

Residential Full

1-9-2-040-020-0000 92-527 Waakele St, Kapolei 96707

MLS#: **202306267**
 Status: **Active**
 Lnd Tenure: **FS - Fee Simple**
 Listing Service: **Full Service**

Region: **Makakilo** Bldg Nm:
 Nghbrhd: **MAKAKILO-KAHIWELO** Fee Options:

LP: **\$1,299,000**
 OLP: **\$1,299,000**



General Information

Prop Type: **Single Family**
 Style: **Detach Single Family**
 Prop Cond: **Excellent**

DOM: **0**
 CDOM: **0**
 Furnished: **None**
 Fract Own: **No**

Sqft Information

Grg/Car Sqft: **426**
 Sqft Liv: **2,047**
 Lanai Sqft:
 Sqft Oth: **120**
 Total Sqft: **2,167**
 Land Sqft: **10,318**
 Lot Acres: **.237**

Bldg Information

Beds: **4**
 Baths: **2/1**
 New Dev: **No**
 Ttl Park: **4**
 Addl Park:
 Stories:
 Yr Rmdled:
 Year Built: **2008**

School Information

Elem: **Makakilo**
 Middle: **Kapolei**
 High: **Kapolei**

Additional Information

View: **City, Coastline, Diamond Head, Mountain, Ocean, Sunrise, Sunset**
 Zoning: **05 - R-5 Residential District**
 Flood Zone: **Zone D**
 Location: **Inside**
 Lot Desc: **Clear, Other**
 Set Backs: **C&C**
 Easements: **None**
 Land Recorded: **Land Court**

Recent: **03/16/2023 : NEW**

Listing/Agent/Office Information

Listing Date: **03/16/23** Cont Acc Date:
 Possession: **45 Days or Less, 45 Days or More, At Closing**
 List Type: **Exclusive Rights**
 Agent: **Shannon D Severance(RA)**
 Ag Email: **sseverance@remax.net**
 License #: **RS-73715**
 Office: **RE/MAX Honolulu**

Tmp Wth Date:
 Occupant Type: **Owner**
 Listing Svc: **Full Service**
 Agent Mbr #: **42932**
 Corp Office Lic #: **RB-20389**
 Office Mbr #: **RMXH**

Exp Date: **03/18/24**
 Off Mrkt Date:
 Lock Box: **OTHER**
 Agent Ph: **(808) 426-8772**
 Office Ph: **(808) 687-8900**
 Off Fax Ph: **(808) 687-8902**
 Oth Fees Mthy:

Maintenance Fee:
 Enhanced Photos: **No**

Assoc Fee: **\$50**

Compensation to Cooperating Brokerage

Compensation: **2.5** % or \$: **%**
 Dual/Var Rate: **No** Comp. Subj To:

GE Tax Paid-Seller: **Yes** Comp. Cmnts:
 Comp. Method:

Remarks

Pub Rmks: **Welcome home to this stunning 4 bedroom 2.5 bathroom home is highly desired Kahiwelo. This stunning single family home sits on over 10,300 sq ft lot. Immerse yourself into Hawaii's best indoor outdoor living. Views, breezes, quiet, and highly desired location. The large open floorpan is ideal for multifamily. Downstairs you will find a large living room, laundry, half bath and bonus room for study, office, or kids room. The open kitchen has stainless steel appliances, large pantry, great storage and countertop space. The formal dining area has amazing natural lighting from the large sliding doors that open to the tranquil backyard. Upstairs you will find the primary suite along with 3 bedrooms, a loft and two bathrooms. Large walking closet and private bath in the primary. Pride of ownership shows in the home. Keep the inside cool with a brand-new Trane AC, and plantation shutters. Refurbished solar hot water tank, 18 OWNED PV panels. Newly exterior paint, new carpet upstairs installed March 2023. Smart LED lighting, new smart thermostat, smart sprinkler controller. The backyard opens up to a tree nursery behind the yard which provides extra privacy. Call today for a private showing**

Agent Rmks: **For SHOWINGS, please EMAIL OR TEXT 808-426-6772, sseverance@remax.net with date and time of requested showing. Allowing 8 hours notice for owner. DO NOT USE SHOWING TIME. Kindly consider Tanya McBride - tmcbride@firstam.com with First American Title (Kapolei). Reviewing offers as received. Property to be sold AS-IS <8 Hrs Notice Req'd, Call Listor**

Show Inst:
 Mgmt Co:
 Community Assn:
 Public Report #:

Mgmt Co #:
 Assoc Phone:

Features

Story Type: **Two**
 Parking: **3 Car+, Driveway, Garage, Street**
 Roofing: **Composition**
 Topography: **Down Slope, Hilly, Terraced**
 Security Feat: **Key**
 Pool Feat: **None**
 Amenities: **Bedroom on 1st Floor, Landscaped, Other, Patio/Deck, Storage, Wall/Fence**

Road Frontage: **County Rd**
 Flooring: **Ceramic Tile, Laminate, W/W Carpet**
 Construction: **Above Ground, Concrete, Double Wall, Other, Slab, Vir**

Utilities: **Cable, Internet, Public Water, Sewer Fee, Telephone, Underground Electricity, Water**
 Inclusions: **AC Central, Auto Garage Door Opener, Blinds, Cable TV, Ceiling Fan, Chandelier, Dishwasher, Disposal, Dryer, Lawn Sprinkler, Microwave Hood, Photovoltaic - Owned, Range/Oven, Refrigerator, Smoke Detector, Washer**
 Disclosures: **Property Disclosure Stmt**

Tax & Financial Information

TMK:	1-9-2-040-020-0000		
Taxes/Mnthly:	\$480	Tax Assess Imp:	\$396,900
Tax Year:	2022	Tax Assess Lnd:	\$721,600
Home Exempt:	0	Tax Assess Tot:	\$1,118,500
		Terms Acceptable:	Cash, Conventional, VA
		Rent Inc Mthy:	
		Spcl Sales Cond:	None

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