

**Kuola 1 - Rainbow Series 94-1041 Oli Place Unit D7, Waipahu 96797 \* \$470,000 \* Originally**

**\$480,000**

|  |   |                                |
|--|---|--------------------------------|
| Beds: <b>2</b>   | MLS#: <b>202411600, FS</b>                        | Year Built: <b>1983</b>        |
| Bath: <b>1/0</b>   | Status: <b>Active</b>                             | Remodeled:                     |
| Living Sq. Ft.: <b>750</b>                                     | List Date & DOM: <b>05-22-2024 &amp; 33</b>       | Total Parking: <b>1</b>        |
| Land Sq. Ft.: <b>0</b>   | Condition: <b>Average</b>                         | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>50</b>                                       | Frontage:   | Building: <b>\$336,800</b>     |
| Sq. Ft. Other: <b>0</b>  | Tax/Year: <b>\$141/2024</b>                       | Land: <b>\$151,800</b>         |
| Total Sq. Ft. <b>800</b>                                       | Neighborhood: <b>Waipio Gentry</b>                | Total: <b>\$488,600</b>        |
| Maint./Assoc. <b>\$544 / \$17</b>                              | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>One / No</b> |
| Parking: <b>Assigned, Open - 1</b>                             | Frontage:   |                                |
| <a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b> | View: <b>None</b>                                 |                                |

**Public Remarks:** Great opportunity for first time buyer or investor. Priced to sell second floor corner end unit . Easy freeway access, close to Costco, and within walking distance to the grocery store, medical facilities, restaurants, and park. Assigned parking with lots of guest parking and street parking. Show this today! **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="#">94-1041 Oli Place D7</a> | <b>\$470,000</b> | 2 & 1/0  | 750   \$627   | 0   \$inf   | 33  |

| Address                              | Tax   Maint.   Ass.  | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--------------------------------------|----------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">94-1041 Oli Place D7</a> | \$141   \$544   \$17 | \$151,800     | \$336,800         | \$488,600      | 96%   | 1983 & NA        |

[94-1041 Oli Place D7](#) - MLS#: [202411600](#) - Original price was \$480,000 - Great opportunity for first time buyer or investor. Priced to sell second floor corner end unit . Easy freeway access, close to Costco, and within walking distance to the grocery store, medical facilities, restaurants, and park. Assigned parking with lots of guest parking and street parking. Show this today! **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Average **Parking:** Assigned, Open - 1 **Total Parking:** 1 **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