

Nani Koolau 46-232 Kahuhipa Street Unit C205, Kaneohe 96744 * Nani Koolau * \$380,000 *

Originally \$390,000

Sold Price: \$360,000	Sold Date: 12-09-2019	Sold Ratio: 95%
Beds: 2	MLS#: 201925768, FS	Year Built: 1979
Bath: 1/1	Status: Sold	Remodeled:
Living Sq. Ft.: 900	List Date & DOM: 09-10-2019 & 62	Total Parking: 1
Land Sq. Ft.: 84,550	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$335,600
Sq. Ft. Other: 0	Tax/Year: \$119/2019	Land: \$71,300
Total Sq. Ft. 900	Neighborhood: Windward Estates	Total: \$406,900
Maint./Assoc. \$474 / \$0	Flood Zone : Zone D,Zon - Tool	Stories / CPR: Two / No
Parking: Assigned, Guest, Open - 1	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden, Mountain	

Public Remarks: Nani Koolau is situated at the footsteps of the Koolau Mountains and near Windward Mall, Post Office, and Community Parks. Conveniently located near the entrance and exit of H3 Highway. Enjoy the convenience of living so close to shops, restaurants, schools, and parks. Peaceful view of Koolau Mountain from the living room and upstairs bedroom. This unit has a lot of storage and gentle breezes throughout the unit. Don't miss this opportunity! **Sale Conditions:** None **Schools:** [Kapunahala, King, Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
46-232 Kahuhipa Street C205	\$380,000	2 & 1/1	900 \$422	84,550 \$4	0	49%	2	62

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-232 Kahuhipa Street C205	\$119 \$474 \$0	\$71,300	\$335,600	\$406,900	93%	1979 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-232 Kahuhipa Street C205	\$360,000	12-09-2019	95%	92%	Cash 5000

[46-232 Kahuhipa Street C205](#) - MLS#: [201925768](#) - Original price was \$390,000 - Nani Koolau is situated at the footsteps of the Koolau Mountains and near Windward Mall, Post Office, and Community Parks. Conveniently located near the entrance and exit of H3 Highway. Enjoy the convenience of living so close to shops, restaurants, schools, and parks. Peaceful view of Koolau Mountain from the living room and upstairs bedroom. This unit has a lot of storage and gentle breezes throughout the unit. Don't miss this opportunity! **Region:** Kaneohe **Neighborhood:** Windward Estates **Condition:** Excellent **Parking:** Assigned, Guest, Open - 1 **Total Parking:** 1 **View:** Garden, Mountain **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kapunahala, King, Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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