87-1529 Nakii Street	, Waianae 967	<mark>92</mark> * \$710,000 * Or	riginally \$739,900
Beds: 3	MLS#:	<u>202317372</u> , FS	Year Built: 2011
Bath: 2/1	Status:	Active Under Contract	Remodeled:
Living Sq. Ft.: 1,152	List Date & DOM:	07-27-2023 & 155	Total Parking: 4
Land Sq. Ft.: 3,751	Condition:	Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage:		Building: \$241,600
Sq. Ft. Other: 0	•	\$187/2022	Land: \$440,700
Total Sq. Ft. 1,152	Neighborhood:	Maili Sea-makalae 1	Total: \$682,300
Maint./Assoc. \$0 / \$65	Flood Zone:	Zone X - <u>Tool</u>	Stories / CPR: Two / No
Parking: 2 Car, Garage		Frontage:	
Zoning: 05 - R-5 Residential	District	View: Mo	untain, Sunset

Public Remarks: Seller open to anyone taking over this assumable loan at 2.75% with a total payment of \$3,139 giving you a lower payment than a \$425k purchase!!! A great home in the community of Maili Sea Makalae. You can beat the heat with the central ac powered by owned solar panels with a battery backup. The seller pays an average of \$20 per month on his electric bill and last year received a check back from Hawaiian Electric for over \$200! The open floor plan features a great room downstairs with a eat-in kitchen with maple cabinets, granite counter tops and stainless steel appliances. There is also a large pantry and 1/2 bathroom. The primary suite and two additional bathrooms are located upstairs along with two additional full bathrooms. The large back yard is completely enclosed with vinyl fencing and has a spacious open lanai, grass area, banana tree and newer tool shed. this property is located only 1.2 miles from a sandy beach and less than 1 mile from the trailhead to the world-famous Ma'ili Pillbox Hiking trail. The low association fee of \$65 per month includes access to the Sea Country Community Pool, recreational, and dog park. NO maintenance fee in this area of Sea Country! **Sale Conditions:** None **Schools:** , , * <u>Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info</u>

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
87-1529 Nakii Street	<u>\$710,000</u>	3 & 2/1	1,152 \$616	3,751 \$189	155

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
87-1529 Nakii Street	\$187 \$0 \$65	\$440,700	\$241,600	\$682,300	104%	2011 & NA

87-1529 Nakii Street - MLS#: 202317372 - Original price was \$739,900 - Seller open to anyone taking over this assumable loan at 2.75% with a total payment of \$3,139 giving you a lower payment than a \$425k purchase!!! A great home in the community of Maili Sea Makalae. You can beat the heat with the central ac powered by owned solar panels with a battery backup. The seller pays an average of \$20 per month on his electric bill and last year received a check back from Hawaiian Electric for over \$200! The open floor plan features a great room downstairs with a eat-in kitchen with maple cabinets, granite counter tops and stainless steel appliances. There is also a large pantry and 1/2 bathroom. The primary suite and two additional bathrooms are located upstairs along with two additional full bathrooms. The large back yard is completely enclosed with vinyl fencing and has a spacious open lanai, grass area, banana tree and newer tool shed. this property is located only 1.2 miles from a sandy beach and less than 1 mile from the trailhead to the world-famous Ma'ili Pillbox Hiking trail. The low association fee of \$65 per month includes access to the Sea Country Community Pool, recreational, and dog park. NO maintenance fee in this area of Sea Country! **Region:** Leeward **Neighborhood:** Maili Sea-makalae 1 **Condition:** Above Average **Parking:** 2 Car, Garage **Total Parking:** 4 **View:** Mountain, Sunset **Frontage: Pool:** Community Association Pool **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * <u>Request Showing</u>, <u>Photos</u>, <u>History</u>, <u>Maps</u>, <u>Deed</u>, <u>Watch List</u>, <u>Tax Info</u>

DOM = Days on Market