91-1013 Kaikauhaa Street, Ewa Beach 96706 * $1,100,000

Sold Price: $1,040,000	Sold Date: 02-22-2022	Sold Ratio: 95%
Beds: **4**	MLS#: **202128921, FS**	Year Built: **2000**
Bath: **2/1**	Status: **Sold**	Remodeled: **2021**
Living Sq. Ft.: **1,775**	List Date & DOM: **11-16-2021** & **22**	Total Parking: **2**
Land Sq. Ft.: **4,200**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **50**	Frontage: **Ocean**	Building: **$329,800**
Sq. Ft. Other: **0**	Tax/Year: **$200/2021**	Land: **$402,800**
Total Sq. Ft. **1,825**	Neighborhood: **Ocean Pointe**	Total: **$732,600**
Maint./Assoc. **$0 / $98**	Flood Zone: **Zone D - Tool**	Stories / CPR: **Two / No**
Parking: **2 Car**	Frontage: **Ocean**	
Zoning: **05 - R-5 Residential District**	View: **None**	

Public Remarks: Ocean Pointe. $ 25,000 IN 2021 UPGRADES. Completely renovated Executive home w/ double entry doors. 2 story, CENTRAL AC, 4 bedroom, 2.5 bath home w/ 2 car garage. Formal living room in front can be converted easily into a downstairs bedroom. HUGE 2nd living & dining room next to open plan kitchen. Covered back Lanai. Landscaped fenced in yard w/ new grass. Home has beautiful CERAMIC TILE Floors downstairs. Carpet on stairs & in 4 bedrooms upstairs. RENOVATIONS INCLUDE : New exterior & interior paint for the whole house. New window screens & blinds. New ceiling fans installed in front room, dining room, living room & master bedroom. Backsplash & under mount cabinet lighting installed in kitchen. Cabinets painted. New microwave & garbage disposal installed. New vanity, new sink & faucet installed in 1/2 bath. Installed new shower base & drain, porcelain tile, plumbing features & sliding glass doors in master bath. New toilets & supply lines & valves installed in all three bathrooms. New sprinkler system in landscaped yard. New custom storage on the exterior wall of the free standing garage. Must see to appreciate !! Open House November 28th. Buy yourself a home this Thanksgiving !! **Sale Conditions:** None **Schools:** Ewa Beach, Ewa Makai, Campbell * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
91-1013 Kaikauhaa Street	$1,100,000	4 & 2/1	1,775 | $620	4,200 | $262	22

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
91-1013 Kaikauhaa Street	$200 | $0 | $98	$402,800	$329,800	$732,600	150%	2000 & 2021

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
91-1013 Kaikauhaa Street	$1,040,000	02-22-2022	95%	95%	Cash

91-1013 Kaikauhaa Street - MLS#: 202128921 - Ocean Pointe. $ 25,000 IN 2021 UPGRADES. Completely renovated Executive home w/ double entry doors. 2 story, CENTRAL AC, 4 bedroom, 2.5 bath home w/ 2 car garage. Formal living room in front can be converted easily into a downstairs bedroom. HUGE 2nd living & dining room next to open plan kitchen. Covered back Lanai. Landscaped fenced in yard w/ new grass. Home has beautiful CERAMIC TILE Floors downstairs. Carpet on stairs & in 4 bedrooms upstairs. RENOVATIONS INCLUDE : New exterior & interior paint for the whole house. New window screens & blinds. New ceiling fans installed in front room, dining room, living room & master bedroom. Backsplash & under mount cabinet lighting installed in kitchen. Cabinets painted. New microwave & garbage disposal installed. New vanity, new sink & faucet installed in 1/2 bath. Installed new shower base & drain, porcelain tile, plumbing features & sliding glass doors in master bath. New toilets & supply lines & valves installed in all three bathrooms. New sprinkler system in landscaped yard. New custom storage on the exterior wall of the free standing garage. Must see to appreciate !! Open House November 28th. Buy yourself a home this Thanksgiving !! **Region:** Ewa Plain **Neighborhood:** Ocean Pointe **Condition:** Excellent **Parking:** 2 Car **Total Parking:** 2 **View:** None **Frontage:** Ocean **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Ewa Beach, Ewa Makai, Campbell * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market