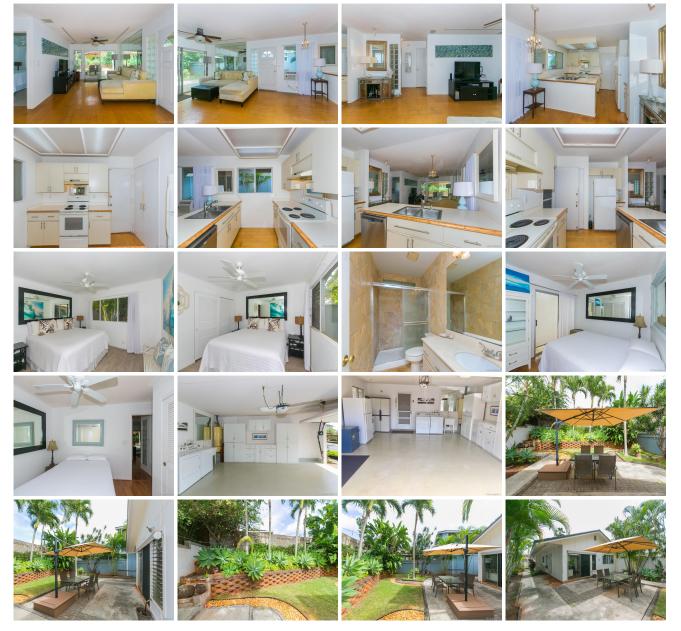
## 94-1469 Kahuli Street, Waipahu 96797 \* \$639,000

Sold Price: \$639,000	Sold Date: 0	)3-25-2020	Sold Ratio: 100%
Beds: <b>2</b>	MLS#: 2	2 <u>02003501</u> , FS	Year Built: <b>1985</b>
Bath: <b>1/0</b>	Status: S	Sold	Remodeled:
Living Sq. Ft.: <b>780</b>	List Date & DOM: <b>0</b>	<b>)2-18-2020</b> & <b>3</b>	Total Parking: 4
Land Sq. Ft.: <b>4,065</b>	Condition: A	Average	Assessed Value
Lanai Sq. Ft.: <b>0</b>	Frontage: <b>C</b>	Other	Building: <b>\$109,000</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$</b>	<b>185/2019</b>	Land: <b>\$524,300</b>
Total Sq. Ft. <b>780</b>	Neighborhood: V	Naipio Gentry	Total: <b>\$633,300</b>
Maint./Assoc. <b>\$0 / \$12</b>	Flood Zone: Z	Zone D - <u>Tool</u>	Stories / CPR: One / No
Parking: 2 Car, Driveway, Garage, Street		Frontage: C	other

Zoning: 05 - R-5 Residential District

View: Mountain

**Public Remarks:** Highly desirable SINGLE LEVEL 2 bedroom, 1 bathroom home located in a quiet cul-de-sac on one of the longest lots in Waipio Gentry with plenty of room for expansion. Brand new Great American Shake Roof with a life time guarantee installed in December 2019. This home has a professionally landscaped yard with designer stone features, palm trees, and blossoming bougainvillea. The lanai and backyard offer privacy from neighbors and are perfect for entertaining the family. Conveniently located near Costco, Waikele Premium Outlets, restaurants, walking paths and Waipio Shopping Center. HOA fee is \$140 for the year paid annualy. **Sale Conditions:** None **Schools:** Kanoelani, Highlands, Pearl City \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
94-1469 Kahuli Street	<u>\$639,000</u>	2 & 1/0	780   \$819	4,065   \$157	3

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
94-1469 Kahuli Street	\$185   \$0   \$12	\$524,300	\$109,000	\$633,300	101%	1985 & NA

Address	Sold Price	Sold Date	Sold Ratio	<b>Original Ratio</b>	Sold Terms
94-1469 Kahuli Street	\$639,000	03-25-2020	100%	100%	Conventional

94-1469 Kahuli Street - MLS#: 202003501 - Highly desirable SINGLE LEVEL 2 bedroom, 1 bathroom home located in a quiet cul-de-sac on one of the longest lots in Waipio Gentry with plenty of room for expansion. Brand new Great American Shake Roof with a life time guarantee installed in December 2019. This home has a professionally landscaped yard with designer stone features, palm trees, and blossoming bougainvillea. The lanai and backyard offer privacy from neighbors and are perfect for entertaining the family. Conveniently located near Costco, Waikele Premium Outlets, restaurants, walking paths and Waipio Shopping Center. HOA fee is \$140 for the year paid annualy. **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Average **Parking:** 2 Car, Driveway, Garage, Street **Total Parking:** 4 **View:** Mountain **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Kanoelani, Highlands, Pearl City \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market