1036 Koko Uka Place, Honolulu 96825 * $1,575,000 * Originally $1,595,000

Beds:	**4**	MLS#:	**201926034, FS**	Year Built:	**2005**
Bath:	**3/1**	Status:	**Expired**	Remodeled:	
Living Sq. Ft.:	**3,192**	List Date & DOM:	**09-12-2019** & **146**	Total Parking:	**3**
Land Sq. Ft.:	**7,076**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**184**	Frontage:	**Conservation, Other**	Building:	**$692,200**
Sq. Ft. Other:	**0**	Tax/Year:	**$709/2018**	Land:	**$775,900**
Total Sq. Ft.	**3,376**	Neighborhood:	**Koko Villas**	Total:	**$1,468,100**
Maint./Assoc.	**$0 / $181**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**Two / No**
Parking:	**3 Car+, Driveway, Garage, Street**			Frontage:	**Conservation, Other**
Zoning:	**05 - R-5 Residential District**			View:	**Coastline, Garden, Mountain, Ocean, Sunrise**

Public Remarks: Beautiful 4bedroom/3.5bath home in Koko Villas. Great location, close to Hawaii Kai shopping centers, beaches, golf course. Rarely available home in a wonderful neighborhood. 3 car garage. Built in 2005, following changes made in 2018: Kitchen sink and faucet, dishwasher, Synlawn in backyard, New garage door, Landscape entire house and lighting, pool pump, Waterfall and fountains added to pool. $7500 credit for flooring. Property is a must see! Buyer to accept survey that was done when seller bought the property in 2018. To be sold "as is" **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
1036 Koko Uka Place	**$1,575,000**	4 & 3/1	3,192 | $493	7,076 | $223	146

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1036 Koko Uka Place	$709 | $0 | $181	$775,900	$692,200	$1,468,100	107%	2005 & NA

1036 Koko Uka Place - MLS#: 201926034 - Original price was $1,595,000 - Beautiful 4bedroom/3.5bath home in Koko Villas. Great location, close to Hawaii Kai shopping centers, beaches, golf course. Rarely available home in a wonderful neighborhood. 3 car garage. Built in 2005, following changes made in 2018: Kitchen sink and faucet, dishwasher, Synlawn in backyard, New garage door, Landscape entire house and lighting, pool pump, Waterfall and fountains added to pool. $7500 credit for flooring. Property is a must see! Buyer to accept survey that was done when seller bought the property in 2018. To be sold "as is" **Region:** Hawaii Kai **Neighborhood:** Koko Villas **Condition:** Excellent **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 3 **View:** Coastline, Garden, Mountain, Ocean, Sunrise **Frontage:** Conservation,Other **Pool:** In Ground,Spa/HotTub **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market