

Property Client Full

1-2-7-001-033-0000
 MLS#: **202202928**
 Status: **Sold**
 Lnd Tenure: **FS - Fee Simple**

2019 Waiola St, Honolulu 96826
 Region: **Metro** Bldg Nm:
 Nghbrhd: **MOILILI** Fee Options:

Sold Price: **\$1,688,000**
 List Price: **\$1,699,000**



General Information

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

DOM: **5**
 Furnished: **Partial**
 Year Built: **1969**
 Rmld Year:

Income Information

Monthly Rent: **\$5,045**
 Mth Inc Other:
 Ttl Ann Inc: **\$60,540**
 Ann Oper Exp: **\$22,257**
 Net Ann Inc: **\$38,283**

Ttl Park: **8**
 Bldg Sqft: **2,400**
 Ttl Sqft: **2,400**
 Land Sqft: **4,800**
 Lot Acres: **.110**

Unit Information

Studio: **0**
 # 1 Bd: **0**
 # 2 Bd: **4**
 # 3+ Bd: **0**
 # Comm: **0**
 # Ttl Units: **4**

Exp Includes: **Excise Tax, Insurance, Mgmt Fee, Other, Property Tax, Repair Maintenance, Sewer Fee**

Tenant Pays: **Cable TV, Electricity**
 Prop Mng Co: **Kuroman Realty**
 Prop Mng Co#: **537-6007**

Recent: **05/11/2022 : Sold : EN->S**

Listing/Office Information

Listing Date: **02/18/22**
 Possession: **At Closing, Subject To Tenancy**
 Office: **Commercial Inv. Strategies**

Corp Office Lic #: **RB-21019**

Additional Listing Information

View: **City**
 Zoning: **12 - A-2 Medium Density Apartme**
 Location: **Inside**
 Lot Desc: **Clear**

Lnd Recorded: **Land Court**
 Flood Zone: **Zone AO** Sewer: **Connected**
 Topography: **Level**
 Set Backs: **None**

Pub Rmks: **RARE FIND! 4 two bedroom one bath units with 8 tandem parking stalls. All units separately metered for electricity. Owner pays water; each unit has its own water heater. Hollow tile construction with concrete roof. All units occupied by seasoned, long-term tenants on MTM agreements. Add coin laundry to increase rental income and bring rents to market to make this property cash flow.**

Documents: **Lease Documents, P&L, Survey, Title Search**
 Disclosures: **None**

Features

Elevators: **0**
 Roof: **Other**
 Laundry Fac: **Individual**
 Parking: **Assigned, Open**
 Rec Facilities: **None**
 Amenities: **None**
 Utilities: **Cable, Gas, Internet, Overhead Electricity, Public Water, Sewer Fee, Telephone, Water**

Meters: **Electric, Water**
 Construction: **Hollow Tile**
 Guest Parking: **Check-in Required**

Tax & Financial Information

TMK: **1-2-7-001-033-0000**
 Taxes/Mnthly: **\$401** Tax Assess Imp: **\$211,000** Terms Acceptable: **Cash, Conventional, Exchange**
 Tax Year: **2021** Tax Assess Lnd: **\$1,164,000** Spcl Sales Cond: **None**
 Tax Assess Tot: **\$1,375,000**

Sold Information

Sold Date: **05/10/22** CA Date: **02/19/22** Sold Price: **\$1,688,000** DOM: **5**
 Buy Off: **Island Prime Properties LLC**
 Concessions: Buyer Finance: **Conventional**

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