91-1188 Waipuhia Street, Ewa Beach 96706 * \$1,177,000 * Originally \$1,200,000

Beds: 4	MLS#: 202319772, FS		Year Built: 2012		
Bath: 3/0	Status:	Active Under Contract	Remodeled: 2021		
Living Sq. Ft.: 1,802	List Date & DOM: 10-05-2023 & 175		Total Parking: 2		
Land Sq. Ft.: 4,856	Condition: Excellent		Assessed Value		
Lanai Sq. Ft.: 71	Frontage:		Building: \$847,500		
Sq. Ft. Other: 0	-	\$292/2023	Land: \$354,300		
Total Sq. Ft. 1,873	Neighborhood:	Hoakalei-ka Makana	Total: \$1,201,800		
Maint./Assoc. \$0 / \$259	Flood Zone:	Zone D - <u>Tool</u>	Stories / CPR: Two / No		
Parking: 2 Car	Frontage:				
Zoning: 05 - R-5 Residen	tial District	View: G	arden		
lic Remarks: NET METERING 22 C			is spacious A-bedroom 3-bathroom		

Public Remarks: NET METERING, 22 OWNED SOLAR PANELS, LUSH LANDSCAPING This spacious 4-bedroom, 3-bathroom house offers the perfect blend of comfort and style. Step inside to discover newly renovated interiors and soaring ceilings that exude modern elegance. The open-concept living area is bathed in natural light, creating a warm and inviting atmosphere. There is a full bedroom and bathroom located on first floor and a separate dining room. The sleek kitchen features stainless steel appliances making it a culinary enthusiast's delight. The spacious primary suite boasts a private renovated en-suite bathroom, providing a tranquil retreat after a long day. With three bathrooms in total, convenience is at your fingertips. The spacious landscaped backyard has a covered lanai, perfect for outdoor gatherings. The large fenced yard with tropical landscaping is sure to impress! HOA fee includes Cable, Internet and access to fitness center community swimming pool and tennis courts. **Sale Conditions:** None **Schools:** , , * <u>Request Showing</u>, Photos, History, Maps, Deed, Watch List, <u>Tax Info</u>

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
91-1188 Waipuhia Street	<u>\$1,177,000</u>	4 & 3/0	1,802 \$653	4,856 \$242	175

Address	Tax Maint. Ass.		Assessed Building	Assessed Total	Ratio	Year & Remodeled
91-1188 Waipuhia Street	\$292 \$0 \$259	\$354,300	\$847,500	\$1,201,800	98%	2012 & 2021

91-1188 Waipuhia Street - MLS#: 202319772 - Original price was \$1,200,000 - NET METERING, 22 OWNED SOLAR PANELS, LUSH LANDSCAPING This spacious 4-bedroom, 3-bathroom house offers the perfect blend of comfort and style. Step inside to discover newly renovated interiors and soaring ceilings that exude modern elegance. The open-concept living area is bathed in natural light, creating a warm and inviting atmosphere. There is a full bedroom and bathroom located on first floor and a separate dining room. The sleek kitchen features stainless steel appliances making it a culinary enthusiast's delight. The spacious primary suite boasts a private renovated en-suite bathroom, providing a tranquil retreat after a long day. With three bathrooms in total, convenience is at your fingertips. The spacious landscaped backyard has a covered lanai, perfect for outdoor gatherings. The large fenced yard with tropical landscaping is sure to impress! HOA fee includes Cable, Internet and access to fitness center community swimming pool and tennis courts. **Region:** Ewa Plain **Neighborhood:** Hoakalei-ka Makana **Condition:** Excellent **Parking:** 2 Car **Total Parking:** 2 **View:** Garden **Frontage: Pool:** None,Community Association Pool **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * <u>Request Showing</u>, <u>Photos</u>, History, Maps, Deed, Watch List, <u>Tax Info</u>

DOM = Days on Market