

, Waialua 96791

Status: Sold	MLS#: <u>1104312</u>	Parcel#: <u>1-6-7-015-039-0002</u>
List Price: \$1,389,000	Original Price: \$1,389,000	Price Change: \$0
Beds: 2 Baths: 3/0	Year Built: 2006	Remodeled:
Region: North Shore	Neighborhood: Waialua	Building:
Living Sq Ft: 1,506	Other Sq Ft: 78	Total Sq Ft: 2,016
Land Sq Ft: 5,209	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 432
Total Parking: 0	Date Listed: 04-08-2011	Days on Market: 145
View: Cemetery, Coastline, Garden, Marina/Canal, Mountain, Ocean, Sunset	Frontage: Conservation, Ocean, Sandy Beach, Waterfront	Type: Single Family
Assessed Building: \$227,400	Assessed Land: \$702,000	Assessed Value: \$929,400
Taxes: \$258 Year: 2011	Maintenance Fee: \$0	Association Fee: \$0
Flood Zone: Zone V	Stories: Three+	CPR: Yes
Condition: Excellent	Parking: 3 Car+, Boat, Garage, Street	<u>Zoning:</u> 05 - R-5 Residential District
Close Price: \$1,200,000	Close Date: 10-05-2011	Financing: Seller Financing Concessions:
Elementary: Waialua	Middle School: Waialua	High School: Waialua

Public Remarks: Beautiful Custom built home part of two house CPR!Best new home,oceanfront value, with steel saddles, screws and nails used in construction! Chef's kitchen,w. Viking Gas Range, panoramic ocean and mountain views from kitchen, dining and living rooms!! Huge 960 sq.ft.garage,w. double entry for easy boat launching! SELLER FINANCING POSSIBLE, ABSOLUTE MUST SEE!! **Sale Conditions:** * [Photos](#), [History](#)

Inclusions: AC Split, Auto Garage Door Opener, Blinds, Ceiling Fan, Dishwasher, Disposal, Dryer, Microwave, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** Landscaped, Lawn Sprinkler, Patio/Deck, Storage, Wall/Fence **Utilities:** Cable, Gas, Overhead Electricity, Public Water **Construction:** Above Ground, Double Wall, Slab, Wood Frame **Lot Features:** Other **Floor:** Hardwood, Marble/Granite, W/W Carpet **Disclosures:** Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** **Architectural Style:** Attached,CPR **Construction Materials:** Above Ground,Double Wall,Slab,Wood Frame **Roof:** Asphalt Shingle **Flooring:** Hardwood,Marble/Granite,W/W Carpet **SecurityFeatures:** Key **Easements:** None **Set Backs:** Of Record **Special Listing Conditions:** **Management Company:** NONE **Management Company Phone:** na



