Lot 52 B & C Lai Road Unit 2-3, Honolulu 96816 * $850,000 * Originally $1,275,000

Sold Price:	$814,000	Sold Date:	12-14-2021	Sold Ratio:	96%
Beds:	**0**	MLS#:	**202116772, FS**	Year Built:	**0**
Bath:	**0/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**0**	List Date & DOM:	**06-29-2021** & **138**	Total Parking:	**16**
Land Sq. Ft.:	**37,612**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$17,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$190/2021**	Land:	**$6,508**
Total Sq. Ft.	**0**	Neighborhood:	**Palolo**	Total:	**$668,300**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**Basement, One, Two, Three+, Split / Yes**

Parking: **3 Car+, Boat, Street**
Frontage:
Zoning: **05 - R-5 Residential District**
View: **Garden, Mountain, Other**

Public Remarks: Experience country living in town! Cool woodsy air, relaxed privacy, and the feeling of neighbor island in this refuge nestled above Kaimuki and minutes to UH, Waikiki, Downtown. The building permit for the 4 bedroom 4.5 bath 4,000+ sq. ft home depicted in renderings is approved, land is cleared and ready to build. Bring your contractor and personal touches. A great opportunity to own a brand new home! B/C are part of a 2.92 acre property; Lots D-G are also offered bundled together, the entire 1/4 mile long parcel is also an option. Enjoy an armchair walk thru on the video, more information is available on the website. Seeing this unique tropical oasis in person is the best way to experience all it has to offer. Schedule your private tour today! **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
Lot 52 B & C Lai Road 2-3	**$850,000**	0 & 0/0	0 | $inf	37,612 | $23	138

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
Lot 52 B & C Lai Road 2-3	$190 | $0 | $0	$6,508	$17,500	$668,300	127%	0 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
Lot 52 B & C Lai Road 2-3	$814,000	12-14-2021	96%	64%	Cash

Lot 52 B & C Lai Road 2-3 - MLS#: 202116772 - Original price was $1,275,000 - Experience country living in town! Cool woodsy air, relaxed privacy, and the feeling of neighbor island in this refuge nestled above Kaimuki and minutes to UH, Waikiki, Downtown. The building permit for the 4 bedroom 4.5 bath 4,000+ sq. ft home depicted in renderings is approved, land is cleared and ready to build. Bring your contractor and personal touches. A great opportunity to own a brand new home! B/C are part of a 2.92 acre property; Lots D-G are also offered bundled together, the entire 1/4 mile long parcel is also an option. Enjoy an armchair walk thru on the video, more information is available on the website. Seeing this unique tropical oasis in person is the best way to experience all it has to offer. Schedule your private tour today! **Region:** Diamond Head **Neighborhood:** Palolo **Condition:** Excellent **Parking:** 3 Car+, Boat, Street **Total Parking:** 16 **View:** Garden, Mountain, Other **Frontage: Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market