## 7262 Pikoni Place, Honolulu 96825 \* \$865,000

Sold Date: 01-06-2021 Sold Ratio: 104% Sold Price: \$901,000 Beds: 3 MLS#: 202029378, FS Year Built: 1969 Bath: **1/1** Status: Sold Remodeled: 2007 Living Sq. Ft.: **1,274** List Date & DOM: 11-26-2020 & 5 Total Parking: 4 Land Sq. Ft.: 7,682 Condition: Above Average **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Building: \$125,600 Sq. Ft. Other: 0 Tax/Year: \$207/2020 Land: \$675,900

Total Sq. Ft. **1,274**Neighborhood: Koko Head
Terrace
Total: \$801,500

Flood Zone: Zone D - Tool

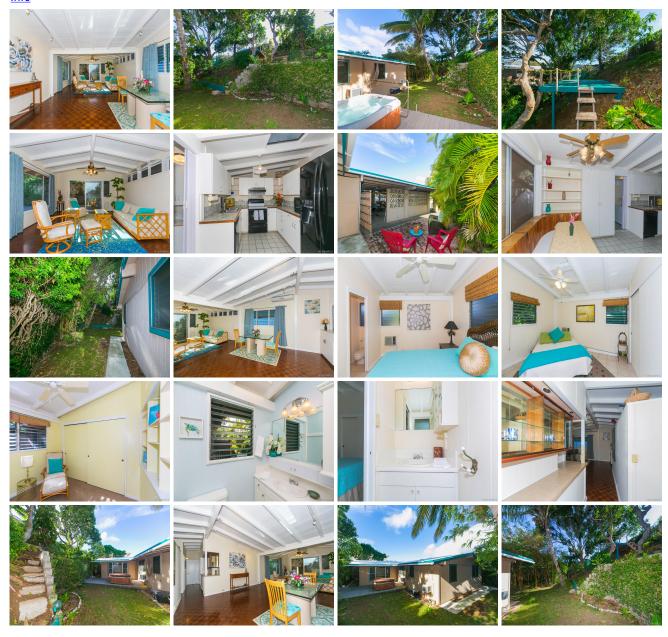
Stories / CPR: One / No

Parking: **2 Car, Carport, Driveway** Frontage:

Maint./Assoc. **\$0 / \$0** 

Zoning: 05 - R-5 Residential District View: Marina/Canal, Mountain

**Public Remarks:** This charming 3 bedroom, 1.5 bathroom home is located in a cul-de-sac & higher elevation, in the highly regarded Koko Head Terrace Neighborhood in Hawaii Kai ~ SE Honolulu. Offers large flat back & side yards as well as upslope property all on a sprinkler system, with mature plantings including 6 Plumeria Trees, Norfolk Pine, Hayden Mango, Coconut, Banana & Tangerine Trees. With an outdoor shower & Jacuzzi Spa, Garage/Carport w/automatic garage door & Privacy Fencing. Great location only a short drive to award-winning beaches, Costco, shopping, schools, medical facilities & famous Hanauma Bay, this is a perfect opportunity for first time or investment buyers. First showing Nov.27th- Friday **Sale Conditions:** None **Schools:** Kamiloiki, Niu Valley, Kaiser \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax









Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
7262 Pikoni Place	<u>\$865,000</u>	3 & 1/1	1,274   \$679	7,682   \$113	5

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7262 Pikoni Place	\$207   \$0   \$0	\$675,900	\$125,600	\$801,500	108%	1969 & 2007

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
7262 Pikoni Place	\$901,000	01-06-2021	104%	104%	Conventional

7262 Pikoni Place - MLS#: 202029378 - This charming 3 bedroom, 1.5 bathroom home is located in a cul-de-sac & higher elevation, in the highly regarded Koko Head Terrace Neighborhood in Hawaii Kai ~ SE Honolulu. Offers large flat back & side yards as well as upslope property all on a sprinkler system, with mature plantings including 6 Plumeria Trees, Norfolk Pine, Hayden Mango, Coconut, Banana & Tangerine Trees. With an outdoor shower & Jacuzzi Spa, Garage/Carport w/automatic garage door & Privacy Fencing. Great location only a short drive to award-winning beaches, Costco, shopping, schools, medical facilities & famous Hanauma Bay, this is a perfect opportunity for first time or investment buyers. First showing Nov.27th- Friday Region: Hawaii Kai Neighborhood: Koko Head Terrace Condition: Above Average Parking: 2 Car, Carport, Driveway Total Parking: 4 View: Marina/Canal, Mountain Frontage: Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Kamiloiki, Niu Valley, Kaiser \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market