Windward Acres 46-261 Kahuhipa Street Unit A104, Kaneohe 96744 * Windward Acres *

\$430,000 * Originally \$450,000

Sold Price: \$430,000 Sold Date: 02-21-2020 Sold Ratio: 100% MLS#: 201930371, FS Beds: 2 Year Built: 1988 Bath: 1/0 Status: Sold Remodeled: 2019 Living Sq. Ft.: 707 List Date & DOM: 10-29-2019 & 69 Total Parking: 1 Land Sq. Ft.: 194,626 Condition: Above Average **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Other Building: \$353,100 Sq. Ft. Other: 0 Tax/Year: \$119/2018 Land: \$53,200 Total Sq. Ft. 707 Neighborhood: Windward Estates Total: \$406,300 Maint./Assoc. \$307 / \$0 Flood Zone: Zone X - Tool Stories / CPR: One / No

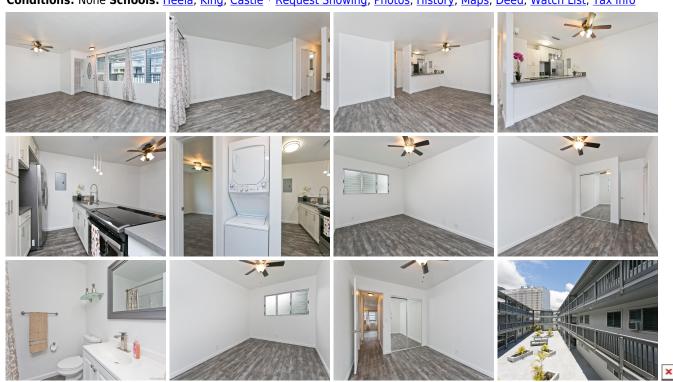
Parking: Assigned, Covered - 1, Guest, Street

Zoning: 12 - A-2 Medium Density Apartme

Frontage: Other

View: None

Public Remarks: Beautifully, remodeled two bedroom, one bath unit in Windward Acres. Remodeled kitchen with stainless steel appliances, new quartz countertops, stainless steel sink and new lighting. The apartment is freshly painted with brand new laminate flooring. There is a washer and dryer in the unit, three ceiling fans and one air conditioned window unit in the living area. One covered parking space directly below the unit. Very convenient location close to shopping and bus lines. Two minutes from Windward Mall, Likelike Hwy and H-3. Sellers to perform 1031 exchange with no cost to buyers. **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
46-261 Kahuhipa Street A104	\$430,000	2 & 1/0	707 \$608	194,626 \$2	0	48%	1	69

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-261 Kahuhipa Street A104	\$119 \$307 \$0	\$53,200	\$353,100	\$406,300	106%	1988 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-261 Kahuhipa Street A104	\$430,000	02-21-2020	100%	96%	Conventional 5000

46-261 Kahuhipa Street A104 - MLS#: 201930371 - Original price was \$450,000 - Beautifully, remodeled two bedroom, one bath unit in Windward Acres. Remodeled kitchen with stainless steel appliances, new quartz countertops, stainless steel sink and new lighting. The apartment is freshly painted with brand new laminate flooring. There is a washer and dryer in the unit, three ceiling fans and one air conditioned window unit in the living area. One covered parking space directly below the unit. Very convenient location close to shopping and bus lines. Two minutes from Windward Mall, Likelike Hwy and H-3. Sellers to perform 1031 exchange with no cost to buyers. **Region:** Kaneohe **Neighborhood:** Windward Estates **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest, Street **Total Parking:** 1 **View:** None **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