

92-322 Palaulau Place Unit 74, Kapolei 96707 * \$700,000 * Originally \$745,000

Sold Price: \$700,000 Sold Date: 07-01-2020 Sold Ratio: 100%
 Beds: **4** MLS#: **201917927, FS** Year Built: **2005**
 Bath: **3/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **1,817** List Date & DOM: **06-20-2019 & 122** Total Parking: **2**
 Land Sq. Ft.: **6,344** Condition: **Above Average, Average** [Assessed Value](#)
 Lanai Sq. Ft.: **144** Frontage:
 Sq. Ft. Other: **192** Tax/Year: **\$206/2018** Building: **\$368,100**
 Total Sq. Ft. **2,153** Neighborhood: **Makakilo-anuhea** Land: **\$474,400**
 Maint./Assoc. **\$114 / \$10** [Flood Zone](#): **Zone D - Tool** Total: **\$842,500**
 Parking: **2 Car, Driveway, Garage** Frontage:
[Zoning](#): **11 - A-1 Low Density Apartment** View: **Mountain, Ocean**

Public Remarks: SHORT SALE LENDER APPROVED. Come home to this spacious home in the quiet mountains of Makakilo. Enjoy sunsets in the balcony off the master bedroom with ocean views in the horizon and mountain views from your patio. Some water view from 2 bedrooms and the spacious loft upstairs. Greenbelt in the back so no backyard neighbors. Sprinkled backyard extends past the fence giving you lots of yard to plant your tropical fruits or a bountiful garden. This is a short sale. Buyer to pay \$5000 legal fees **Sale Conditions:** Short Sale **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
92-322 Palaulau Place 74	\$700,000	4 & 3/0	1,817 \$385	6,344 \$110	122

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
92-322 Palaulau Place 74	\$206 \$114 \$10	\$474,400	\$368,100	\$842,500	83%	2005 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
92-322 Palaulau Place 74	\$700,000	07-01-2020	100%	94%	VA

[92-322 Palaulau Place 74](#) - MLS#: [201917927](#) - Original price was \$745,000 - SHORT SALE LENDER APPROVED. Come home to this spacious home in the quiet mountains of Makakilo. Enjoy sunsets in the balcony off the master bedroom with ocean views in the horizon and mountain views from your patio. Some water view from 2 bedrooms and the spacious loft upstairs. Greenbelt in the back so no backyard neighbors. Sprinkled backyard extends past the fence giving you lots of yard to plant your tropical fruits or a bountiful garden. This is a short sale. Buyer to pay \$5000 legal fees **Region:** Makakilo
Neighborhood: Makakilo-anuhea **Condition:** Above Average, Average **Parking:** 2 Car, Driveway, Garage **Total Parking:** 2
View: Mountain, Ocean **Frontage:** Pool: None **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** Short Sale
Schools: , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market