

1635 Alaneo Street, Honolulu 96817 * \$995,000

Sold Price: \$1,080,000	Sold Date: 07-23-2021	Sold Ratio: 109%
Beds: 5	MLS#: <u>202112961</u>, FS	Year Built: 1949
Bath: 1/1	Status: Sold	Remodeled:
Living Sq. Ft.: 1,648	List Date & DOM: 05-24-2021 & 10	Total Parking: 2
Land Sq. Ft.: 5,220	Condition: Average, Fair	Assessed Value
Lanai Sq. Ft.: 236	Frontage:	Building: \$109,000
Sq. Ft. Other: 84	Tax/Year: \$181/2020	Land: \$696,600
Total Sq. Ft. 1,968	Neighborhood: Liliha	Total: \$805,600
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Two / No
Parking: 2 Car, Driveway, Street	Frontage:	
Zoning : 05 - R-5 Residential District	View: City, Garden	

Public Remarks: A Prime & Most Convenient Location & Neighborhood of 5,000+ sq.ft. lots w/sidewalks & wide streets. Home has been in one family for 74 years. Well maintained w/ upgraded electrical & plumbing. Perfect for a special new owner with some carpentry skills to renew/ refurbish its exposed trimwork. There is some deferred maintenance in the windows and screens, but 1635 Alaneo St has Good Bones and is to be sold "As Is" It has served its family for over 74 years extremely well, & can again shine in its glory & vintage charm with the Right Owner... Will this be You? Come and see! 1st showing: Wed Brokers Open May 26th 10-12 noon. 1st Sunday Open House May 30th 2-5 PM Deadline for receipt of offers is noon Tuesday, June 1st. Offers to be presented to Seller as they are received. **Sale Conditions:** None **Schools:** [Lanakila](#), [Kawananakoa](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1635 Alaneo Street	\$995,000	5 & 1/1	1,648 \$604	5,220 \$191	10

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1635 Alaneo Street	\$181 \$0 \$0	\$696,600	\$109,000	\$805,600	124%	1949 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1635 Alaneo Street	\$1,080,000	07-23-2021	109%	109%	Conventional

[1635 Alaneo Street](#) - MLS#: [202112961](#) - A Prime & Most Convenient Location & Neighborhood of 5,000+ sq.ft. lots w/sidewalks & wide streets. Home has been in one family for 74 years. Well maintained w/ upgraded electrical & plumbing. Perfect for a special new owner with some carpentry skills to renew/ refurbish its exposed trimwork. There is some deferred maintenance in the windows and screens, but 1635 Alaneo St has Good Bones and is to be sold "As Is" It has served its family for over 74 years extremely well, & can again shine in its glory & vintage charm with the Right Owner... Will this be You? Come and see! 1st showing: Wed Brokers Open May 26th 10-12 noon. 1st Sunday Open House May 30th 2-5 PM Deadline for receipt of offers is noon Tuesday, June 1st. Offers to be presented to Seller as they are received. **Region:** Metro **Neighborhood:** Liliha **Condition:** Average, Fair **Parking:** 2 Car, Driveway, Street **Total Parking:** 2 **View:** City, Garden **Frontage:** Pool: None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Lanakila](#), [Kawananakoa](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market