3123 NIHI Street, Honolulu 96819 * $899,000

Sold Price: $1,040,000	Sold Date: 06-20-2022	Sold Ratio: 116%
Beds: **4**	MLS#: **202207672, FS**	Year Built: **1961**
Bath: **1/1**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **1,298**	List Date & DOM: **04-23-2022** & **11**	Total Parking: **2**
Land Sq. Ft.: **5,865**	Condition: **Above Average, Average**	Assessed Value
Lanai Sq. Ft.: **78**	Frontage: **Conservation**	Building: **$134,800**
Sq. Ft. Other: **0**	Tax/Year: **$160/2022**	Land: **$667,700**
Total Sq. Ft. **1,376**	Neighborhood: **Kalihi Valley**	Total: **$802,500**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **One / No**
Parking: **2 Car, Carport, Street**	Frontage: **Conservation**	
Zoning: **05 - R-5 Residential District**	View: **Garden, Ocean, Other, Sunset**	

Public Remarks: Charming and well-Maintained home with built in shelving in living room and kitchen. Roof 2011, original hardwood oak flooring, kitchen remodeled with solid oak cabinets and Corian countertops. SS appliances and newer stove/oven range. Terraced yard provides easy access for gardening enthusiasts and tangerine and other fruit trees. The 4th bedroom could be easily turned into a wet bar studio as it is separated from the main house with separate entrance. Many more impressive touches that make this ready to be called home. First open house 5/1 from 2-5pm **Sale Conditions:** None **Schools:** Kalihi Uka, Dole, Farrington * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
3123 NIHI Street	$899,000	4 & 1/1	1,298 | $693	5,865 | $153	11

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
3123 NIHI Street	$160 | $0 | $0	$667,700	$134,800	$802,500	112%	1961 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
3123 NIHI Street	$1,040,000	06-20-2022	116%	116%	Conventional 0

3123 NIHI Street - MLS#: 202207672 - Charming and well-Maintained home with built in shelving in living room and kitchen. Roof 2011, original hardwood oak flooring, kitchen remodeled with solid oak cabinets and Corian countertops. SS appliances and newer stove/oven range. Terraced yard provides easy access for gardening enthusiasts and tangerine and other fruit trees. The 4th bedroom could be easily turned into a wet bar studio as it is separated from the main house with separate entrance. Many more impressive touches that make this ready to be called home. First open house 5/1 from 2-5pm **Region:** Metro **Neighborhood:** Kalihi Valley **Condition:** Above Average, Average **Parking:** 2 Car, Carport, Street **Total Parking:** 2 **View:** Garden, Ocean, Other, Sunset **Frontage:** Conservation **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Kalihi Uka, Dole, Farrington * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market