

2126 Aamanu Street, Pearl City 96782 * \$699,000

Sold Price: \$658,000	Sold Date: 10-19-2020	Sold Ratio: 94%
Beds: 5	MLS#: 202024039, FS	Year Built: 1961
Bath: 2/1	Status: Sold	Remodeled: 1965
Living Sq. Ft.: 2,098	List Date & DOM: 09-17-2020 & 14	Total Parking: 2
Land Sq. Ft.: 6,086	Condition: Needs Major Repair	Assessed Value
Lanai Sq. Ft.: 126	Frontage:	Building: \$133,900
Sq. Ft. Other: 0	Tax/Year: \$173/2020	Land: \$601,000
Total Sq. Ft. 2,224	Neighborhood: Pacific Palisades	Total: \$734,900
Maint./Assoc. \$0 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Two / No
Parking: 2 Car	Frontage:	
Zoning : 05 - R-5 Residential District	View: None	

Public Remarks: Well priced 5 Bedroom 2 story fixer upper home in Pacific Palisades! 3 Bedrms, 1.5 bath downstairs and 2 bedrms 1 bath upstairs, plus a spacious family room and outdoor patio. Ideal for multi family living. Home needs updating/repairs inside and out. Old flooring, paint, broken ceiling, possible leaking, termite damage, wood rot, etc. Roof was reroofed in 2018. Tent fumigation in September 2020 by Xtermco with a 5 year warranty. Survey completed in September 2020. Square footage, number of bedrooms and bathrooms does not match tax office records. To be sold in AS-IS condition and Seller will not do any repairs or cleaning (J9). Due to the property condition and repairs needed, seller looking for a cash buyer only. **Sale Conditions:** None **Schools:** [Palisades](#), [Highlands](#), [Pearl City](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
2126 Aamanu Street	\$699,000	5 & 2/1	2,098 \$333	6,086 \$115	14

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2126 Aamanu Street	\$173 \$0 \$0	\$601,000	\$133,900	\$734,900	95%	1961 & 1965

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
2126 Aamanu Street	\$658,000	10-19-2020	94%	94%	Cash

[2126 Aamanu Street](#) - MLS#: [202024039](#) - Well priced 5 Bedroom 2 story fixer upper home in Pacific Palisades! 3 Bedrms, 1.5 bath downstairs and 2 bedrms 1 bath upstairs, plus a spacious family room and outdoor patio. ideal for multi family living. Home needs updating/repairs inside and out. Old flooring, paint, broken ceiling, possible leaking, termite damage, wood rot, etc. Roof was reroofed in 2018. Tent fumigation in September 2020 by Xtermco with a 5 year warranty. Survey completed in September 2020. Square footage, number of bedrooms and bathrooms does not match tax office records. To be sold in AS-IS condition and Seller will not do any repairs or cleaning (J9). Due to the property condition and repairs needed, seller looking for a cash buyer only. **Region:** Pearl City **Neighborhood:** Pacific Palisades **Condition:** Needs Major Repair **Parking:** 2 Car **Total Parking:** 2 **View:** None **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Palisades](#), [Highlands](#), [Pearl City](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market