2314 Waiomao Road, Honolulu 96816 * $698,000 * Originally $748,888

Beds:	**2**	MLS#:	**202026921, FS**	Year Built:	**1962**
Bath:	**1/1**	Status:	**In Escrow Showing**	Remodeled:	
Living Sq. Ft.:	**760**	List Date & DOM:	**10-10-2020** & **133**	Total Parking:	**0**
Land Sq. Ft.:	**10,008**	Condition:	**Fair**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$75,100**
Sq. Ft. Other:	**0**	Tax/Year:	**$212/2020**	Land:	**$652,600**
Total Sq. Ft.	**760**	Neighborhood:	**Palolo**	Total:	**$727,700**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / No**
Parking:	**Street**	Frontage:			
Zoning:	**05 - R-5 Residential District**	View:	**Mountain**		

Public Remarks: COZY 2 bedroom in lush green Palolo Valley with a half bath in enclosed laundry area. To be sold "AS IS". Many flowering plants and fruit trees. PLEASE CALL FOR DISCLOSURE BEFORE SCHEDULING A SHOWING PLEASE. Listor is Co-Trustee and beneficiary of the Trust that owns the property. ALL SHOWINGS will be compliant with current CDC, State and HBR guidelines with regards to COVID-19 which includes wearing Face Masks, Social Distancing and number of attendees. Listor to be present at all showings. **Sale Conditions:** None **Schools:** Palolo, Jarrett, Kaimuki * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
2314 Waiomao Road	**$698,000**	2 & 1/1	760 | $918	10,008 | $70	133

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2314 Waiomao Road	$212 | $0 | $0	$652,600	$75,100	$727,700	96%	1962 & NA

2314 Waiomao Road - MLS#: 202026921 - Original price was $748,888 - COZY 2 bedroom in lush green Palolo Valley with a half bath in enclosed laundry area. To be sold "AS IS". Many flowering plants and fruit trees. PLEASE CALL FOR DISCLOSURE BEFORE SCHEDULING A SHOWING PLEASE. Listor is Co-Trustee and beneficiary of the Trust that owns the property. ALL SHOWINGS will be compliant with current CDC, State and HBR guidelines with regards to COVID-19 which includes wearing Face Masks, Social Distancing and number of attendees. Listor to be present at all showings. **Region:** Diamond Head **Neighborhood:** Palolo **Condition:** Fair **Parking:** Street **Total Parking:** 0 **View:** Mountain **Frontage: Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Palolo, Jarrett, Kaimuki * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market