## 1769 Bertram Street, Honolulu 96816 \* \$1,299,000

Beds: **3** Bath: **2/0** Living Sq. Ft.: **1,281** Land Sq. Ft.: **5,500** Lanai Sq. Ft.: **0** Sq. Ft. Other: **0** Total Sq. Ft. **1,281** Maint./Assoc. **\$0 / \$0**  MLS#: 202408174, FS Status: Active List Date & DOM: 04-12-2024 & 34 Condition: Above Average Frontage: Other Tax/Year: \$351/2023 Neighborhood: St. Louis

Flood Zone: Zone X - Tool

Year Built: 1951 Remodeled: 2024 Total Parking: 1 <u>Assessed Value</u> Building: \$92,000 Land: \$1,011,300 Total: \$1,103,300 Stories / CPR: Basement, One / No

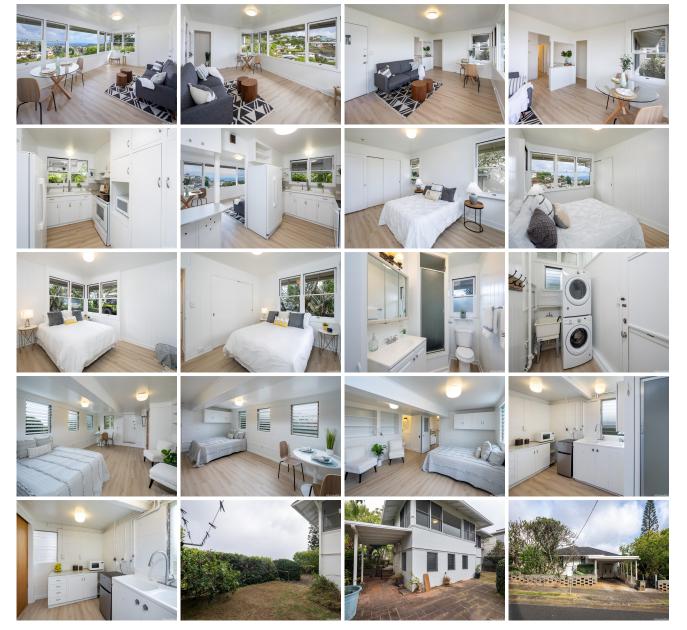
Parking: 1 Car, Carport

Frontage: Other

Zoning: 05 - R-5 Residential District

View: City, Coastline, Diamond Head, Ocean

**Public Remarks:** Amazing opportunity in St. Louis Heights! Enjoy breathtaking views of Diamond Head and the Pacific ocean from the living room and primary bedroom. Recently renovated, this three bedroom, two bath home features new vinyl flooring and interior painting throughout. Two bedrooms and one bath on the street level and third bedroom/studio unit on the basement level. Home has been well cared for over the years but also presents an opportunity to expand the current home to fully utilize the lot. Plumbing and electrical upgrades completed in the last ten years. Located in Hokulani Elementary School district, minutes away from the University of Hawaii, Chaminade University and all the local attractions Kaimuki has to offer. Don't miss out on this opportunity to live in one of the most desirable neighborhoods in Honolulu. **Sale Conditions:** None **Schools:** Hokulani, Jarrett, Kaimuki \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
1769 Bertram Street	<u>\$1,299,000</u>	3 & 2/0	1,281   \$1,014	5,500   \$236	34

Address	Lax Maint, Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1769 Bertram Street	\$351   \$0   \$0	\$1,011,300	\$92,000	\$1,103,300	118%	1951 & 2024

<u>1769 Bertram Street</u> - MLS#: <u>202408174</u> - Amazing opportunity in St. Louis Heights! Enjoy breathtaking views of Diamond Head and the Pacific ocean from the living room and primary bedroom. Recently renovated, this three bedroom, two bath home features new vinyl flooring and interior painting throughout. Two bedrooms and one bath on the street level and third bedroom/studio unit on the basement level. Home has been well cared for over the years but also presents an opportunity to expand the current home to fully utilize the lot. Plumbing and electrical upgrades completed in the last ten years. Located in Hokulani Elementary School district, minutes away from the University of Hawaii, Chaminade University and all the local attractions Kaimuki has to offer. Don't miss out on this opportunity to live in one of the most desirable neighborhoods in Honolulu. **Region:** Diamond Head **Neighborhood:** St. Louis **Condition:** Above Average **Parking:** 1 Car, Carport **Total Parking:** 1 **View:** City, Coastline, Diamond Head, Ocean **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Hokulani, Jarrett, Kaimuki \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market