1986 9th Avenue Unit A, Honolulu 96816 * $850,000

Beds:	**3**	MLS#:	**202409228, FS**	Year Built:	**1951**
Bath:	**1/0**	Status:	**Active Under Contract**	Remodeled:	
Living Sq. Ft.:	**932**	List Date & DOM:	**05-01-2024** & **70**	Total Parking:	**1**
Land Sq. Ft.:	**6,400**	Condition:	**Tear Down**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$123,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$270/2023**	Land:	**$802,500**
Total Sq. Ft.	**932**	Neighborhood:	**Palolo**	Total:	**$926,000**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / No**
Parking:	**2 Car, Carport, Driveway**			Frontage:	
Zoning:	**05 - R-5 Residential District**			View:	**None**

Public Remarks: This property is located in a nice quiet neighborhood on a private driveway easement. It is the second lot in from top of driveway. Address is shown on the mailbox as 1986-A. Lot is level and a good size at 6,400 sq. ft. Existing dwelling is not livable and has been vacant for many years. Everything on the property and interior of dwelling is being sold as is. Seller will not be responsible to remove or trash anything. The house may not be safe to enter and should not be shown. It is highly recommended that buyer or buyer's agent do their own due diligence. Seller will only pay for surveying. Please do not walk the property without an appointment. **Sale Conditions:** None **Schools:** Palolo, Jarrett, Kaimuki * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
1986 9th Avenue A	$850,000	3 & 1/0	932 | $912	6,400 | $133	70

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1986 9th Avenue A	$270 | $0 | $0	$802,500	$123,500	$926,000	92%	1951 & NA

1986 9th Avenue A - MLS#: 202409228 - This property is located in a nice quiet neighborhood on a private driveway easement. It is the second lot in from top of driveway. Address is shown on the mailbox as 1986-A. Lot is level and a good size at 6,400 sq. ft. Existing dwelling is not livable and has been vacant for many years. Everything on the property and interior of dwelling is being sold as is. Seller will not be responsible to remove or trash anything. The house may not be safe to enter and should not be shown. It is highly recommended that buyer or buyer's agent do their own due diligence. Seller will only pay for surveying. Please do not walk the property without an appointment. **Region:** Diamond Head **Neighborhood:** Palolo **Condition:** Tear Down **Parking:** 2 Car, Carport, Driveway **Total Parking:** 1 **View:** None **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Palolo, Jarrett, Kaimuki * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market