1041 Mokapu Boulevard, Kailua 96734 * $850,000

Sold Price:	$900,000	Sold Date:	11-01-2021	Sold Ratio:	106%
Beds:	**4**	MLS#:	**202123444, FS**	Year Built:	**1959**
Bath:	**2/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**1,730**	List Date & DOM:	**09-07-2021** & **5**	Total Parking:	**4**
Land Sq. Ft.:	**9,375**	Condition:	**Needs Major Repair**	Assessed Value	
Lanai Sq. Ft.:	**522**	Frontage:	**Other**	Building:	**$77,800**
Sq. Ft. Other:	**0**	Tax/Year:	**$239/2020**	Land:	**$876,600**
Total Sq. Ft.	**2,252**	Neighborhood:	**Kalaheo Hillside**	Total:	**$954,400**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / No**
Parking:	**3 Car+, Boat, Driveway, Garage, Street**	Frontage:	**Other**		
Zoning:	**04 - R-7.5 Residential District**	View:	**None**		

Public Remarks: Strictly fixer upper home with good bones in highly desirable Kailua. Contractor special. no VA financing. Nice level lot with stepped rock wall. Sold AS IS. No credits or repairs. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
1041 Mokapu Boulevard	$850,000	4 & 2/0	1,730 | $491	9,375 | $91	5

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1041 Mokapu Boulevard	$239 | $0 | $0	$876,600	$77,800	$954,400	89%	1959 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1041 Mokapu Boulevard	$900,000	11-01-2021	106%	106%	Cash

1041 Mokapu Boulevard - MLS#: 202123444 - Strictly fixer upper home with good bones in highly desirable Kailua. Contractor special. no VA financing. Nice level lot with stepped rock wall. Sold AS IS. No credits or repairs. **Region:** Kailua **Neighborhood:** Kalaheo Hillside **Condition:** Needs Major Repair **Parking:** 3 Car+, Boat, Driveway, Garage, Street **Total Parking:** 4 **View:** None **Frontage:** Other **Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market