94-1135 Pohu Place, Waipahu 96797 * $695,000

Sold Price: $747,000	Sold Date: 11-25-2020	Sold Ratio: 107%
Beds: **2**	MLS#: **202023396, FS**	Year Built: **1980**
Bath: **2/1**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **1,474**	List Date & DOM: **09-28-2020** & **4**	Total Parking: **2**
Land Sq. Ft.: **2,518**	Condition: **Above Average, Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$161,500**
Sq. Ft. Other: **0**	Tax/Year: **$159/2019**	Land: **$481,800**
Total Sq. Ft. **1,474**	Neighborhood: **Waipio Gentry**	Total: **$643,300**
Maint./Assoc. **$0 / $12**	Flood Zone: **Zone D - Tool**	Stories / CPR: **Two / No**
Parking: **Driveway, Garage, Street**	Frontage:	
Zoning: **05 - R-5 Residential District**	View: **City, Mountain**	

Public Remarks: Enjoy a relaxed lifestyle in this charming 2 bedroom / 2.5 bath home, featuring a spacious open floor plan, high ceilings with numerous windows and abundant natural light. Beautifully maintained and updated, the 1,474 sq ft home includes a loft with additional space for an office or an entertainment area, a second floor master suite with its own lanai, an attached 2 car garage, owned (not leased) PV panels, split A/C, and gas appliances. The lovely backyard is perfect for entertaining and includes a grassy area. Enjoy new carpets, paint, and upgraded kitchen and appliances. Great location with relatively quick freeway access and close proximity to Waipio shopping center and Costco. **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
94-1135 Pohu Place	$695,000	2 & 2/1	1,474 | $472	2,518 | $276	4

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
94-1135 Pohu Place	$159 | $0 | $12	$481,800	$161,500	$643,300	108%	1980 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
94-1135 Pohu Place	$747,000	11-25-2020	107%	107%	VA

94-1135 Pohu Place - MLS#: 202023396 - Enjoy a relaxed lifestyle in this charming 2 bedroom / 2.5 bath home, featuring a spacious open floor plan, high ceilings with numerous windows and abundant natural light. Beautifully maintained and updated, the 1,474 sq ft home includes a loft with additional space for an office or an entertainment area, a second floor master suite with its own lanai, an attached 2 car garage, owned (not leased) PV panels, split A/C, and gas appliances. The lovely backyard is perfect for entertaining and includes a grassy area. Enjoy new carpets, paint, and upgraded kitchen and appliances. Great location with relatively quick freeway access and close proximity to Waipio shopping center and Costco. **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Above Average, Excellent **Parking:** Driveway, Garage, Street **Total Parking:** 2 **View:** City, Mountain **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