

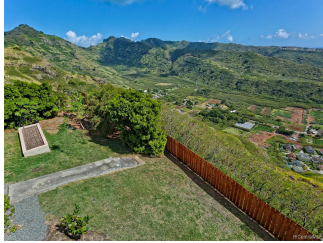
**1094 KAOOPULU Place, Honolulu 96825 \* \$1,550,000**

|                                                               |                                                                      |                                |
|---------------------------------------------------------------|----------------------------------------------------------------------|--------------------------------|
| Beds: <b>3</b>                                                | MLS#: <b>202002892, FS</b>                                           | Year Built: <b>1985</b>        |
| Bath: <b>2/1</b>                                              | Status: <b>Cancelled</b>                                             | Remodeled: <b>2005</b>         |
| Living Sq. Ft.: <b>1,992</b>                                  | List Date & DOM: <b>02-17-2020 &amp; 93</b>                          | Total Parking: <b>4</b>        |
| Land Sq. Ft.: <b>18,540</b>                                   | Condition: <b>Above Average</b>                                      | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>739</b>                                     | Frontage: <b>Other</b>                                               | Building: <b>\$438,400</b>     |
| Sq. Ft. Other: <b>0</b>                                       | Tax/Year: <b>\$509/2019</b>                                          | Land: <b>\$1,383,500</b>       |
| Total Sq. Ft. <b>2,731</b>                                    | Neighborhood: <b>Mariners Ridge</b>                                  | Total: <b>\$1,821,900</b>      |
| Maint./Assoc. <b>\$0 / \$0</b>                                | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b>                    | Stories / CPR: <b>One / No</b> |
| Parking: <b>3 Car+, Driveway, Garage, Street</b>              | Frontage: <b>Other</b>                                               |                                |
| <a href="#">Zoning</a> : <b>05 - R-5 Residential District</b> | View: <b>City, Coastline, Marina/Canal, Mountain, Ocean, Sunrise</b> |                                |

**Public Remarks:** Breathtaking RIM Lot, 18,540 sq. ft with unobstructed Mountain views down to the Ocean. Custom Built Single Level Home, 1992 sq. ft. with Hardwood Floors and a Renovated Kitchen. Views from almost any window & if you're lucky you can see Molokai. Take advantage of the panoramic view w/ 739 sq. ft. of Patio & Deck areas for Outdoor Entertaining. Large Workshop/Storage Area on bottom level which is an added surprise. Located on the end of a quiet cul-de-sac. Great potential for expansion on the Largest Lot in Mariner's Ridge. Make an appointment today. **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 |
|-------------------------------------|-----------------------------|----------|---------------|---------------|-----|
| <a href="#">1094 KAOOPULU Place</a> | <a href="#">\$1,550,000</a> | 3 & 2/1  | 1,992   \$778 | 18,540   \$84 | 93  |

| Address                             | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">1094 KAOOPULU Place</a> | \$509   \$0   \$0   | \$1,383,500   | \$438,400         | \$1,821,900    | 85%   | 1985 & 2005      |

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |  |  |  |  |  |  |
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| <a href="#">1094 KAOOPULU Place</a> - MLS#: <a href="#">202002892</a> - Breathtaking RIM Lot, 18,540 sq. ft with unobstructed Mountain views down to the Ocean. Custom Built Single Level Home, 1992 sq. ft. with Hardwood Floors and a Renovated Kitchen. Views from almost any window & if you're lucky you can see Molokai. Take advantage of the panoramic view w/ 739 sq. ft. of Patio & Deck areas for Outdoor Entertaining. Large Workshop/Storage Area on bottom level which is an added surprise. Located on the end of a quiet cul-de-sac. Great potential for expansion on the Largest Lot in Mariner's Ridge. Make an appointment today. <b>Region:</b> Hawaii Kai <b>Neighborhood:</b> Mariners Ridge <b>Condition:</b> Above Average <b>Parking:</b> 3 Car+, Driveway, Garage, Street <b>Total Parking:</b> 4 <b>View:</b> City, Coastline, Marina/Canal, Mountain, Ocean, Sunrise <b>Frontage:</b> Other <b>Pool:</b> None <b>Zoning:</b> 05 - R-5 Residential District <b>Sale Conditions:</b> None <b>Schools:</b> <a href="#">Hahaione</a> , <a href="#">Niu Valley</a> , <a href="#">Kaiser</a> * <a href="#">Request Showing</a> , <a href="#">Photos</a> , <a href="#">History</a> , <a href="#">Maps</a> , <a href="#">Deed</a> , <a href="#">Watch List</a> , <a href="#">Tax Info</a> |  |  |  |  |  |  |
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DOM = Days on Market