

1542 Uluhaku Place, Kailua 96734 * \$799,000

Sold Price: \$799,000	Sold Date: 09-09-2020	Sold Ratio: 100%
Beds: 4	MLS#: 202019988, FS	Year Built: 1960
Bath: 2/1	Status: Sold	Remodeled: 1967
Living Sq. Ft.: 2,931	List Date & DOM: 08-07-2020 & 5	Total Parking: 2
Land Sq. Ft.: 7,533	Condition: Fair, Needs Major Repair	Assessed Value
Lanai Sq. Ft.: 30	Frontage:	Building: \$245,100
Sq. Ft. Other: 0	Tax/Year: \$398/2020	Land: \$780,900
Total Sq. Ft. 2,961	Neighborhood: Olomana	Total: \$1,026,000
Maint./Assoc. \$0 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Two / No
Parking: 2 Car, Driveway	Frontage:	
Zoning : 04 - R-7.5 Residential District	View: Mountain	

Public Remarks: Priced \$200,000 under assessed value. Looking for a great lot in a terrific neighborhood? This is the one for you. Bring your architect, designer & contractor to plan how to use the existing home as the foundation of your dream property. Make offers subject to inspection. May be difficult to finance due to condition issues. If you are not offering cash, be sure to check with your lender & be ready to provide evidence that they have a loan program for this property. Property sold AS IS, Where Is. Improvements do not match tax records. **Sale Conditions:** None **Schools:** [Maunawili](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1542 Uluhaku Place	\$799,000	4 & 2/1	2,931 \$273	7,533 \$106	5

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1542 Uluhaku Place	\$398 \$0 \$0	\$780,900	\$245,100	\$1,026,000	78%	1960 & 1967

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1542 Uluhaku Place	\$799,000	09-09-2020	100%	100%	Cash

[1542 Uluhaku Place](#) - MLS#: [202019988](#) - Priced \$200,000 under assessed value. Looking for a great lot in a terrific neighborhood? This is the one for you. Bring your architect, designer & contractor to plan how to use the existing home as the foundation of your dream property. Make offers subject to inspection. May be difficult to finance due to condition issues. If you are not offering cash, be sure to check with your lender & be ready to provide evidence that they have a loan program for this property. Property sold AS IS, Where Is. Improvements do not match tax records. **Region:** Kailua **Neighborhood:** Olomana **Condition:** Fair, Needs Major Repair **Parking:** 2 Car, Driveway **Total Parking:** 2 **View:** Mountain **Frontage:** **Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** [Maunawili](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market