1356 Kuahaka Street, Pearl City 96782 * \$2,390,000 * Originally \$2,490,000

Beds: **11** MLS#: 202400428, FS Year Built: 1969 Bath: **7/1** Status: Active Remodeled: 2021 Living Sq. Ft.: **4,342** List Date & DOM: **01-06-2024** & **124** Total Parking: 7 Land Sq. Ft.: 7,707 Condition: Above Average **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Other Building: \$577,500 Sq. Ft. Other: 0 Tax/Year: \$366/2024 Land: \$836,400 Total Sq. Ft. 4,342 Neighborhood: **Pearl City-upper** Total: \$1,413,900 Maint./Assoc. **\$0 / \$0** Flood Zone: Zone D - Tool Stories / CPR: Two / No

Parking: 2 Car, 3 Car+, Carport, Driveway, Street Frontage: Other

Zoning: 05 - R-5 Residential District View: City, Other, Sunrise

Public Remarks: NEW PRICE & UPDATED RENT ROLL! The investors' opportunity for the great income property! Sellers are very motivated! This property has two addresses that combined one building and 1356 Kuahaka has four units / 1358 has three units, total 11 bedrooms and 8 bathrooms with separate entrances. Rental income is about \$14K monthly and fully occupied tenants all year round. There is no need A/C with cool breeze through out the windows all day The location is the center of Pearl City and very convenient for all the shopping centers, Home Depot, Wal Mart, Sam's Club and much more, easy access to freeway and all kind of shops. Please do not miss this awesome property for your potential buyers! **Sale Conditions:** None **Schools:**, , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1356 Kuahaka Street	\$2,390,000	11 & 7/1	4,342 \$550	7,707 \$310	124

Address	Tax Maint. Δss.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1356 Kuahaka Street	\$366 \$0 \$0	\$836,400	\$577,500	\$1,413,900	169%	1969 & 2021

1356 Kuahaka Street - MLS#: 202400428 - Original price was \$2,490,000 - NEW PRICE & UPDATED RENT ROLL! The investors' opportunity for the great income property! Sellers are very motivated! This property has two addresses that combined one building and 1356 Kuahaka has four units / 1358 has three units, total 11 bedrooms and 8 bathrooms with separate entrances. Rental income is about \$14K monthly and fully occupied tenants all year round. There is no need A/C with cool breeze through out the windows all day The location is the center of Pearl City and very convenient for all the shopping centers, Home Depot, Wal Mart, Sam's Club and much more, easy access to freeway and all kind of shops. Please do not miss this awesome property for your potential buyers! Region: Pearl City Neighborhood: Pearl City-upper Condition: Above Average Parking: 2 Car, 3 Car+, Carport, Driveway, Street Total Parking: 7 View: City, Other, Sunrise Frontage: Other Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info