

1088 Kaumoku Street, Honolulu 96825 * \$1,028,000 * Originally \$1,088,000

Sold Price: \$995,000 Sold Date: 03-11-2020 Sold Ratio: 97%
 Beds: **3** MLS#: **201925962, FS** Year Built: **1975**
 Bath: **2/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **1,612** List Date & DOM: **09-10-2019 & 134** Total Parking: **2**
 Land Sq. Ft.: **9,071** Condition: **Above Average** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage: **Preservation** Building: **\$194,100**
 Sq. Ft. Other: **0** Tax/Year: **\$288/2018** Land: **\$992,900**
 Total Sq. Ft. **1,612** Neighborhood: **Mariners Ridge** Total: **\$1,187,000**
 Maint./Assoc. **\$225 / \$0** [Flood Zone](#): **Zone D - Tool** Stories / CPR: **Split Level / No**
 Parking: **2 Car, Garage, Street** Frontage: **Preservation**
 Zoning: **05 - R-5 Residential District** View: **Coastline, Marina/Canal, Mountain, Ocean, Sunset**

Public Remarks: WOW! WELCOME HOME to your private sanctuary with million dollar views! Come live among the trees in this spectacular custom built home. It's like living in a TREE HOUSE nestled into the lush tropical foliage. Enjoy the unique features of the home which include loft style bedrooms and covered lanais on every floor. High ceilings and large windows fill the home with natural sunlight. The house is freshly painted inside and outside and new wall to wall carpeting was installed. The large master suite has a generous walk in closet. Mariner's Ridge Association \$225 annual fee. Other: Private Sewer Hawaii American Water \$67 monthly, \$134 bi-monthly billing. The sale includes the CBP Home Warranty which transfers to the buyers at closing with no additional costs. **Sale Conditions:** None **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1088 Kaumoku Street	\$1,028,000	3 & 2/0	1,612 \$638	9,071 \$113	134

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1088 Kaumoku Street	\$288 \$225 \$0	\$992,900	\$194,100	\$1,187,000	87%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1088 Kaumoku Street	\$995,000	03-11-2020	97%	91%	Conventional

[1088 Kaumoku Street](#) - MLS#: **201925962** - Original price was \$1,088,000 - WOW! WELCOME HOME to your private sanctuary with million dollar views! Come live among the trees in this spectacular custom built home. It's like living in a TREE HOUSE nestled into the lush tropical foliage. Enjoy the unique features of the home which include loft style bedrooms and covered lanais on every floor. High ceilings and large windows fill the home with natural sunlight. The house is freshly painted inside and outside and new wall to wall carpeting was installed. The large master suite has a generous walk in closet. Mariner's Ridge Association \$225 annual fee. Other: Private Sewer Hawaii American Water \$67 monthly, \$134 bi-monthly billing. The sale includes the CBP Home Warranty which transfers to the buyers at closing with no additional costs. **Region:** Hawaii Kai **Neighborhood:** Mariners Ridge **Condition:** Above Average **Parking:** 2 Car, Garage, Street **Total Parking:** 2 **View:** Coastline, Marina/Canal, Mountain, Ocean, Sunset **Frontage:** Preservation **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market