

85-735 Kaupuni Place, Waianae 96792 * \$495,000

Sold Price: \$495,000	Sold Date: 02-24-2022	Sold Ratio: 100%
Beds: 3	MLS#: <u>202126335</u>, FS	Year Built: 1960
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 900	List Date & DOM: 10-21-2021 & 14	Total Parking: 2
Land Sq. Ft.: 7,013	Condition: Fair	Assessed Value
Lanai Sq. Ft.: 250	Frontage: Other	Building: \$108,400
Sq. Ft. Other: 0	Tax/Year: \$71/2020	Land: \$274,300
Total Sq. Ft. 1,150	Neighborhood: Waianae	Total: \$382,700
Maint./Assoc. \$0 / \$0	Flood Zone : Zone VE - Tool	Stories / CPR: One / No
Parking: Driveway	Frontage: Other	
Zoning : 05 - R-5 Residential District	View: Mountain, Ocean	

Public Remarks: This charming, classic, plantation style mid-century home will be easy to restore. No termites! Wood flooring in decent shape. Open layout - living room leads to large covered pau hana lanai overlooking large backyard and peekaboo ocean view. Enjoy ocean breeze and the sound of the Sea. Pokai Bay and surf spot directly in front of property separated by the fence of Pillaa Army Recreation Center. Walk around to The Beach House by 604 for ocean front dining and live Hawaiian music. Dis is da spot! Great, safe location in the heart of Wai'anae near Pokai Bay, Wai'anae Small Boat Harbor, restaurants, grocery stores, fishing, surfing, SUP, more beautiful beaches and organic farms back in the valley. **Sale Conditions:** None **Schools:** [Waianae](#), [Waianae](#), [Waianae](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
85-735 Kaupuni Place	\$495,000	3 & 1/0	900 \$550	7,013 \$71	14

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
85-735 Kaupuni Place	\$71 \$0 \$0	\$274,300	\$108,400	\$382,700	129%	1960 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
85-735 Kaupuni Place	\$495,000	02-24-2022	100%	100%	Conventional

85-735 Kaupuni Place - MLS#: 202126335 - This charming, classic, plantation style mid-century home will be easy to restore. No termites! Wood flooring in decent shape. Open layout - living room leads to large covered pau hana lanai overlooking large backyard and peekaboo ocean view. Enjoy ocean breeze and the sound of the Sea. Pokai Bay and surf spot directly in front of property separated by the fence of Pililaau Army Recreation Center. Walk around to The Beach House by 604 for ocean front dining and live Hawaiian music. Dis is da spot! Great, safe location in the heart of Wai'anae near Pokai Bay, Wai'anae Small Boat Harbor, restaurants, grocery stores, fishing, surfing, SUP, more beautiful beaches and organic farms back in the valley. Region: Leeward Neighborhood: Waianae Condition: Fair Parking: Driveway Total Parking: 2 View: Mountain, Ocean Frontage: Other Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Waianae , Waianae , Waianae * Request Showing , Photos , History , Maps , Deed , Watch List , Tax Info					
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DOM = Days on Market