1247 Kahili Street, Kailua 96734

Status: Sold	MLS#: **202502529**	Parcel#: **1-4-2-061-024-0000**
List Price: $1,698,000	Original Price: $1,499,000	Price Change: $199,000
Beds: 3 | Baths: 2/0	Year Built: 1965	Remodeled: 1975
Region: Kailua	Neighborhood: Enchanted Lake	Building: **Deprecated**: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **124**
Living Sq Ft: 2,858	Other Sq Ft: 520	Total Sq Ft: 3,378
Land Sq Ft: 10,408	Land Tenure: FS - Fee Simple	Lanai Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **134** 0
Total Parking: 2	Date Listed: 01-24-2025	Days on Market: 5
View: Marina/Canal, Mountain, Sunrise, Sunset	Frontage: Lake/Pond, Marina	Type: Single Family
Assessed Building: $717,300	Assessed Land: $1,522,000	Assessed Value: $2,239,300
Taxes: $607 | Year: 2024	Maintenence Fee: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **153** $0	Association Fee: $25
Flood Zone: Zone X	Stories: One	CPR: No
Condition: Needs Major Repair	Parking: 2 Car, Garage	Zoning: 05 - R-5 Residential District
Close Price: $1,660,000	Close Date: 03-14-2025	Financing: Cash | Concessions:
Elementary:	Middle School:	High School:

Public Remarks: Waterfront lake home on large lot for an investor or home buyer wanting a low price. Large, one level brick home. Bedroom and bathroom count shown is from the tax records and doesn't reflect the room counts presently. There's a boat launch ramp leading to a wide portion of the lake, with access to Kailua Beach. Great enchanting sunset views. Act quickly, since the interest in this property is strong. **Sale Conditions:** None * Photos, History

Inclusions: None **Amenities:** Bedroom on 1st Floor, Full Bath on 1st Floor, Patio/Deck, Wall/Fence **Utilities:** Cable, Connected, Internet, Public Water, Telephone, Underground Electricity, Water **Construction:** Brick, Double Wall **Lot Features:** Clear **Floor:** Other **Disclosures:** Licensed Owner, Listor Owner, Property Disclosure Stmt, See Remarks **Land Recorded:** Regular System **Furnished:** Unknown **Architectural Style:** Detach Single Family **Construction Materials:** Brick,Double Wall **Roof:** Composition,Tile **Flooring:** Other **SecurityFeatures:** Key **Easements:** None **Set Backs:** C&C,Of Record **Special Listing Conditions:** None **Management Company: Management Company Phone:**



