

3450 Paalea Street, Honolulu 96816 * \$880,000 * Originally \$895,000

Sold Price: \$860,000 Sold Date: 10-23-2019 Sold Ratio: 98%
 Beds: **3** MLS#: **201917557, FS** Year Built: **1928**
 Bath: **2/0** Status: **Sold** Remodeled: **2017**
 Living Sq. Ft.: **1,186** List Date & DOM: **07-01-2019 & 69** Total Parking: **2**
 Land Sq. Ft.: **4,750** Condition: **Above Average** [Assessed Value](#)
 Lanai Sq. Ft.: **66** Frontage: Building: **\$162,600**
 Sq. Ft. Other: **0** Tax/Year: **\$224/2019** Land: **\$663,000**
 Total Sq. Ft. **1,252** Neighborhood: **Palolo** Total: **\$825,600**
 Maint./Assoc. **\$0 / \$0** [Flood Zone](#): **Zone X - Tool** Stories / CPR: **One / No**
 Parking: **2 Car, Carport, Street** Frontage:
 Zoning: **05 - R-5 Residential District** View: **Garden, Mountain**

Public Remarks: Priced to sell!! 3BR/2BA Palolo Valley | Large Enclosed Yard Areas | Grandfathered Spacious 2 Carport Surrounded by fruit trees and veggie gardens, this lovely tropical plantation style house offers a relaxed lifestyle, yet has easy access to restaurants and shops on Waialae Ave, UH and many other schools, Honolulu's city life, and the H1 highway. This house has two units with separate entrances. Great for living in one and rent out the other, multi-generation family, or living in one, and use the other as a quiet working area. Laundry room on-site. Large lot size, great for expansion or new construction. Storage. Highly motivated seller, the price is dropped for a quick sale. New water Heater, remodeled bathroom, painted, Drainage added around the house, post and beams have been reinforced under the house. **Sale**
Conditions: None **Schools:** [Aliiolani](#), [Jarrett](#), [Kaimuki](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
3450 Paalea Street	\$880,000	3 & 2/0	1,186 \$742	4,750 \$185	69

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
3450 Paalea Street	\$224 \$0 \$0	\$663,000	\$162,600	\$825,600	107%	1928 & 2017

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
3450 Paalea Street	\$860,000	10-23-2019	98%	96%	Conventional

[3450 Paalea Street](#) - MLS#: [201917557](#) - Original price was \$895,000 - Priced to sell!! 3BR/2BA Palolo Valley | Large Enclosed Yard Areas | Grandfathered Spacious 2 Carport Surrounded by fruit trees and veggie gardens, this lovely tropical plantation style house offers a relaxed lifestyle, yet has easy access to restaurants and shops on Waialae Ave, UH and many other schools, Honolulu's city life, and the H1 highway. This house has two units with separate entrances. Great for living in one and rent out the other, multi-generation family, or living in one, and use the other as a quiet working area. Laundry room on-site. Large lot size, great for expansion or new construction. Storage. Highly motivated seller, the price is dropped for a quick sale. New water Heater, remodeled bathroom, painted, Drainage added around the house, post and beams have been reinforced under the house. **Region:** Diamond Head **Neighborhood:** Palolo **Condition:** Above Average **Parking:** 2 Car, Carport, Street **Total Parking:** 2 **View:** Garden, Mountain **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale**
Conditions: None **Schools:** [Aliiolani](#), [Jarrett](#), [Kaimuki](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market