

Park At Pearlridge 98-487 Koauka Loop Unit B1304, Aiea 96701 * \$609,000

Beds: 3	MLS#: 202412654, FS	Year Built: 1982
Bath: 2/0	Status: Active	Remodeled: 2022
Living Sq. Ft.: 1,175	List Date & DOM: 06-05-2024 & 21	Total Parking: 1
Land Sq. Ft.: 0	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 57	Frontage:	Building: \$505,300
Sq. Ft. Other: 0	Tax/Year: \$136/2024	Land: \$104,700
Total Sq. Ft. 1,232	Neighborhood: Pearlridge	Total: \$610,000
Maint./Assoc. \$1,153 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: Covered - 1	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Mountain, Ocean	

Public Remarks: Incredibly priced and fully renovated 3 bedroom 2 full bath with a \$10,000 Seller's credit to closing costs! This 2022-upgraded gem features quartz countertops and wood cabinets in the kitchen and bathrooms, vinyl plank flooring throughout. This residence has a corner end parking stall. Enjoy an abundance of amenities including a pool, jacuzzi, tennis courts, BBQ areas, golf practice area and more. Located close to Pearlridge Mall for shopping and entertainment and just a short drive to the freeway on and off ramp for a quick commute. You don't want to miss this opportunity! Building is fully insured and accepting all financing. New maintenance begins 7/1. **Sale Conditions:** None **Schools:** [Aiea](#), [Aiea](#), [Aiea](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
98-487 Koauka Loop B1304	\$609,000	3 & 2/0	1,175 \$518	0 \$inf	21

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
98-487 Koauka Loop B1304	\$136 \$1,153 \$0	\$104,700	\$505,300	\$610,000	100%	1982 & 2022

[98-487 Koauka Loop B1304](#) - MLS#: [202412654](#) - Incredibly priced and fully renovated 3 bedroom 2 full bath with a \$10,000 Seller's credit to closing costs! This 2022-upgraded gem features quartz countertops and wood cabinets in the kitchen and bathrooms, vinyl plank flooring throughout. This residence has a corner end parking stall. Enjoy an abundance of amenities including a pool, jacuzzi, tennis courts, BBQ areas, golf practice area and more. Located close to Pearlridge Mall for shopping and entertainment and just a short drive to the freeway on and off ramp for a quick commute. You don't want to miss this opportunity! Building is fully insured and accepting all financing. New maintenance begins 7/1. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Excellent **Parking:** Covered - 1 **Total Parking:** 1 **View:** Mountain, Ocean **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Aiea](#), [Aiea](#), [Aiea](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market