for potential garden or play area. American Shield Home Warranty included at closing. Terrific rental or investment opportunity. Convenient location nr shopping, restaurants, market, UH, military base, bus & freeways. Sq ft may not match tax records. To be sold as-is. Virtual tour above; click on film reel above. **Sale Conditions:** None **Schools:** [Kalihi](#), [Dole](#), [Farrington](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1681 Mahani Loop	\$780,000	5 & 2/1	2,092 \$373	8,356 \$93	7

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1681 Mahani Loop	\$183 \$0 \$0	\$460,400	\$242,400	\$702,800	111%	1950 & 2000

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1681 Mahani Loop	\$825,000	06-01-2018	106%	106%	Conventional 1475

1681 Mahani Loop - MLS#: **201809207** - Multi-family dwelling in a beautiful, landscaped, tropical setting w/ amazing views of Kalihi valley, mountains & peek-a-boo ocean view. Good, quiet & cool neighborhood. Two units with partial renovations done in 2000 & 2018. Large game room could be a 6th bedroom or office.. Basement could be enclosed for a second washer/dryer & storage. Separate, large, secured/protected storage area. Two car carport & ample street parking, & two large lanais. Large front yard for potential garden or play area. American Shield Home Warranty included at closing. Terrific rental or investment opportunity. Convenient location nr shopping, restaurants, market, UH, military base, bus & freeways. Sq ft may not match tax records. To be sold as-is. Virtual tour above; click on film reel above. **Region:** Metro **Neighborhood:** Kalihi Valley **Condition:** Above Average, Average **Parking:** 2 Car, Street **Total Parking:** 2 **View:** City, Mountain, Ocean, Sunset **Frontage:** Pool: None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kalihi](#), [Dole](#), [Farrington](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market