

**Ulu Wehi 85-169 Ala Akau Street Unit F, Waianae 96792 \* \$254,500 \* Originally \$269,000**

|                                                               |                                                   |                                |
|---------------------------------------------------------------|---------------------------------------------------|--------------------------------|
| Beds: <b>4</b>                                                | MLS#: <b>202126315, LH</b>                        | Year Built: <b>1974</b>        |
| Bath: <b>1/1</b>                                              | Status: <b>Cancelled</b>                          | Remodeled: <b>2021</b>         |
| Living Sq. Ft.: <b>1,158</b>                                  | List Date & DOM: <b>10-25-2021 &amp; 41</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>1,746</b>                                    | Condition: <b>Above Average</b>                   | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>                                       | Frontage:                                         | Building: <b>\$82,900</b>      |
| Sq. Ft. Other: <b>48</b>                                      | Tax/Year: <b>\$62/2020</b>                        | Land: <b>\$128,600</b>         |
| Total Sq. Ft. <b>1,206</b>                                    | Neighborhood: <b>Waianae</b>                      | Total: <b>\$211,500</b>        |
| Maint./Assoc. <b>\$220 / \$0</b>                              | <a href="#">Flood Zone</a> : <b>Zone X - Tool</b> | Stories / CPR: <b>Two / No</b> |
| Parking: <b>2 Car</b>                                         | Frontage:                                         |                                |
| <a href="#">Zoning</a> : <b>05 - R-5 Residential District</b> | View: <b>Mountain</b>                             |                                |

**Public Remarks:** Lease terms: \$1,832.00 per year till 6/30/2026, \$2,381.00 per year till 6/30/2036, \$3,096.00 per year till 6/30/2046, and \$4,024.00 per year till 12/31/2055. Great Lease terms, no need to extend lease. Have your clients look at this newly renovated 4 bedroom, 1.5 bath end unit. Nice and affordable. **Sale Conditions:** None **Schools:** [Kamaile](#), [Waianae](#), [Waianae](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                                  | Price               | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|------------------------------------------|---------------------|----------|---------------|---------------|-----|
| <a href="#">85-169 Ala Akau Street F</a> | <b>\$254,500 LH</b> | 4 & 1/1  | 1,158   \$220 | 1,746   \$146 | 41  |

| Address                                  | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">85-169 Ala Akau Street F</a> | \$62   \$220   \$0  | \$128,600     | \$82,900          | \$211,500      | 120%  | 1974 & 2021      |

**85-169 Ala Akau Street F** - MLS#: [202126315](#) - Original price was \$269,000 - Lease terms: \$1,832.00 per year till 6/30/2026, \$2,381.00 per year till 6/30/2036, \$3,096.00 per year till 6/30/2046, and \$4,024.00 per year till 12/31/2055. Great Lease terms, no need to extend lease. Have your clients look at this newly renovated 4 bedroom, 1.5 bath end unit. Nice and affordable. **Region:** Leeward **Neighborhood:** Waianae **Condition:** Above Average **Parking:** 2 Car **Total Parking:** 2 **View:** Mountain **Frontage:** Pool: None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kamaile](#), [Waianae](#), [Waianae](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market