

## **67-145 Kuhi Street, Waialua 96791 \* \$452,400**

|                                                               |                                                   |                                |
|---------------------------------------------------------------|---------------------------------------------------|--------------------------------|
| Sold Price: \$455,000                                         | Sold Date: 05-15-2019                             | Sold Ratio: 101%               |
| Beds: <b>3</b>                                                | MLS#: <b><u>201908730, FS</u></b>                 | Year Built: <b>1932</b>        |
| Bath: <b>1/0</b>                                              | Status: <b>Sold</b>                               | Remodeled: <b>1952</b>         |
| Living Sq. Ft.: <b>800</b>                                    | List Date & DOM: <b>03-29-2019 &amp; 20</b>       | Total Parking: <b>4</b>        |
| Land Sq. Ft.: <b>6,225</b>                                    | Condition: <b>Needs Major Repair</b>              | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>                                       | Frontage:                                         | Building: <b>\$145,100</b>     |
| Sq. Ft. Other: <b>24</b>                                      | Tax/Year: <b>\$125/2019</b>                       | Land: <b>\$504,100</b>         |
| Total Sq. Ft. <b>824</b>                                      | Neighborhood: <b>Waialua</b>                      | Total: <b>\$649,200</b>        |
| Maint./Assoc. <b>\$0 / \$0</b>                                | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>One / No</b> |
| Parking: <b>3 Car+, Boat, Street</b>                          | Frontage:                                         |                                |
| <a href="#">Zoning</a> : <b>05 - R-5 Residential District</b> | View: <b>None</b>                                 |                                |

**Public Remarks:** This is a LARGE LEVEL CORNER LOT IN A NICE NEIGHBORHOOD, Price for land value only. BE CAREFUL THE FRONT DOOR STAIR STEEP. This property is selling for less than tax assessed LAND VALUE OF \$504,100. **Sale Conditions:** Lender Sale **Schools:** [Waialua](#), [Waialua](#), [Waialua](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                            | Price                     | Bd & Bth | Living / Avg. | Land   Avg.  | DOM |
|------------------------------------|---------------------------|----------|---------------|--------------|-----|
| <a href="#">67-145 Kuhi Street</a> | <a href="#">\$452,400</a> | 3 & 1/0  | 800   \$566   | 6,225   \$73 | 20  |

| Address                            | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">67-145 Kuhi Street</a> | \$125   \$0   \$0   | \$504,100     | \$145,100         | \$649,200      | 70%   | 1932 & 1952      |

| Address                            | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|------------------------------------|------------|------------|------------|----------------|------------|
| <a href="#">67-145 Kuhi Street</a> | \$455,000  | 05-15-2019 | 101%       | 101%           | Cash       |

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |  |  |  |  |  |  |
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| <a href="#">67-145 Kuhi Street</a> - MLS#: <a href="#">201908730</a> - This is a LARGE LEVEL CORNER LOT IN A NICE NEIGHBORHOOD, Price for land value only. BE CAREFUL THE FRONT DOOR STAIR STEEP. This property is selling for less than tax assessed LAND VALUE OF \$504,100. <b>Region:</b> North Shore <b>Neighborhood:</b> Waialua <b>Condition:</b> Needs Major Repair <b>Parking:</b> 3 Car+, Boat, Street <b>Total Parking:</b> 4 <b>View:</b> None <b>Frontage:</b> <b>Pool:</b> None <b>Zoning:</b> 05 - R-5 Residential District <b>Sale Conditions:</b> Lender Sale <b>Schools:</b> <a href="#">Waialua</a> , <a href="#">Waialua</a> , <a href="#">Waialua</a> * <a href="#">Request Showing</a> , <a href="#">Photos</a> , <a href="#">History</a> , <a href="#">Maps</a> , <a href="#">Deed</a> , <a href="#">Watch List</a> , <a href="#">Tax Info</a> |  |  |  |  |  |  |
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DOM = Days on Market