54-229 Hauula Homestead Road, Hauula 96717 * $695,000 * Originally $751,000

Sold Price:	$665,000	Sold Date:	01-10-2014	Sold Ratio:	96%
Beds:	**5**	MLS#:	**201331040, FS**	Year Built:	**1993**
Bath:	**4/0**	Status:	**Sold**	Remodeled:	**2009**
Living Sq. Ft.:	**3,120**	List Date & DOM:	**08-09-2013** & **153**	Total Parking:	**6**
Land Sq. Ft.:	**11,251**	Condition:	**Above Average**	Assessed Value	
Lanai Sq. Ft.:	**72**	Frontage:	**Other, Stream/Canal**	Building:	**$394,700**
Sq. Ft. Other:	**0**	Tax/Year:	**$145/2012**	Land:	**$222,800**
Total Sq. Ft.	**3,192**	Neighborhood:	**Hauula**	Total:	**$617,500**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**Two / Yes**
Parking:	**Open - 3+**			Frontage:	**Other, Stream/Canal**
Zoning:	**05 - R-5 Residential District**			View:	**Garden, Other**

Public Remarks: Reduced for quick sale ! Large 5 bedroom home with 2 income producing units on the lower level. Close to the beach with large lanai, lush landscaping, stream, ample parking and additional storage. 22 Photovoltaic panels with solar powered wter heating system and solar operated attic fan to keep the home cool. Est. $2,600 mo. income from 2 units on the lower level. Remodeled in 2009. **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info




Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
54-229 Hauula Homestead Road	**$695,000**	5 & 4/0	3,120 | $223	11,251 | $62	153

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
54-229 Hauula Homestead Road	$145 | $0 | $0	$222,800	$394,700	$617,500	113%	1993 & 2009

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
54-229 Hauula Homestead Road	$665,000	01-10-2014	96%	89%	Conventional

54-229 Hauula Homestead Road - MLS#: 201331040 - Original price was $751,000 - Reduced for quick sale ! Large 5 bedroom home with 2 income producing units on the lower level. Close to the beach with large lanai, lush landscaping, stream, ample parking and additional storage. 22 Photovoltaic panels with solar powered wter heating system and solar operated attic fan to keep the home cool. Est. $2,600 mo. income from 2 units on the lower level. Remodeled in 2009. **Region:** Kaneohe **Neighborhood:** Hauula **Condition:** Above Average **Parking:** Open - 3+ **Total Parking:** 6 **View:** Garden, Other **Frontage:** Other,Stream/Canal **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market