

**Kulana Knolls 2 94-522 Kupuohi Street Unit 15/104, Waipahu 96797 \* \$548,000**

|  |   |                                |
|--|---|--------------------------------|
| Beds: <b>2</b>   | MLS#: <b>202409332, FS</b>                        | Year Built: <b>1994</b>        |
| Bath: <b>1/0</b>   | Status: <b>Active Under Contract</b>              | Remodeled:                     |
| Living Sq. Ft.: <b>735</b>                                     | List Date & DOM: <b>05-22-2024 &amp; 18</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>0</b>   | Condition: <b>Above Average</b>                   | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>  | Frontage:   | Building: <b>\$314,300</b>     |
| Sq. Ft. Other: <b>0</b>  | Tax/Year: <b>\$112/2023</b>                       | Land: <b>\$204,400</b>         |
| Total Sq. Ft. <b>735</b>                                       | Neighborhood: <b>Royal Kunia</b>                  | Total: <b>\$518,700</b>        |
| Maint./Assoc. <b>\$431 / \$64</b>                              | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: / <b>No</b>     |
| Parking: <b>Open - 2</b>                                       | Frontage:   |                                |
| <a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b> | View: <b>None</b>                                 |                                |

**Public Remarks:** \*\*\*VA ASSUMPTION AVAILABLE AT 3.0%\*\*\* Welcome to Kulana Knolls, a sought-after gated community in Royal Kunia. This ground floor corner unit offers a tranquil atmosphere with a forest feel backdrop in your backyard. Enjoy mornings on your private lanai and evenings in your spacious living room. With an in-unit washer and dryer and two reserved parking spaces, convenience is at your fingertips. Plus, the building is pet-friendly and VA-approved (verification required). Kulana Knolls is conveniently located near shopping, dining, parks, and the H-1 freeway on-off ramp. It offers easy access to Wheeler Army Airfield, Schofield Barracks, Joint Base Pearl Harbor Hickam, and Tripler Army Hospital. Unit #15/104 is awaiting your personal touch. Schedule your private showing today or join us for our open houses on Saturday, May 25 (1-4pm) or Sunday, May 26 (2-5pm). Don't miss out on this amazing opportunity! **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address                                      | Price                     | Bd & Bth | Living / Avg. | Land   Avg. | DOM |
|--|---------------------------|----------|---------------|-------------|-----|
| <a href="#">94-522 Kupuohi Street 15/104</a> | <a href="#">\$548,000</a> | 2 & 1/0  | 735   \$746   | 0   \$inf   | 18  |

| Address                                      | Tax   Maint.   Ass.  | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|----------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">94-522 Kupuohi Street 15/104</a> | \$112   \$431   \$64 | \$204,400     | \$314,300         | \$518,700      | 106%  | 1994 & NA        |

[94-522 Kupuohi Street 15/104](#) - MLS#: [202409332](#) - \*\*\*VA ASSUMPTION AVAILABLE AT 3.0%\*\*\* Welcome to Kulana Knolls, a sought-after gated community in Royal Kunia. This ground floor corner unit offers a tranquil atmosphere with a forest feel backdrop in your backyard. Enjoy mornings on your private lanai and evenings in your spacious living room. With an in-unit washer and dryer and two reserved parking spaces, convenience is at your fingertips. Plus, the building is pet-friendly and VA-approved (verification required). Kulana Knolls is conveniently located near shopping, dining, parks, and the H-1 freeway on-off ramp. It offers easy access to Wheeler Army Airfield, Schofield Barracks, Joint Base Pearl Harbor Hickam, and Tripler Army Hospital. Unit #15/104 is awaiting your personal touch. Schedule your private showing today or join us for our open houses on Saturday, May 25 (1-4pm) or Sunday, May 26 (2-5pm). Don't miss out on this amazing opportunity! **Region:** Waipahu **Neighborhood:** Royal Kunia **Condition:** Above Average **Parking:** Open - 2 **Total Parking:** 2 **View:** None **Frontage:** Pool: **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market