

Listings Full

1-9-2-019-071-0051 92-7159 Elele St #1103, Kapolei 96707
 MLS#: **202009432** Region: **Makakilo** Bldg Nm: **Ocean Ridge at Makakilo** LP: **\$630,000**
 Status: **Active** Nghbrhd: **MAKAKILO-UPPER** OLP: **\$630,000**
 Lnd Tenure: **FS - Fee Simple** Fee Options:
 Listing Service: **Full Service**



<u>General Information</u>		DOM: 1
Prop Type:	Condo/Townhouse	CDOM: 1
Style:	Townhouse	Furnished: None
Prop Cond:	Excellent	Fract Own: No
<u>Sqft Information</u>		<u>School Information</u>
Grg/Car Sqft:	406	Elem: Barbers Point
Sqft Liv:	1,529	Middle: Kapolei
Lanai Sqft:		High: Kapolei
Sqft Oth:		
Total Sqft:	1,529	
Lot Acres:		
<u>Bldg Information</u>		
Beds:	3	
Baths:	2/1	
New Dev:	No	
Ttl Park:	4	
Stories:	Two	
Year Built:	2006	
<u>Additional Information</u>		
View:	Mountain	
Zoning:	11 - A-1 Low Density Apartment	
Flood Zone:	Zone D	
Land Recorded:	Land Court	

Recent: **05/08/2020 : NEW**

Listing/Agent/Office Information

Listing Date:	05/08/20	Cont Acc Date:		Tmp Wth Date:		Exp Date:	05/08/21
Possession:	45 Days or Less, 45 Days or More, At Closing			Occupant Type:	Owner	Off Mrkt Date:	
List Type:	Exclusive Rights			Listing Svc:	Full Service	Lock Box:	Yes
Agent:	Shannon D Severance(RA)			Agent Mbr #:	42932	Lockbox Serial:	
Ag Email:	sseverance@remax.net			Corp Office Lic #:	RB-16591	Agent Ph:	(808) 426-8772
License #:	RS-73715			Office Mbr #:	RMXH02	Office Ph:	(808) 687-8900
Office:	RE/MAX Honolulu			Method:	%	Off Fax Ph:	(808) 687-8902
Comp Sub To:				GE Tax Paid-Seller:	Yes	Comp:	2.5
Dual Var Rate:	Yes						
Enhanced Photos:	No						

Remarks

Pub Rmks: **Welcome to this well maintained 3 bedrooms, 2.5 bath Makakilo home with beautiful mountain and ocean views. The open floor plan has space for formal dining and living rooms, features a large kitchen with stainless steel appliances, and a breakfast bar. The master bedroom ensuite features a walk-in closet and dual sink vanity. Yard space in the back is great for kids or pets to enjoy some fresh air. Split solar A/C system with a unit and a ceiling fan in each room. 4-car parking (2 garage, 2 driveway) along with guest parking. Minutes from the community park with a playground. Short drive to Kapolei shopping centers that include retailers like Target, Costco, Wal Mart, Safeway, Home Depot, many different restaurants, beaches, and Ka Makana Ali'i mall.**

Agent Rmks: **For SHOWINGS, pleas EMAIL assistant, Shantel: chongmunsayac@gmail.com. Please, NO calls or text & DO NOT use the showingtime feature (the request will NOT be received). Kindly consider Tanya McBride - tmcbride@firstam.com - with First American Title (Kapolei). All information deemed correct, but Buyer and Buyers agent to do due diligence.**

Show Inst: **<8 Hrs Notice Req'd, Appointment Only, Listor Must Be Present**

Association/Condo Information

Assoc Fees:	\$10.00	Ttl Mon Fees:	\$505.00
Maintenance Fee:	\$495.00	Fee Includes:	Other Common Expenses, Sewer, Water
Oth Fees Mthly:		Oth Mthly Fees Incl:	Association, Maintenance
Condo Prp Reg:		Condo Park Unit:	0
Unit Features:	Yard	Floor #:	1
Owner Occpncy%:	66	# Elevators:	
Mgmt Co:	Hawaiiana	Mgmt Co #:	808-593-9100
Community Assn:	Palehua	Assoc Phone:	
Public Report #:			

Features

Story Type:	Two	Road Frontage:	
Parking:	Garage, Open - 2	Flooring:	Vinyl, W/W Carpet
Roofing:		Construction:	Above Ground, Concrete, Wood Frame
Topography:			
Security Feat:	Key		
Amenities:	Private Yard, Wall/Fence		
Inclusions:	AC Split, Auto Garage Door Opener, Blinds, Cable TV, Ceiling Fan, Convection Oven, Dishwasher, Disposal, Dryer, Microwave Hood, Other, Range/Oven, Refrigerator, Smoke Detector, Washer		
Disclosures:	Property Disclosure Stmt		

Tax & Financial Information

TMK:	1-9-2-019-071-0051		
Taxes/Mnthly:	\$165	Tax Assess Imp:	\$259,000
Tax Year:	2019	Tax Assess Lnd:	\$388,300
Home Exempt:	80000	Tax Assess Tot:	\$647,300
		Terms Acceptable:	Cash, Conventional, VA
		Rent Inc Mthly:	
		Spcl Sales Cond:	None

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