

53898 Kamehameha Highway, Hauula 96717

Status: Expired	MLS#: 1000609	Parcel#: 1-5-3-014-017-0000
List Price: \$695,000	Original Price: \$695,000	Price Change: \$0
Beds: 4 Baths: 2/0	Year Built: 1974	Remodeled: 2005
Region: Kaneohe	Neighborhood: Hauula	Building:
Living Sq Ft: 1,656	Other Sq Ft: 0	Total Sq Ft: 1,800
Land Sq Ft: 4,997	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 144
Total Parking: 0	Date Listed: 01-14-2010	Days on Market: 32
View: Coastline, Garden, Mountain, Ocean, Sunrise	Frontage: Ocean, Other, Sandy Beach, Waterfront	Type: Single Family
Assessed Building: \$73,700	Assessed Land: \$399,900	Assessed Value: \$473,600
Taxes: \$75 Year: 2009	Maintenance Fee: \$0	Association Fee: \$0
Flood Zone: Zone V	Stories: Two	CPR: No
Condition: Excellent	Parking: 2 Car, Boat, Driveway, Garage, Street	Zoning : 05 - R-5 Residential District
Elementary: Hauula	Middle School: Kahuku	High School: Kahuku

Public Remarks: Executive Style 4 bedroom 2 bath beach home with stunning views of the Pacific Ocean! Beautifully renovated with Tigerwood floors, Travertine baths, and Granite kitchen. Live in the upstairs unit and rent the downstairs 2 bedroom 1 bath. An excellent investment property, with \$3200/month rental income. Tax assessment does not reflect the value of improvements. **Sale Conditions:** * [Photos](#), [History](#)

Inclusions: Security System, Smoke Detector, Washer **Amenities:** Bedroom on 1st Floor, Full Bath on 1st Floor, Patio/Deck, Storage, Wall/Fence **Utilities:** Cable, Cesspool, Overhead Electricity, Public Water, Sewer Fee, Telephone, Water **Construction:** Hollow Tile, Single Wall, Wood Frame **Lot Features:** Clear **Floor:** Hardwood, Marble/Granite **Disclosures:** Licensed Owner, Lister Owner, Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** Partial **Architectural Style:** Attached **Construction Materials:** Hollow Tile, Single Wall, Wood Frame **Roof:** Asphalt Shingle **Flooring:** Hardwood, Marble/Granite **Security Features:** Key **Easements:** None **Set Backs:** C&C, Of Record **Special Listing Conditions:** Management Company: Management Company Phone:



