

**Park At Pearlridge 98-351 Koauka Loop Unit C1703, Aiea 96701 \* \$510,000 \* Originally \$548,000**

Beds: <b>3</b>	MLS#: <b>202407307, FS</b>	Year Built: <b>1982</b>
Bath: <b>2/0</b>	Status: <b>Active</b>	Remodeled:
Living Sq. Ft.: <b>1,175</b>	List Date & DOM: <b>04-01-2024 &amp; 47</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>283,096</b>	Condition: <b>Average, Fair</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>57</b>	Frontage:	Building: <b>\$507,700</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$165/2024</b>	Land: <b>\$104,700</b>
Total Sq. Ft. <b>1,232</b>	Neighborhood: <b>Pearlridge</b>	Total: <b>\$612,400</b>
Maint./Assoc. <b>\$964 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>15-20 / No</b>
Parking: <b>Assigned, Covered - 1, Garage, Guest, Secured Entry</b>	Frontage:	

**Zoning: 12 - A-2 Medium Density Apartme**

**View: City, Golf Course, Mountain**

**Public Remarks:** NEW PRICE! and \$10,000 SELLER'S CREDIT! A rare high floor 3 bdrm / 2 bath condo at the Park at Pearlridge! Bring your renovation ideas to this comfortable, functional and an efficient floor plan with an open lanai. Located on the cool side of the building, this condo offers great views of the golf course, mountain and the brilliant colors of city lights. A major safety feature, this condo has a fire sprinkler system and it also features washer/dryer. Park at Pearlridge is a well maintained building with resort-like amenities that includes heated pool, jacuzzi, tennis courts, BBQ areas, golf hitting range, car wash area, and more to appreciate. Bustling with activities and offers prime convenient city location with short distances to Pearlridge mall, golf course, medical facilities, Pearl Harbor, military bases, bus-lines, freeway access, eateries, and many more essentials of the Aiea/Pearl City neighborhood. Secured, pet-friendly (1 pet per unit no more than 23 lbs), and it is a VA approved building. A few photos have been virtually staged (enhanced). **Sale Conditions:** None **Schools:** [Scott](#), [Aiea](#), [Aiea](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
<a href="#">98-351 Koauka Loop C1703</a>	<b>\$510,000</b>	3 & 2/0	1,175   \$434	283,096   \$2	47

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">98-351 Koauka Loop C1703</a>	\$165   \$964   \$0	\$104,700	\$507,700	\$612,400	83%	1982 & NA

[98-351 Koauka Loop C1703](#) - MLS#: [202407307](#) - Original price was \$548,000 - NEW PRICE! and \$10,000 SELLER'S CREDIT! A rare high floor 3 bdrm / 2 bath condo at the Park at Pearlridge! Bring your renovation ideas to this comfortable, functional and an efficient floor plan with an open lanai. Located on the cool side of the building, this condo offers great views of the golf course, mountain and the brilliant colors of city lights. A major safety feature, this condo has a fire sprinkler system and it also features washer/dryer. Park at Pearlridge is a well maintained building with resort-like amenities that includes heated pool, jacuzzi, tennis courts, BBQ areas, golf hitting range, car wash area, and more to appreciate. Bustling with activities and offers prime convenient city location with short distances to Pearlridge mall, golf course, medical facilities, Pearl Harbor, military bases, bus-lines, freeway access, eateries, and many more essentials of the Aiea/Pearl City neighborhood. Secured, pet-friendly (1 pet per unit no more than 23 lbs), and it is a VA approved building. A few photos have been virtually staged (enhanced). **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Average, Fair **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** City, Golf Course, Mountain **Frontage:** Pool: **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Scott](#), [Aiea](#), [Aiea](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market