

Haiku Point 2 46-1063 Emepela Way Unit 6R, Kaneohe 96744 * Haiku Point 2 * \$485,000 ***Originally \$535,000**

Sold Price: \$480,000	Sold Date: 04-07-2020	Sold Ratio: 99%
Beds: 2	MLS#: 201923099, FS	Year Built: 1988
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 717	List Date & DOM: 09-17-2019 & 176	Total Parking: 1
Land Sq. Ft.: 440,566	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$458,700
Sq. Ft. Other: 0	Tax/Year: \$105/2018	Land: \$91,700
Total Sq. Ft. 717	Neighborhood: Windward Estates	Total: \$550,400
Maint./Assoc. \$456 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: Assigned, Covered - 1, Guest, Street	Frontage: Other	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden, Mountain	

Public Remarks: This is a well maintained two bedroom, one bath corner unit at Haiku Point. Unit is spacious and privately located at the perimeter of the complex. This second floor unit provides green views all around. Newly painted with vinyl planks installed in the kitchen and bath. New window air conditioners installed in the main living area as well as in the master bedroom! Ready to move in. Includes one covered parking stall with good proximity to the unit and many guest stalls. Easy access to shopping, eateries, schools and freeways. The townhouse complex is pet friendly with certain restrictions to size and number. Maintenance fee includes 1GB WiFi and HD fiber optic cable. A must see property! **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
46-1063 Emepela Way 6R	\$485,000	2 & 1/0	717 \$676	440,566 \$1	0	56%	2	176

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-1063 Emepela Way 6R	\$105 \$456 \$0	\$91,700	\$458,700	\$550,400	88%	1988 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-1063 Emepela Way 6R	\$480,000	04-07-2020	99%	90%	VA

[46-1063 Emepela Way 6R](#) - MLS#: **201923099** - Original price was \$535,000 - This is a well maintained two bedroom, one bath corner unit at Haiku Point. Unit is spacious and privately located at the perimeter of the complex. This second floor unit provides green views all around. Newly painted with vinyl planks installed in the kitchen and bath. New window air conditioners installed in the main living area as well as in the master bedroom! Ready to move in. Includes one covered parking stall with good proximity to the unit and many guest stalls. Easy access to shopping, eateries, schools and freeways. The townhouse complex is pet friendly with certain restrictions to size and number. Maintenance fee includes 1GB WiFi and HD fiber optic cable. A must see property! **Region:** Kaneohe **Neighborhood:** Windward Estates **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest, Street **Total Parking:** 1 **View:** Garden, 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