

Island Wide Cost Per Unit 1909 Kahakai Drive

Property Type: Multi-Family Properties Status: Active												
Subject Property												
#	MLS#	Tax Map Key	Address	Nbrhd	# Units	Lnd SqFt	Bldg SqFt	YB	LT	List Price	\$ SqFt	DOM
1	2608545	1-2-6-007-013-0000	444 Ena Rd	WAIKIKI	13	5,880	7,804	1966	FS	\$3,200,000	\$410.05	153
2	2518866	1-2-7-022-002-0000	2568 Date St	KAPIOLANI	20	11,451	11,655	1963	FS	\$3,500,000	\$300.30	336
3	2614356	1-1-7-019-007-0000	260, 266 N School St	KUAKINI	19	26,941	8,436	1954	FS	\$3,500,000	\$414.89	63
4	2614078	1-2-6-015-062-0000	1993 Ala Wai Blvd	WAIKIKI	16	4,500	6,400	1965	FS	\$3,800,000	\$593.75	68
5	2616063	1-2-4-020-017-0000	1254 Lunalilo St	MAKIKI ARE	15	6,925	8,415	1969	FS	\$3,800,000	\$451.57	39
6	2610150	1-2-4-025-024-0000	1348 Wilder Ave	MAKIKI ARE	11	16,176	0	1907	FS	\$3,800,000	\$	127
7	2607732	1-2-8-021-007-0000	1904 Vancouver Dr 25	MANOA-LOWE	25	15,882	6,892	1926	FS	\$4,000,000	\$580.38	165
8	2610290	1-2-4-023-031-0000	1628 Poki St	MAKIKI ARE	24	11,250	11,092	1965	FS	\$4,400,000	\$396.68	126
9	2602530	1-2-7-016-029-0000	810 University Ave	MOIILILI	18	14,116	11,060	1960	FS	\$4,500,000	\$406.87	243
10	2617886	1-2-4-019-036-0000	1402 Piikoi St	MAKIKI ARE	20	7,534	16,255	1969	FS	\$4,525,000	\$278.38	6
11	2609708	1-2-4-021-034-0000	1439 Kewalo St	MAKIKI ARE	0	8,300	18,331	1969	FS	\$4,595,000	\$250.67	134
12	2607238	1-2-2-002-033-0000	1747 Pali Hwy	PUNCHBOWL	20	13,830	0	1972	FS	\$4,750,000	\$	173
13	2609780	1-1-7-032-021-0000	1436 Liliha St	LILIHA	33	18,875	17,616	1964	FS	\$4,900,000	\$278.16	138
14	2616057	1-2-8-001-037-0000	1650 Young St	MOIILILI	42	13,900	16,360	1973	FS	\$10,500,000	\$641.81	39
15	2616060	1-1-2-026-022-0000	2238 Kaluaopaiena St	KAPALAMA	45	32,224	29,925	1966	FS	\$11,500,000	\$384.29	39
16	2520470	1-2-4-012-012-0025	1112 Kinau St 405	MAKIKI ARE	100	20,000	56,749	1972	FS	\$19,750,000	\$348.02	315
Average					28	14,237	16,214			\$5,938,750		135
Number of Properties: 16												
(ListPrice / BldgSqFt) : (Average 5938750 / Average 16214) = \$ 366.27 \$371,172 PER UNIT												

Property Type: Multi-Family Properties Status: Active Continue to Show												
Subject Property												
#	MLS#	Tax Map Key	Address	Nbrhd	# Units	Lnd SqFt	Bldg SqFt	YB	LT	List Price	\$ SqFt	DOM
1	2613729	1-7-5-014-059-0000	2102 Puu PI	WAHIAWA HE	9	92,913	8,314	1954	FS	\$3,200,000	\$384.89	43
2	2520615	1-2-4-015-022-0000	901 Prospect St	PUNCHBOWL	27	9,366	23,370	1974	FS	\$4,750,000	\$203.25	174
3	2518865	1-1-7-034-003-0000	526 N School St	LILIHA	39	18,380	28,000	1965	FS	\$4,950,000	\$176.79	244
Average					25	40,220	19,895			\$4,300,000		154
Number of Properties: 3												
(ListPrice / BldgSqFt) : (Average 4300000 / Average 19895) = \$ 216.13 \$172,000 PER UNIT												

Property Type: Multi-Family Properties Status: Sold															
Subject Property															
#	MLS#	Tax Map Key	Address	Nbrhd	# Units	Lnd SqFt	Bldg SqFt	YB	LT	List Price	Sale Price	% LP	\$ SqFt	Sold Date	DOM
1	2600162	1-2-2-004-058-0000	540 Iolani Ave	PUNCHBOWL	18	11,560	8,784	1957	FS	\$3,295,000	\$3,000,000	91	\$341.53	6/05/2006	43
2	2607719	1-9-8-039-008-0000	9880 Uao PI PI MASTER	PEARLRIDGE	36	42,562	28,800	1975	FS	\$7,560,000	\$7,750,000	103	\$269.10	7/18/2006	9
3	2612025	1-2-6-021-045-0000	455 Nahua St	WAIKIKI	34	7,414	23,673	1969	FS	\$8,500,000	\$6,775,000	80	\$286.19	9/20/2006	19
Average					29	20,512	20,419			\$6,451,666	\$5,841,666	91			24
Number of Properties: 3															
(SalePrice / BldgSqFt) : (Average 5841666 / Average 20419) = \$ 286.09 \$222,471 PER UNIT															