

## **94-1006 Kuhao Street, Waipahu 96797 \* \$998,000**

|                                                               |                                                   |                                |
|---------------------------------------------------------------|---------------------------------------------------|--------------------------------|
| Sold Price: \$980,000                                         | Sold Date: 05-10-2024                             | Sold Ratio: 98%                |
| Beds: <b>3</b>                                                | MLS#: <b>202403703, FS</b>                        | Year Built: <b>2000</b>        |
| Bath: <b>2/1</b>                                              | Status: <b>Sold</b>                               | Remodeled:                     |
| Living Sq. Ft.: <b>1,517</b>                                  | List Date & DOM: <b>02-16-2024 &amp; 31</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>5,521</b>                                    | Condition: <b>Above Average</b>                   | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>                                       | Frontage: <b>Other</b>                            | Building: <b>\$259,900</b>     |
| Sq. Ft. Other: <b>279</b>                                     | Tax/Year: <b>\$293/2023</b>                       | Land: <b>\$697,200</b>         |
| Total Sq. Ft. <b>1,796</b>                                    | Neighborhood: <b>Royal Kunia</b>                  | Total: <b>\$957,100</b>        |
| Maint./Assoc. <b>\$0 / \$94</b>                               | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>Two / No</b> |
| Parking: <b>3 Car+, Driveway, Garage, Street</b>              | Frontage: <b>Other</b>                            |                                |
| <a href="#">Zoning</a> : <b>05 - R-5 Residential District</b> | View: <b>Other</b>                                |                                |

**Public Remarks:** Welcome to your dream home in the heart of Royal Kunia! This meticulously maintained 3-bedroom, 2.5-bath single-family residence is nestled in a prime location, offering both serenity and convenience within a private cul-de-sac. Move-in-ready boasting upgraded kitchen and bathrooms, a new roof installed in 2019, solar water heater and a 14-panel photovoltaic system (OWNED) with Net Energy Metering (NEM), contributing not only to energy efficiency but also to long-term savings. Convenience is key with proximity to nearby freeway access, making commuting a breeze. Enjoy easy access to Schofield base, hospitals, and schools. \*\* Click on link for video tour \*\* **Sale Conditions:** None **Schools:** , , \* [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

| Address                              | Price                     | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|--------------------------------------|---------------------------|----------|---------------|---------------|-----|
| <a href="#">94-1006 Kuhao Street</a> | <a href="#">\$998,000</a> | 3 & 2/1  | 1,517   \$658 | 5,521   \$181 | 31  |

| Address                              | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">94-1006 Kuhao Street</a> | \$293   \$0   \$94  | \$697,200     | \$259,900         | \$957,100      | 104%  | 2000 & NA        |

| Address                              | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms   |
|--------------------------------------|------------|------------|------------|----------------|--------------|
| <a href="#">94-1006 Kuhao Street</a> | \$980,000  | 05-10-2024 | 98%        | 98%            | Conventional |

[94-1006 Kuhao Street](#) - MLS#: [202403703](#) - Welcome to your dream home in the heart of Royal Kunia! This meticulously maintained 3-bedroom, 2.5-bath single-family residence is nestled in a prime location, offering both serenity and convenience within a private cul-de-sac. Move-in-ready boasting upgraded kitchen and bathrooms, a new roof installed in 2019, solar water heater and a 14-panel photovoltaic system (OWNED) with Net Energy Metering (NEM), contributing not only to energy efficiency but also to long-term savings. Convenience is key with proximity to nearby freeway access, making commuting a breeze. Enjoy easy access to Schofield base, hospitals, and schools. \*\* Click on link for video tour \*\* **Region:** Waipahu **Neighborhood:** Royal Kunia **Condition:** Above Average **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 2 **View:** Other **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

DOM = Days on Market