



**Single Family**

**ML#:** 2905907 **Active**  
**TMK:** 1-3-2-049-006-0000  
**Addr:** [917 21st Ave](#)  
**City:** Honolulu HI  
**Regn:** DiamondHd

**List:** FS - Fee  
 \$998,000\* Simple  
**Zip:** 96816  
**Neighborhood:** KAIMUKI

**Roofd Liv Ar:** 2,156 **New Dev/Const:** No  
**Roofd Oth Ar:** **Yr Built:** 1936 **Bedrms:** 5  
**Opn Lanai Ar:** **Remod Yr:** **Baths:** 3 / 0  
**Furnished:** Partial

**Garage SF:** **Fractional:** No **Mon Maint Fees:** \$  
**Land SF:** 7,500 **Flood:** X **Mon Assn Fees:** \$  
**Acres:** 0.172 **Mon Rental Inc:** **Other Mon Fees:** \$  
**Zoning:** 05 - R-5 Residential District **Total Mon Fees:** \$0

**Assd Val Land:** \$795,200  
**Assd Val Imprv:** \$185,600  
**Assd Val Total:** \$980,800  
**Community Assn:**

**Tax Year:** 2008  
**Mon Taxes:** \$270  
**Home Exemp:** 0  
**Community Assn #:**

**Elem School:** Waikiki  
**Middle School:** Kaimuki  
**High School:** Kaimuki  
**CPR:** No **Public Rpt #:**

Two 2 bed 1 bath units plus 1 bed 1 bath cottage, nicely landscaped yard. Electrical has been upgraded to allow for 3 legal units. Great rental income for investor or for multi-family use.

|                                     |                         |                           |                         |
|-------------------------------------|-------------------------|---------------------------|-------------------------|
| <b>View</b>                         | Single Wall             | Refrigerator              | Internet Cable          |
| Garden                              | Slab                    | Smoke Detector            | Public Water            |
| Mountain                            | Wood Frame              | Washer                    | Sewer Fee               |
| <b>Lot Description</b>              | <b>Roofing</b>          | <b>Security</b>           | Telephone               |
| Other                               | Asphalt Shingle         | Key                       | Water                   |
| <b>Predominant Topography</b>       | <b>Pool</b>             | <b>Easements</b>          | <b>Roads</b>            |
| Level                               | None                    | Cable                     | County                  |
| <b>Location</b>                     | <b>Amenities</b>        | Electric                  | <b>Possession</b>       |
| Inside                              | Landscaped              | Sewer                     | At Closing              |
| <b>Number of Stories</b>            | Lawn Sprinkler          | Telephone                 | <b>Occupancy</b>        |
| Two                                 | Wall/Fence              | Water                     | Tenant                  |
| <b>Building Style</b>               | <b>Additional Rooms</b> | <b>Set-Backs</b>          | <b>Terms Acceptable</b> |
| 1 Bedroom Cottage                   | Den/Study               | Of Record                 | Cash                    |
| Attached                            | <b>Floor Covering</b>   | <b>Disclosures</b>        | Conventional            |
| Duplex                              | Ceramic Tile            | 1031 Exchange             | <b>Land Recorded</b>    |
| Multiple Dwellings                  | Vinyl                   | Call Listor               | Land Court              |
| <b>Property Condition</b>           | W/W Carpet              | Licensed Owner            | <b>Showing</b>          |
| Average                             | <b>Inclusions</b>       | Listor Owner              | Call Listor             |
| <b>Parking</b>                      | Cable TV                | <b>Other Fee Includes</b> |                         |
| 3Car+                               | Ceiling Fan             | None                      |                         |
| Carport                             | Drapes                  | <b>Utilities Included</b> |                         |
| <b>Construction/Exterior Finish</b> | Home Warranty           | Cable                     |                         |
| Hollow Tile                         | Range/Oven              | Gas                       |                         |

**LO:** Coldwell Banker Pacific Prop.

**LD:** 4/28/2009

**DOM:** 178

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