

94-462 Kipou Street, Waipahu 96797 * \$899,900 * Originally \$949,900

Sold Price: \$875,000 Sold Date: 03-15-2021 Sold Ratio: 97%
 Beds: **11** MLS#: **202021600, FS** Year Built: **1970**
 Bath: **4/0** Status: **Sold** Remodeled: **1996**
 Living Sq. Ft.: **3,792** List Date & DOM: **08-28-2020 & 138** Total Parking: **2**
 Land Sq. Ft.: **9,283** Condition: **Fair, Needs Major Repair** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage: Building: **\$490,100**
 Sq. Ft. Other: **0** Tax/Year: **\$290/2020** Land: **\$505,400**
 Total Sq. Ft. **3,792** Neighborhood: **Harbor View** Total: **\$995,500**
 Maint./Assoc. **\$0 / \$0** [Flood Zone](#): **Zone D - Tool** Stories / CPR: **Two / No**
 Parking: **2 Car, Carport, Driveway, Street** Frontage:
[Zoning](#): **05 - R-5 Residential District** View: **None**

Public Remarks: Here's a great opportunity to restore a large home in Waipahu's Harbor Ridge with multiple dwellings/entrances. Two legal dwellings on tax records. Mango tree in the back yard and lots of space for gardening with some vision. Possible cash cow or great multi-family living once restored. Buyer to do their own due diligence. In need of repairs and looking for a cash buyer. **Sale Conditions:** Lender Sale **Schools:** [Honowai](#), [Waipahu](#), [Waipahu](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
94-462 Kipou Street	\$899,900	11 & 4/0	3,792 \$237	9,283 \$97	138

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
94-462 Kipou Street	\$290 \$0 \$0	\$505,400	\$490,100	\$995,500	90%	1970 & 1996

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
94-462 Kipou Street	\$875,000	03-15-2021	97%	92%	Cash

[94-462 Kipou Street](#) - MLS#: [202021600](#) - Original price was \$949,900 - Here's a great opportunity to restore a large home in Waipahu's Harbor Ridge with multiple dwellings/entrances. Two legal dwellings on tax records. Mango tree in the back yard and lots of space for gardening with some vision. Possible cash cow or great multi-family living once restored. Buyer to do their own due diligence. In need of repairs and looking for a cash buyer. **Region:** Waipahu **Neighborhood:** Harbor View **Condition:** Fair, Needs Major Repair **Parking:** 2 Car, Carport, Driveway, Street **Total Parking:** 2 **View:** None **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** Lender Sale **Schools:** [Honowai](#), [Waipahu](#), [Waipahu](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market