3233 Francis Street, Honolulu 96815 * * $2,350,000

Beds: **6**	MLS#: **202415771, FS**	Year Built: **1970**
Bath: **6/0**	Status: **Active**	Remodeled: **2022**
Living Sq. Ft.: **2,395**	List Date & DOM: **07-11-2024** & **5**	Total Parking: **6**
Land Sq. Ft.: **4,725**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$580,800**
Sq. Ft. Other: **800**	Tax/Year: **$450/2024**	Land: **$1,094,100**
Total Sq. Ft. **3,195**	Neighborhood: **Kapahulu**	Total: **$1,674,900**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **Two / No**
Parking: **3 Car+, Carport, Street**		Frontage:
Zoning: **07 - R-3.5 Residential District**		View: **Diamond Head**

Public Remarks: Just totally remodeled and built brand new first floor two story single family house in Kapahulu neighborhood. Perfect for three families to live together. Second floor has its own entrance, new kitchen, 3 bedrooms, 2 bathrooms, and living room. Also features a large covered back porch as well as an open front deck. The first floor is separated into two units, 1 bedroom with a new kitchen, new bathroom, and its own separate entrance. The other unit features a new kitchen, 1 living room, 1 large family room, 2 bedrooms and 3 full bathrooms. In total there are 7 split AC units (3 on the 2nd floor, 4 on the 1st floor). The property also features a large carport area where you can fit about 6 compact cars as well as parking on the street. The renovations and additions have been completed as of this year with an approved ADU permit. Buyer is to do their due diligence. To be sold as is. **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
3233 Francis Street	$2,350,000	6 & 6/0	2,395 | $981	4,725 | $497	0	0%	0	5

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
3233 Francis Street	$450 | $0 | $0	$1,094,100	$580,800	$1,674,900	140%	1970 & 2022

3233 Francis Street - MLS#: 202415771 - Just totally remodeled and built brand new first floor two story single family house in Kapahulu neighborhood. Perfect for three families to live together. Second floor has its own entrance, new kitchen, 3 bedrooms, 2 bathrooms, and living room. Also features a large covered back porch as well as an open front deck. The first floor is separated into two units, 1 bedroom with a new kitchen, new bathroom, and its own separate entrance. The other unit features a new kitchen, 1 living room, 1 large family room, 2 bedrooms and 3 full bathrooms. In total there are 7 split AC units (3 on the 2nd floor, 4 on the 1st floor). The property also features a large carport area where you can fit about 6 compact cars as well as parking on the street. The renovations and additions have been completed as of this year with an approved ADU permit. Buyer is to do their due diligence. To be sold as is. **Region:** Diamond Head **Neighborhood:** Kapahulu **Condition:** Excellent **Parking:** 3 Car+, Carport, Street **Total Parking:** 6 **View:** Diamond Head **Frontage: Pool:** None **Zoning:** 07 - R-3.5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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