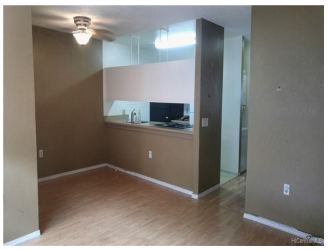
Windward Acres 46-271 Kahuhipa Street Unit E103, Kaneohe 96744 * Windward Acres * $425,000

Sold Price: $446,000	Sold Date: 05-11-2018	Sold Ratio: 105%
Beds: **2**	MLS#: **201803969, FS**	Year Built: **1990**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **692**	List Date & DOM: **03-19-2018** & **4**	Total Parking: **2**
Land Sq. Ft.: **194,626**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$287,800**
Sq. Ft. Other: **0**	Tax/Year: **$94/2017**	Land: **$32,000**
Total Sq. Ft. **692**	Neighborhood: **Windward Estates**	Total: **$319,800**
Maint./Assoc. **$298 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **One / No**
Parking: **Assigned, Covered - 2, Guest**	Frontage: **Other**	
Zoning: **12 - A-2 Medium Density Apartme**	View: **Mountain**	

Public Remarks: Windward Acres first floor unit with two covered parking stalls. ADA accessible. Larger bathroom and parking stall. Two bedroom, one bathroom with indoor stackable laundry area. Dining area, living room, and closet storage. Located in back of complex away from traffic. Great location near Windward Mall, H-3, Likelike, and MCBH. **Sale Conditions:** None **Schools:** Heeia, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
46-271 Kahuhipa Street E103	$425,000	2 & 1/0	692 | $614	194,626 | $2	0	48%	1	4

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-271 Kahuhipa Street E103	$94 | $298 | $0	$32,000	$287,800	$319,800	133%	1990 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-271 Kahuhipa Street E103	$446,000	05-11-2018	105%	105%	Conventional 2000

46-271 Kahuhipa Street E103 - MLS#: 201803969 - Windward Acres first floor unit with two covered parking stalls. ADA accessible. Larger bathroom and parking stall. Two bedroom, one bathroom with indoor stackable laundry area. Dining area, living room, and closet storage. Located in back of complex away from traffic. Great location near Windward Mall, H-3, Likelike, and MCBH. **Region:** Kaneohe **Neighborhood:** Windward Estates **Condition:** Above Average **Parking:** Assigned, Covered - 2, Guest **Total Parking:** 2 **View:** Mountain **Frontage:** Other **Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** Heeia, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number