

Property Full

1-1-4-025-019-0006 3031 Nihi St #E6, Honolulu 96819

MLS#: **202119295**
Status: **Active**
Lnd Tenure: **FS - Fee Simple**
Listing Service: **Full Service**

Region: **Metro** Bldg Nm:
Nghbrhd: **KALIHI VALLEY** Fee Options:

LP: **\$750,000**
OLP: **\$750,000**



General Information

Prop Type: **Single Family**
Style: **CPR, Detach Single Family**
Prop Cond: **Above Average**

Sqft Information

Grg/Car Sqft:
Sqft Liv: **1,430**
Lanai Sqft:
Sqft Oth:
Total Sqft: **1,430**
Land Sqft: **1,736**
Lot Acres: **.040**

Bldg Information

Beds: **5**
Baths: **2/0**
New Dev: **No**
Ttl Park: **3**
Stories:
Yr Rmdled:
Year Built: **1964**

DOM: **0**
CDOM: **0**
Furnished:
Fract Own: **No**
School Information
Elem: **Kalihi**
Middle: **Dole**
High: **Farrington**

Additional Information

View: **Garden, Mountain**
Zoning: **04 - R-7.5 Residential District**
Flood Zone: **Zone X**
Location: **Corner**
Lot Desc: **Clear**
Set Backs: **Of Record**
Easements: **None**
Land Recorded: **Regular System**

Recent: **07/26/2021 : NEW**

Listing/Agent/Office Information

Listing Date: **07/26/21** Cont Acc Date:
Possession: **45 Days or Less, 45 Days or More**
List Type: **Exclusive Rights**
Agent: **Shannon D Severance (RA)**
Ag Email: **sseverance@remax.net**
License #: **RS-73715**
Office: **RE/MAX Honolulu**
Comp Sub To:
Dual Var Rate: **Yes**
Maintenance Fee:

Tmp Wth Date:
Occupant Type: **Owner**
Listing Svc: **Full Service**
Agent Mbr #: **42932**
Corp Office Lic #: **RB-20389**
Office Mbr #: **RMXH**
Method: **0**
GE Tax Paid-Seller: **Yes**
Assoc Fee: **\$125**
Remarks

Exp Date: **07/26/22**
Off Mrkt Date:
Lock Box: **OTHER**
Agent Ph: **(808) 426-8772**
Office Ph: **(808) 687-8900**
Off Fax Ph: **(808) 687-8902**
Comp: **2**
Oth Fees Mthy:

Pub Rmks: **Take advantage of this extremely unique opportunity to own a 5 BR 2BA home where peace, serenity, and mountain views await you. 3BR 1BA home upstairs, and 2BR 1BA downstairs with separate entrances and no interior stairwell are perfect for multi-generational living, or immediate rental income. Upstairs unit features a updated kitchen, with vinyl floors through, open floor concept with dining and living room. Sweeping mountain views, enjoy dinners on your lanai with cool breezes. Nice size bedrooms and full bath upstairs. Downstairs features a newly finished kitchenette and two spacious bedrooms with full bathroom and living area. Beautifully landscaped with 3 car parking. Conveniently located with easy access to the Likelike Highway, as well as the H-1, schools, trails, local eateries, and a short drive to downtown and beaches. Act fast, this amazing home will not last long.**

Agent Rmks: **For SHOWINGS, please EMAIL my assistant, McKenzie: soldbyshannonadexec@gmail.com. Please, NO calls or text & DO NOT use the Showingtime feature (request will not be received). Kindly consider Tanya McBride - tmcbride@firstam.com - with First American Title (Kapolei).**

Show Inst: **Call Listor**

Mgmt Co:
Community Assn:
Public Report #:
Mgmt Co #:
Assoc Phone:

Features

Story Type: **Two**
Parking: **3 Car+, Carport, Driveway, Street**
Roofing: **Other**
Topography: **Level, Up Slope**
Security Feat: **Key**
Pool Feat: **None**
Amenities: **Bedroom on 1st Floor, Full Bath on 1st Floor, Patio/Deck, Wall/Fence**
Utilities: **Cable, Connected, Gas, Internet, Telephone, Water**
Inclusions: **AC Window Unit, Ceiling Fan, Disposal, Drapes, Range/Oven, Refrigerator, Smoke Detector, Washer**
Disclosures: **Property Disclosure Stmt**

Road Frontage: **Paved Rd, Private Rd**
Flooring: **Vinyl, W/W Carpet**
Construction: **Above Ground, Hollow Tile, Single Wall, Slab, Wood Fr**

Tax & Financial Information

TMK: **1-1-4-025-019-0006**
Taxes/Mnthly: **\$108** Tax Assess Imp: **\$165,600** Terms Acceptable: **Cash, Conventional, FHA, VA**
Tax Year: **2020** Tax Assess Lnd: **\$325,200** Rent Inc Mthy:
Home Exempt: **80000.00** Tax Assess Tot: **\$490,800** Spcl Sales Cond: **None**

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