84-760 Upena Street, Waianae 96792 * $875,000 * Originally $798,000

Beds:	**3**	MLS#:	**202301137, FS**	Year Built:	**1958**
Bath:	**1/0**	Status:	**Active**	Remodeled:	**1970**
Living Sq. Ft.:	**1,718**	List Date & DOM:	**01-20-2023** & **544**	Total Parking:	**2**
Land Sq. Ft.:	**9,372**	Condition:	**Fair, Needs Major Repair**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Other**	Building:	**$194,300**
Sq. Ft. Other:	**0**	Tax/Year:	**$223/2022**	Land:	**$570,900**
Total Sq. Ft.	**1,718**	Neighborhood:	**Makaha**	Total:	**$765,200**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / Yes**
Parking:	**3 Car+, Driveway**			Frontage:	**Other**
Zoning:	**03 - R10 - Residential District**			View:	**Mountain, Ocean**

Public Remarks: Welcome to 84-760 'Upena St, on the beach loops in Makaha. This is a large lot with a spacious three bedroom one bath home. Two mango trees and a coconut tree offer shade to the warm summers. Original hard wood floors and layout have potential to make this charming beach house modern. New roof, newer electrical, and plumbing all in good shape. The home needs some TLC, but is livable, and ready to be updated from its original 1950's style. Spacious interior of home with a permitted over sized additional room was added. Potentially converting to a full studio and creating a duplex with rental income on one side.This is a must see to appreciate, schedule your appointment today. Will require lender approval, Lender wants full pay off to release lien, short sale approval was denied. List price to cover outstanding balance. **Sale Conditions:** None, Short Sale **Schools:** Makaha, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
84-760 Upena Street	**$875,000**	3 & 1/0	1,718 | $509	9,372 | $93	544

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
84-760 Upena Street	$223 | $0 | $0	$570,900	$194,300	$765,200	114%	1958 & 1970

84-760 Upena Street - MLS#: 202301137 - Original price was $798,000 - Welcome to 84-760 'Upena St, on the beach loops in Makaha. This is a large lot with a spacious three bedroom one bath home. Two mango trees and a coconut tree offer shade to the warm summers. Original hard wood floors and layout have potential to make this charming beach house modern. New roof, newer electrical, and plumbing all in good shape. The home needs some TLC, but is livable, and ready to be updated from its original 1950's style. Spacious interior of home with a permitted over sized additional room was added. Potentially converting to a full studio and creating a duplex with rental income on one side.This is a must see to appreciate, schedule your appointment today. Will require lender approval, Lender wants full pay off to release lien, short sale approval was denied. List price to cover outstanding balance. **Region:** Leeward **Neighborhood:** Makaha **Condition:** Fair, Needs Major Repair **Parking:** 3 Car+, Driveway **Total Parking:** 2 **View:** Mountain, Ocean **Frontage:** Other **Pool:** None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None, Short Sale **Schools:** Makaha, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market