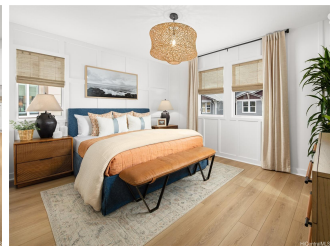
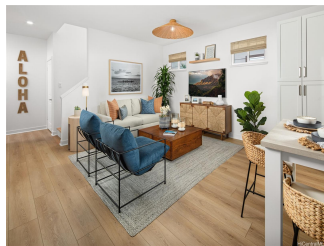


N-A 91-1101 Franklin D Roosevelt Avenue Unit 174, Kapolei 96707 * \$927,050

Beds: 3	MLS#: 202401565, FS	Year Built: 2024
Bath: 2/1	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 1,508	List Date & DOM: 01-27-2024 & 57	Total Parking: 3
Land Sq. Ft.: 2,256	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 61	Frontage:	Building: \$0
Sq. Ft. Other: 47	Tax/Year: \$0/0	Land: \$0
Total Sq. Ft. 1,616	Neighborhood: Ag-indl-navy	Total: \$0
Maint./Assoc. \$245 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Two / Yes
Parking: 2 Car, Garage	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden	

Public Remarks: Welcome to Ka'ulu by Gentry, the newest residential community in Kalaeloa, located right next to the brand new Daniel Akaka Veteran's clinic, behind Costco in Kapolei. These contemporary, open floor plans & newly constructed quality homes offer energy saving features such as: spray foam insulation in the ceiling & exterior walls; central air -high efficiency rated SEER2 (16+)certified; low-E impact-resistant vinyl windows; solar water heating system with 80 gallon tank; digital thermostat; LED lighting package; insulated roll-up garage door; (EV)electric vehicle ready; energy star appliances. Interior appointments such as: 9" ceilings, designer laminate cabinets with soft close; luxury vinyl planks in the living areas, bathrooms & stairs; solid surface countertops & many more. **Seller is offering a 3% credit of the Base sales price towards Buyers' closing costs & interest rate buy downs. ** This is a Plan 1 - Aukai model. Photos are of the model home and not the actual unit. Please come and see for yourself our 8 beautiful model homes (3 condominium single family homes and townhouses) for you to preview & enjoy! Model homes are open daily from 10am-5pm except Mondays, 12noon-5pm. **Sale Conditions:** None **Schools:** [Barbers Point](#), [Kapolei](#), [Kapolei](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
91-1101 Franklin D Roosevelt Avenue 174	\$927,050	3 & 2/1	1,508 \$615	2,256 \$411	57

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
91-1101 Franklin D Roosevelt Avenue 174	\$0 \$245 \$0	\$0	\$0	\$0	inf%	2024 & NA

[91-1101 Franklin D Roosevelt Avenue 174](#) - MLS#: [202401565](#) - Welcome to Ka'ulu by Gentry, the newest residential community in Kalaeloa, located right next to the brand new Daniel Akaka Veteran's clinic, behind Costco in Kapolei. These contemporary, open floor plans & newly constructed quality homes offer energy saving features such as: spray foam insulation in the ceiling & exterior walls; central air -high efficiency rated SEER2 (16+)certified; low-E impact-resistant vinyl windows; solar water heating system with 80 gallon tank; digital thermostat; LED lighting package; insulated roll-up garage door; (EV)electric vehicle ready; energy star appliances. Interior appointments such as: 9" ceilings, designer laminate cabinets with soft close; luxury vinyl planks in the living areas, bathrooms & stairs; solid surface countertops & many more. **Seller is offering a 3% credit of the Base sales price towards Buyers' closing costs & interest rate buy downs. ** This is a Plan 1 - Aukai model. Photos are of the model home and not the actual unit. Please come and see for yourself our 8 beautiful model homes (3 condominium single family homes and townhouses) for you to preview & enjoy! Model homes are open daily from 10am-5pm except Mondays, 12noon-5pm. **Region:** Ewa Plain **Neighborhood:** Ag-indl-navy **Condition:** Excellent **Parking:** 2 Car, Garage **Total Parking:** 3 **View:** Garden **Frontage:** Pool: None **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Barbers Point](#), [Kapolei](#), [Kapolei](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market