86-171 Moeha Street, Waianae 96792 * $615,000 * Originally $638,000

Sold Price: $615,000	Sold Date: 12-26-2019	Sold Ratio: 100%
Beds: **7**	MLS#: **201911189, FS**	Year Built: **1993**
Bath: **4/0**	Status: **Sold**	Remodeled: **2019**
Living Sq. Ft.: **3,027**	List Date & DOM: **04-18-2019** & **176**	Total Parking: **4**
Land Sq. Ft.: **5,951**	Condition: **Above Average, Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$432,200**
Sq. Ft. Other: **32**	Tax/Year: **$183/2018**	Land: **$282,800**
Total Sq. Ft. **3,059**	Neighborhood: **Lualualei**	Total: **$715,000**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **Two / No**
Parking: **3 Car+, Driveway, Garage, Street**	Frontage:	
Zoning: **05 - R-5 Residential District**	View: **None**	

Public Remarks: Move-in ready with lots of room for everyone! Over 3,000 sf of living area on large level corner lot! Upper floor has 3/2, kitchen, dining, and living room. Ground floor has 4/2, wetbar, family room, and garage. This is the perfect home for multi-family living. AC units installed in every room. Cool! You'll love the luxury waterproof vinyl floors and updated kitchen with lots of cabinets for storage. All vanities have been updated. House is freshly painted inside and out. Lots of room for entertaining, BBQ, and for the kids to run around. Fully fenced. Low maintenance yard. Room to park 5+ cars. A must see. Come check it out before its gone! Number of bedrooms differ from tax records. Priced $100k below assessed value. **Sale Conditions:** None **Schools:** Leihoku, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
86-171 Moeha Street	**$615,000**	7 & 4/0	3,027 | $203	5,951 | $103	176

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
86-171 Moeha Street	$183 | $0 | $0	$282,800	$432,200	$715,000	86%	1993 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
86-171 Moeha Street	$615,000	12-26-2019	100%	96%	USDA Financing

86-171 Moeha Street - MLS#: 201911189 - Original price was $638,000 - Move-in ready with lots of room for everyone! Over 3,000 sf of living area on large level corner lot! Upper floor has 3/2, kitchen, dining, and living room. Ground floor has 4/2, wetbar, family room, and garage. This is the perfect home for multi-family living. AC units installed in every room. Cool! You'll love the luxury waterproof vinyl floors and updated kitchen with lots of cabinets for storage. All vanities have been updated. House is freshly painted inside and out. Lots of room for entertaining, BBQ, and for the kids to run around. Fully fenced. Low maintenance yard. Room to park 5+ cars. A must see. Come check it out before its gone! Number of bedrooms differ from tax records. Priced $100k below assessed value. **Region:** Leeward **Neighborhood:** Lualualei **Condition:** Above Average, Excellent **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 4 **View:** None **Frontage: Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Leihoku, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market