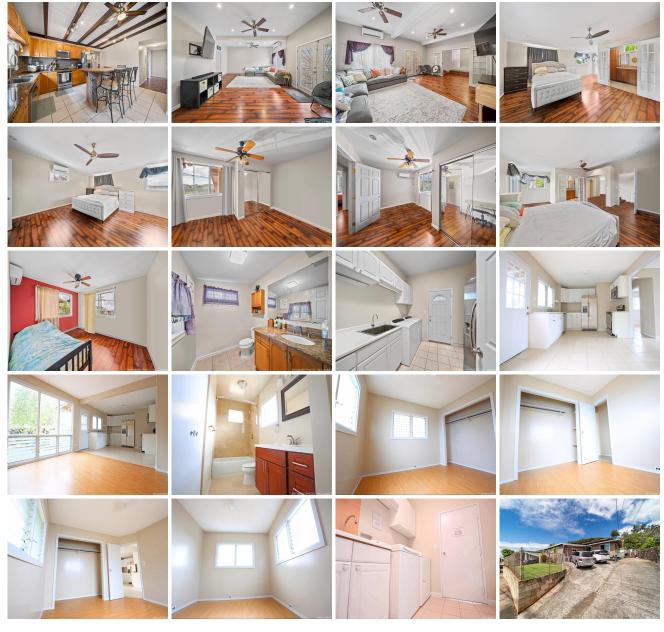
99-670 Aliipoe Driv	Sq. Ft.: 10,402Condition:Excellent, Above Average, AverageAssessed Value				
Beds: <b>6</b>	MLS#:	<u>202404368</u> , FS	Year Built: 1965		
Bath: <b>3/1</b>	Status:	Active	Remodeled: 2023		
Living Sq. Ft.: <b>2,985</b>	List Date & DOM:	03-01-2024 & 68	Total Parking: <b>4</b>		
Land Sq. Ft.: <b>10,402</b>	Condition:	Excellent, Above Average, Average	Assessed Value		
Lanai Sq. Ft.: <b>44</b>	Frontage:		Building: <b>\$264,700</b>		
Sq. Ft. Other: <b>48</b>	Tax/Year:	\$337/2024	Land: <b>\$889,000</b>		
Total Sq. Ft. <b>3,077</b>	Neighborhood:	Halawa	Total: <b>\$1,153,700</b>		
Maint./Assoc. <b>\$0 / \$0</b>	Flood Zone:	Zone D - <u>Tool</u>	Stories / CPR: Two / No		
Parking: <b>3 Car+</b>		Frontage:			
Zoning: 05 - R-5 Residential District		View: None, Ocean			

**Public Remarks:** Nestled just a stone's throw away from the heart of Town, & 10 minutes from the airport, convenience is at your fingertips. Immerse yourself in the perfect blend of comfort & style, boasting an expansive open floor plan that effortlessly harmonizes 4BR/2.5BA. But wait, there's more! Delight in the versatility of an additional 2BR/1BA bonus space, ideal for accommodating extended family/generating rental income. Ample dry storage ensures clutter-free living, while the generous yard and driveway space provide the perfect canvas for your outdoor aspirations. Indulge your culinary desires in the sleek kitchen adorned w/ elegant granite countertops & stainless steel appliances, all illuminated by an abundance of natural light dancing through the windows. Luxurious touches abound w/ the inclusion of upscale features like premium vinyl flooring and ceramic tiles. Unparalleled levels of sustainability & cost-efficiency w/ 40 owned PV Panels, ensuring energy savings for years to come. Most months there's no electricity bill. Current Rental Income monthly after tax: Unit A, \$3,769.63, Unit B, \$2,408.38. Multifamily listing MLS: 202404417. Video and 3D Tour is only of Unit A, the main house. **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>





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
99-670 Aliipoe Drive	<u>\$1,670,000</u>	6 & 3/1	2,985   \$559	10,402   \$161	68

Address	LIAX   Maint,   Ass.		Assessed Building	Assessed Total	Ratio	Year & Remodeled
99-670 Aliipoe Drive	\$337   \$0   \$0	\$889,000	\$264,700	\$1,153,700	145%	1965 & 2023

<u>99-670 Aliipoe Drive</u> - MLS#: <u>202404368</u> - Original price was \$1,675,000 - Nestled just a stone's throw away from the heart of Town, & 10 minutes from the airport, convenience is at your fingertips. Immerse yourself in the perfect blend of comfort & style, boasting an expansive open floor plan that effortlessly harmonizes 4BR/2.5BA. But wait, there's more! Delight in the versatility of an additional 2BR/1BA bonus space, ideal for accommodating extended family/generating rental income. Ample dry storage ensures clutter-free living, while the generous yard and driveway space provide the perfect canvas for your outdoor aspirations. Indulge your culinary desires in the sleek kitchen adorned w/ elegant granite countertops & stainless steel appliances, all illuminated by an abundance of natural light dancing through the windows. Luxurious touches abound w/ the inclusion of upscale features like premium vinyl flooring and ceramic tiles. Unparalleled levels of sustainability & cost-efficiency w/ 40 owned PV Panels, ensuring energy savings for years to come. Most months there's no electricity bill. Current Rental Income monthly after tax: Unit A, \$3,769.63, Unit B, \$2,408.38. Multifamily listing MLS: 202404417. Video and 3D Tour is only of Unit A, the main house. **Region:** Pearl City **Neighborhood:** Halawa **Condition:** Excellent, Above Average, Average **Parking:** 3 Car+ **Total Parking:** 4 **View:** None, Ocean **Frontage: Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , \* <u>Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info</u>

DOM = Days on Market