94-1031 Upai Place, Waipahu 96797 * $789,000

Sold Price:	$810,000	Sold Date:	09-25-2020	Sold Ratio:	103%
Beds:	**3**	MLS#:	**202020394, FS**	Year Built:	**1978**
Bath:	**2/0**	Status:	**Sold**	Remodeled:	**2019**
Living Sq. Ft.:	**1,810**	List Date & DOM:	**08-24-2020** & **4**	Total Parking:	**5**
Land Sq. Ft.:	**5,468**	Condition:	**Above Average**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$193,800**
Sq. Ft. Other:	**519**	Tax/Year:	**$212/2020**	Land:	**$532,200**
Total Sq. Ft.	**2,329**	Neighborhood:	**Waipio Gentry**	Total:	**$726,000**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**2 Car, Driveway, Garage, Street**	Frontage:			
Zoning:	**05 - R-5 Residential District**	View:	**Garden**		

Public Remarks: Well Maintained single story home with attached 2-car garage and lots of parking. Recent partial remodel completed between 2015-2019 and lots of TLC to date. Remodeled kitchen has cherry wood cabinets, stainless steel appliances, granite counter-tops. Lots of windows, natural lighting and kitchen bay window. New refrigerator installed in July of 2020. 2019 improvements with new vinyl flooring in all three, bedrooms and two bathrooms, remodeled lanai (completed 2/2019). Also new floor tiling in kitchen, new garage door and exterior paint, 6 new AC window units, new washer/dryer, new gas water heater, updated atrium area by garage and living room, new front security screen door, new locks, new screen door in back. Located in Waipio Gentry, near Waipio Shopping Center and Patsy Mink Park. **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
94-1031 Upai Place	$789,000	3 & 2/0	1,810 | $436	5,468 | $144	4

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
94-1031 Upai Place	$212 | $0 | $0	$532,200	$193,800	$726,000	109%	1978 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
94-1031 Upai Place	$810,000	09-25-2020	103%	103%	Conventional

94-1031 Upai Place - MLS#: 202020394 - Well Maintained single story home with attached 2-car garage and lots of parking. Recent partial remodel completed between 2015-2019 and lots of TLC to date. Remodeled kitchen has cherry wood cabinets, stainless steel appliances, granite counter-tops. Lots of windows, natural lighting and kitchen bay window. New refrigerator installed in July of 2020. 2019 improvements with new vinyl flooring in all three, bedrooms and two bathrooms, remodeled lanai (completed 2/2019). Also new floor tiling in kitchen, new garage door and exterior paint, 6 new AC window units, new washer/dryer, new gas water heater, updated atrium area by garage and living room, new front security screen door, new locks, new screen door in back. Located in Waipio Gentry, near Waipio Shopping Center and Patsy Mink Park. **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Above Average **Parking:** 2 Car, Driveway, Garage, Street **Total Parking:** 5 **View:** Garden **Frontage: 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