

**Pearl Regency 98-402 Koauka Loop Unit 2403, Aiea 96701 \* Pearl Regency \* \$388,000 \***

**Originally \$435,000**

Beds: <b>1</b>	MLS#: <b>202324091, FS</b>	Year Built: <b>1981</b>
Bath: <b>1/0</b>	Status: <b>Pending</b>	Remodeled:
Living Sq. Ft.: <b>610</b>	List Date & DOM: <b>10-20-2023 &amp; 235</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>224,160</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>0</b>	Frontage:	Building: <b>\$336,200</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$114/2023</b>	Land: <b>\$55,800</b>
Total Sq. Ft. <b>610</b>	Neighborhood: <b>Pearlridge</b>	Total: <b>\$392,000</b>
Maint./Assoc. <b>\$625 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>21+ / No</b>
Parking: <b>Assigned, Guest, Open - 2</b>	Frontage:	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>Golf Course, Mountain</b>	

**Public Remarks:** New Price! Elevate your lifestyle with this high-floor 1-bedroom, 1-bath and 2-parking stalls unit at Pearl Regency which offers golf course & mountain views. Located in a pet-friendly building with fantastic amenities, this unit is perfect for those seeking both comfort & convenience. The open kitchen & living area provide an excellent space for both relaxation & entertainment. An additional door separates the main living area from the bedroom/bathroom for practicality & privacy. On those calm tradewind days, enjoy the refreshing breeze, or opt for the comfort of the window AC unit. Pearl Regency is committed to safety, equipped with a fire sprinkler system, security & ample guest parking. This secure & well-managed building offers a range of amenities, including a tennis court, pool, jacuzzi, sauna, BBQ area, playground, exercise, & recreation area. For added convenience, there's even a car wash area & a storage locker included with this unit. TWO parking stalls. Located in close proximity to schools, Pearlridge Center, Pali Momi Medical Center, & Pearl Highlands, you'll find shopping, dining, & healthcare all within reach. Some photos have been virtually enhanced. **Sale Conditions:** None  
**Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">98-402 Koauka Loop 2403</a>	<b>\$388,000</b>	1 & 1/0	610   \$636	224,160   \$2	0	41%	24	235

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">98-402 Koauka Loop 2403</a>	\$114   \$625   \$0	\$55,800	\$336,200	\$392,000	99%	1981 & NA

[98-402 Koauka Loop 2403](#) - MLS#: [202324091](#) - Original price was \$435,000 - New Price! Elevate your lifestyle with this high-floor 1-bedroom, 1-bath and 2-parking stalls unit at Pearl Regency which offers golf course & mountain views. Located in a pet-friendly building with fantastic amenities, this unit is perfect for those seeking both comfort & convenience. The open kitchen & living area provide an excellent space for both relaxation & entertainment. An additional door separates the main living area from the bedroom/bathroom for practicality & privacy. On those calm tradewind days, enjoy the refreshing breeze, or opt for the comfort of the window AC unit. Pearl Regency is committed to safety, equipped with a fire sprinkler system, security & ample guest parking. This secure & well-managed building offers a range of amenities, including a tennis court, pool, jacuzzi, sauna, BBQ area, playground, exercise, & recreation area. For added convenience, there's even a car wash area & a storage locker included with this unit. TWO parking stalls. Located in close proximity to schools, Pearlridge Center, Pali Momi Medical Center, & Pearl Highlands, you'll find shopping, dining, & healthcare all within reach. Some photos have been virtually enhanced. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Above Average **Parking:** Assigned, Guest, Open - 2 **Total Parking:** 2 **View:** Golf Course, Mountain **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number