

, Hauula 96717

Status: Expired	MLS#: <u>2808335</u>	Parcel#: <u>1-5-4-012-036-0000</u>
List Price: \$970,000	Original Price: \$995,000	Price Change: \$-25,000
Beds: 3 Baths: 1/0	Year Built: 1971	Remodeled:
Region: Kaneohe	Neighborhood: Hauula	Building:
Living Sq Ft: 1,012	Other Sq Ft: 400	Total Sq Ft: 1,412
Land Sq Ft: 9,620	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 0
Total Parking: 0	Date Listed: 05-16-2008	Days on Market: 365
View: Coastline, Mountain, Ocean	Frontage: Ocean, Waterfront	Type: Single Family
Assessed Building: \$41,800	Assessed Land: \$966,900	Assessed Value: \$1,008,700
Taxes: \$277 Year: 2007	Maintenance Fee: \$0	Association Fee: \$0
Flood Zone: Zone A	Stories: One	CPR: No
Condition: Above Average	Parking: 3 Car+	<u>Zoning:</u> 05 - R-5 Residential District
Elementary: Hauula	Middle School: Kahuku	High School: Kahuku

Public Remarks: HUGE PRICE REDUCTION !!!! Large oceanfront lot with fully remodeled 3 bd 2 bth house. Enjoy the beautiful ocean and mountain views from this east Oahu getaway. Close to BYU and Polynesian culture center. Tenant on Month-to-Month Lease. **Sale Conditions:** Short Sale * [Photos](#), [History](#)

Inclusions: AC Split, Cable TV, Ceiling Fan, Dishwasher, Dryer, Home Warranty, Microwave, Range Hood, Range/Oven, Refrigerator, Washer **Amenities:** Landscaped, Patio/Deck, Wall/Fence **Utilities:** Cable, Cesspool, Overhead Electricity, Public Water, Telephone, Water **Construction:** Above Ground, Wood Frame **Lot Features:** Clear **Floor:** Hardwood, Other **Disclosures:** Lender Approval Required, Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** **Architectural Style:** Detach Single Family **Construction Materials:** Above Ground, Wood Frame **Roof:** Composition **Flooring:** Hardwood, Other **Security Features:** **Easements:** None **Set Backs:** C&C, Of Record **Special Listing Conditions:** Short Sale **Management Company:** Management Company **Phone:**



