

940 Maunawili Road, Kailua 96734 * \$2,249,000

Sold Price: \$2,175,000 Sold Date: 01-31-2014 Sold Ratio: 97%
 Beds: **6** MLS#: **201331086, FS** Year Built: **1960**
 Bath: **6/2** Status: **Sold** Remodeled: **2000**
 Living Sq. Ft.: **5,612** List Date & DOM: **08-13-2013 & 171** Total Parking: **3**
 Land Sq. Ft.: **56,802** Condition: **Excellent** [Assessed Value](#)
 Lanai Sq. Ft.: **416** Frontage: **None** Building: **\$944,200**
 Sq. Ft. Other: **440** Tax/Year: **\$490/2013** Land: **\$914,600**
 Total Sq. Ft.: **6,468** Neighborhood: **Maunawili** Total: **\$1,858,800**
 Maint./Assoc. **\$0 / \$0** [Flood Zone](#): **Zone D - Tool** Stories / CPR: **One / No**
 Parking: **3 Car+, Carport, Covered - 2, Driveway, Garage, Street** Frontage: **None**
[Zoning](#): **56 - Country District** View: **Mountain**

Public Remarks: Unique rim property (1.3 acres) & spacious Ossipoff "estate" offered for the first time on the market. Main house includes a "Great Room", family room, Sun room, laundry room, kitchen & dining area, 3 bdrm/3 baths & 2 1/2 baths. West Wing includes 2/2, living area & kitchenette. Other rooms on the property include a guest cottage, large storage room (440 sq ft), 2 car garage and a carport. **Sale Conditions:** None **Schools:** [Maunawili](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
940 Maunawili Road	\$2,249,000	6 & 6/2	5,612 \$401	56,802 \$40	171

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
940 Maunawili Road	\$490 \$0 \$0	\$914,600	\$944,200	\$1,858,800	121%	1960 & 2000

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
940 Maunawili Road	\$2,175,000	01-31-2014	97%	97%	Conventional

[940 Maunawili Road](#) - MLS#: [201331086](#) - Unique rim property (1.3 acres) & spacious Ossipoff "estate" offered for the first time on the market. Main house includes a "Great Room", family room, Sun room, laundry room, kitchen & dining area, 3 bdrm/3 baths & 2 1/2 baths. West Wing includes 2/2, living area & kitchenette. Other rooms on the property include a guest cottage, large storage room (440 sq ft), 2 car garage and a carport. **Region:** Kailua **Neighborhood:** Maunawili **Condition:** Excellent **Parking:** 3 Car+, Carport, Covered - 2, Driveway, Garage, Street **Total Parking:** 3 **View:** Mountain **Frontage:** None **Pool:** In Ground **Zoning:** 56 - Country District **Sale Conditions:** None **Schools:** [Maunawili](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market