92-1336 Punawainui Street, Kapolei 96707 * $975,000

Sold Price:	$965,000	Sold Date:	10-15-2019	Sold Ratio:	99%
Beds:	**4**	MLS#:	**201922773, FS**	Year Built:	**2006**
Bath:	**2/1**	Status:	**Sold**	Remodeled:	**2016**
Living Sq. Ft.:	**1,925**	List Date & DOM:	**08-14-2019** & **9**	Total Parking:	**4**
Land Sq. Ft.:	**9,541**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**169**	Frontage:	**Other**	Building:	**$381,900**
Sq. Ft. Other:	**0**	Tax/Year:	**$224/2019**	Land:	**$464,400**
Total Sq. Ft.	**2,094**	Neighborhood:	**Makakilo-wai Kaloi**	Total:	**$846,300**
Maint./Assoc.	**$75 / $10**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**Two / No**
Parking:	**3 Car+, Driveway, Garage, Street**			Frontage:	**Other**
Zoning:	**05 - R-5 Residential District**			View:	**Garden, Mountain**

Public Remarks: This beautifully updated 2-story home on a large 9,500+ sq. ft. lot in Upper Makakilo with an in-ground pool and spa is a must see! Imagine having your own private mountain oasis with frequent trade winds, cooler temperatures, fully fenced, mature trees (avocado, papaya, citrus, cherry guava, coconut, puakenikeni), large grassy yard areas with full automatic sprinkler system, landscape lighting and spacious patio lanai. Interior updates include six new split ACs (2016) , laminate flooring, paint, SS appliances, refinished cabinets, modern LED light fixtures, ceiling fans, venetian blinds and Kohler cast iron kitchen sink. The exterior of the home was repainted a year ago. Quiet, private location ideal for entertaining. Sale also includes building plans for a 1,200 sq. ft. 2-story addition. **Sale Conditions:** Subject To Replacement Property **Schools:** Barbers Point, Kapolei, Kapolei * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
92-1336 Punawainui Street	$975,000	4 & 2/1	1,925 | $506	9,541 | $102	9

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
92-1336 Punawainui Street	$224 | $75 | $10	$464,400	$381,900	$846,300	115%	2006 & 2016

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
92-1336 Punawainui Street	$965,000	10-15-2019	99%	99%	Conventional,Exchange

92-1336 Punawainui Street - MLS#: 201922773 - This beautifully updated 2-story home on a large 9,500+ sq. ft. lot in Upper Makakilo with an in-ground pool and spa is a must see! Imagine having your own private mountain oasis with frequent trade winds, cooler temperatures, fully fenced, mature trees (avocado, papaya, citrus, cherry guava, coconut, puakenikeni), large grassy yard areas with full automatic sprinkler system, landscape lighting and spacious patio lanai. Interior updates include six new split ACs (2016) , laminate flooring, paint, SS appliances, refinished cabinets, modern LED light fixtures, ceiling fans, venetian blinds and Kohler cast iron kitchen sink. The exterior of the home was repainted a year ago. Quiet, private location ideal for entertaining. Sale also includes building plans for a 1,200 sq. ft. 2-story addition. **Region:** Makakilo **Neighborhood:** Makakilo-wai Kaloi **Condition:** Excellent **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 4 **View:** Garden, Mountain **Frontage:** Other **Pool:** In Ground,Spa/HotTub **Zoning:** 05 - R-5 Residential District **Sale Conditions:** Subject To Replacement Property **Schools:** Barbers Point, Kapolei, Kapolei * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market