## 47-171 luiu Street, Kaneohe 96744 \* \$1,124,000

 Beds: 3
 MLS#: 202409173, FS
 Year Built: 1960

 Bath: 1/1
 Status: Pending
 Remodeled:

 Living Sq. Ft.: 904
 List Date & DOM: 05-03-2024 & 4
 Total Parking: 2

Land Sq. Ft.: **7,680**Condition: Above Average,
Average

 Lanai Sq. Ft.: 168
 Frontage:
 Building: \$1,200

 Sq. Ft. Other: 0
 Tax/Year: \$293/2023
 Land: \$989,100

 Total Sq. Ft. 1,072
 Neighborhood: Lulani Ocean
 Total: \$990,300

 Maint./Assoc. \$0 / \$0
 Flood Zone: Zone D - Tool
 Stories / CPR: One, Two / No

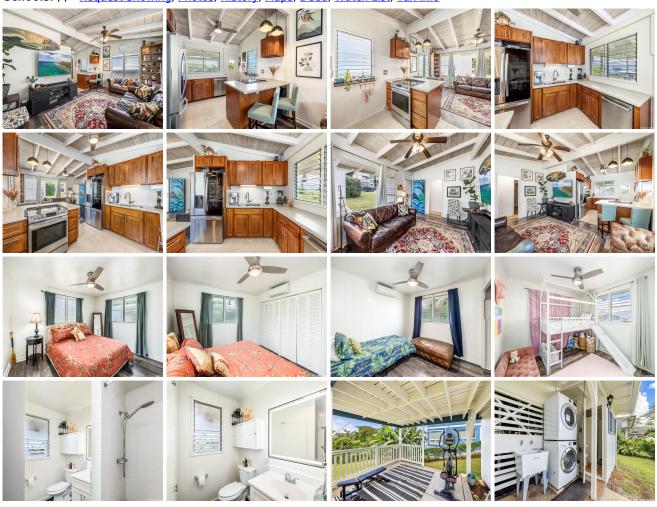
Parking: **3 Car+** Frontage:

**Zoning:** 03 - R10 - Residential District

View: Coastline, Garden, Mountain, Ocean, Sunrise

**Assessed Value** 

**Public Remarks:** Listed below the 2023 appraised value! Although it's the view that steals the show, this cute as a button 3-bedroom, 1.1-bath home with beautiful ocean and Ko'Olau Mountain views has an updated, main living open concept floor plan with a kitchen that adds a touch of modern, while preserving the island's timeless charm. In addition to the updated kitchen, this home showcases luxury vinyl plank flooring throughout the main part of the home and has split AC's. From the kitchen to the adjoining deck and more, you'll feel the pulse of Hawaii - the whisper of the palm fronds, and the aloha spirit that infuses every corner of this home as you bask in the tranquil lifestyle. This charming home sits perched on a large 7680 Sq. ft. lot, great for entertaining and with potential for the home expansion, in the highly desirable Kaneohe Bay community of Lulani Ocean. Plus, in addition to the detached garage, w/garage opener, there is also a detached office/kraft/workshop area awaiting your imagination. Set apart from the bustling town of Kaneohe, it strikes the perfect balance—close enough to enjoy shopping, movie theaters, and the H3 freeway, yet far enough to savor the tranquility of the bay. **Sale Conditions:** None **Schools:** , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

















Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
47-171 luiu Street	\$1,124,000	3 & 1/1	904   \$1,243	7,680   \$146	4

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-171 luiu Street	\$293   \$0   \$0	\$989,100	\$1,200	\$990,300	114%	1960 & NA

47-171 luiu Street - MLS#: 202409173 - Listed below the 2023 appraised value! Although it's the view that steals the show, this cute as a button 3-bedroom, 1.1-bath home with beautiful ocean and Ko'Olau Mountain views has an updated, main living open concept floor plan with a kitchen that adds a touch of modern, while preserving the island's timeless charm. In addition to the updated kitchen, this home showcases luxury vinyl plank flooring throughout the main part of the home and has split AC's. From the kitchen to the adjoining deck and more, you'll feel the pulse of Hawaii - the whisper of the palm fronds, and the aloha spirit that infuses every corner of this home as you bask in the tranquil lifestyle. This charming home sits perched on a large 7680 Sq. ft. lot, great for entertaining and with potential for the home expansion, in the highly desirable Kaneohe Bay community of Lulani Ocean. Plus, in addition to the detached garage, w/garage opener, there is also a detached office/kraft/workshop area awaiting your imagination. Set apart from the bustling town of Kaneohe, it strikes the perfect balance—close enough to enjoy shopping, movie theaters, and the H3 freeway, yet far enough to savor the tranquility of the bay. Region: Kaneohe Neighborhood: Lulani Ocean Condition: Above Average, Average Parking: 3 Car+ Total Parking: 2 View: Coastline, Garden, Mountain, Ocean, Sunrise Frontage: Pool: None Zoning: 03 - R10 - Residential District Sale Conditions: None Schools: , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info