

## Listings Full

[1-2-4-021-029-0000](tel:1-2-4-021-029-0000)  
 MLS#: 201824972  
 Status: Incoming  
 Lnd Tenure: FS - Fee Simple  
 Listing Service: Full Service

1328 Lunalilo St, Honolulu 96822  
 Region: Metro  
 Nghbrhd: MAKIKI AREA  
 Bldg Nm:  
 Fee Options:

LP: \$1,800,000  
 OLP:



### General Information

Prop Type: Multi-Family  
 Prop Frnt: Other  
 Prop Cond:  
 # Stories: Two  
 Bldg Type: Apartments, Multi Dwellings  
 Easements: None

DOM: 0  
 CDOM: 0  
 Furnished:  
 Year Built: 1957  
 Rmld Year:

### Income Information

Monthly Rent:  
 Other Inc:  
 Ttl Ann Inc:  
 Ann Oper Exp:  
 Net Oper Inc:

Ttl Park: 6  
 Bldg Sqft: 2,392  
 Ttl Sqft: 2,392  
 Land Sqft: 5,000  
 Lot Acres: .115

### Unit Information

# Studio: 0  
 # 1 Bd: 6  
 # 2 Bd: 0  
 # 3+ Bd: 0  
 # Comm: 0  
 # Ttl Units: 6

Exp Includes: Excise Tax, Insurance, Mgmt Fee, Other, Property Tax, Repair Maintenance, Sewer Fee  
 Tenant Pays: AC, Cable TV, Electricity, Gas, Other  
 Prop Mng Co: Self managed

### Listing/Agent/Office Information

Listing Date:	ACS Date:	Tmp Wth Date:	Exp Date:	Listing Svc: Full Service
Possession: At Closing, Subject To Tenancy			Lock Box:	
List Type: Exclusive Rights			Agent Ph: (808) 429-1098	
Agent: <a href="#">Christina L Dwight</a> (R)	Agent Mbr #: 26009	Corp Office Lic #: RB-21019	Office Ph: (808) 429-1098	
Ag Email: <a href="mailto:christinalow@mac.com">christinalow@mac.com</a>	Office Mbr #: CISC	GE Tax Paid-Seller: Yes	Comp:	
License #: RB-20978				
Office: <a href="#">Commercial Inv. Strategies</a>				
Dual Var Rate: Yes				

### Additional Listing Information

View: None	Lnd Recorded: Land Court	Sewer: Connected
Zoning: 12 - A-2 Medium Density Apartme	Flood Zone: Zone X	
Location: Inside	Topography: Level	
Lot Desc: Clear	Set Backs: None	

### Remarks

**Pub Rmks:** 6 ones with 6 parking, two story with gross income of \$90,600. Owner self-manages, zero vacancy. Location offers ultimate convenience and access to everything Honolulu has to offer. All units have their own washers.  
**Agent Rmks:** Seller prefers an accepted offer prior to showing. Do not disturb tenants. Do not knock on doors. Do not park on property. Please use Jill Kauka, First American Title Co., Kapiolani Branch (JKauka@firstam.com). Email christinalow@mac.com for marketing package. See attachments for standard addendum--please submit with all offers. Pls use Commercial As Is Addendum.  
**Documents:** Lease Documents, P&L, Title Search  
**Show Inst:** Two Day Notice Req'd, Call Office & Go, Listor Must Be Present  
**Disclosures:** 1031 Exchange

### Features

# Elevators:	Meters: Electric, Gas, Individual, Water
Roof: Asphalt Shingle	Construction: Hollow Tile, Single Wall, Slab, Wood Frame
Laundry Fac: Coin	Guest Parking: None
Parking: Assigned	
Rec Facilities: None	
Amenities: Fire Sprinkler	
Utilities: Cable, Gas, Internet, Overhead Electricity, Public Water, Sewer Fee, Telephone, Water	

### Tax & Financial Information

TMK: 1-2-4-021-029-0000	Terms Acceptable: Cash, Conventional, Exchange
Taxes/Mnthly: \$282	Tax Assess Imp: \$112,500
Tax Year: 2017	Tax Assess Lnd: \$855,000
	Tax Assess Tot: \$967,500

©2014 HiCentral MLS, Ltd.®. All rights reserved. Information herein deemed reliable but not guaranteed. Generated on 10/04/2018 1:34:18 PM

©2018 HiCentral MLS, Ltd.®. All rights reserved. Information herein deemed reliable but not guaranteed.