

## Healani Gardens 44-102 Ikeanani Drive Unit 426, Kaneohe 96744 \* Healani Gardens \*

**\$392,000**

|                                                                 |                                                   |                                   |
|-----------------------------------------------------------------|---------------------------------------------------|-----------------------------------|
| Sold Price: \$390,000                                           | Sold Date: 03-19-2020                             | Sold Ratio: 99%                   |
| Beds: <b>1</b>                                                  | MLS#: <a href="#">202000674</a> , FS              | Year Built: <b>1990</b>           |
| Bath: <b>1/0</b>                                                | Status: <b>Sold</b>                               | Remodeled: <b>2020</b>            |
| Living Sq. Ft.: <b>533</b>                                      | List Date & DOM: <b>01-28-2020 &amp; 12</b>       | Total Parking: <b>2</b>           |
| Land Sq. Ft.: <b>858,263</b>                                    | Condition: <b>Above Average</b>                   | <a href="#">Assessed Value</a>    |
| Lanai Sq. Ft.: <b>0</b>                                         | Frontage: <b>Preservation</b>                     | Building: <b>\$291,100</b>        |
| Sq. Ft. Other: <b>0</b>                                         | Tax/Year: <b>\$103/2019</b>                       | Land: <b>\$59,300</b>             |
| Total Sq. Ft. <b>533</b>                                        | Neighborhood: <b>Mahinui</b>                      | Total: <b>\$350,400</b>           |
| Maint./Assoc. <b>\$345 / \$0</b>                                | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>Three+ / No</b> |
| Parking: <b>Assigned, Covered - 1</b>                           | Frontage: <b>Preservation</b>                     |                                   |
| <a href="#">Zoning</a> : <b>04 - R-7.5 Residential District</b> | View: <b>Garden, Mountain</b>                     |                                   |

**Public Remarks:** A best kept secret: rarely available on the market w/only (12) 1-BR units in entire project. Built in 1990, this peaceful and shady hillside hideaway offers a hybrid "best of" Kailua - Kaneohe. Great office area, eat-in bar, bay windows with nice breezes, treetop & mountain views. Wonderful bright open interior layout w/new flooring, window AC, an full laundry in unit. Manageable maintenance w/playground park, 1 covered stall, street and guest parking. Located off Kaneohe Bay Drive and short distance by car: 2.8 mi. = Kailua Town Center, 3.2 mi = Windward Mall. 3.4 mi. = MCBH, 4.2 mi. = Kailua Beach Park. Woof/Meow/Pet-friendly (verify). Experience the convenience to all things great on the wonderful Windward side! (more photos coming soon). **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                                   | Price                     | Bd & Bth | Living / Avg. | Land   Avg.   | Lanai | Occ. | FL | DOM |
|-------------------------------------------|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">44-102 Ikeanani Drive 426</a> | <a href="#">\$392,000</a> | 1 & 1/0  | 533   \$735   | 858,263   \$0 | 0     | 62%  | 2  | 12  |

| Address                                   | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">44-102 Ikeanani Drive 426</a> | \$103   \$345   \$0 | \$59,300      | \$291,100         | \$350,400      | 112%  | 1990 & 2020      |

| Address                                   | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms   |
|-------------------------------------------|------------|------------|------------|----------------|--------------|
| <a href="#">44-102 Ikeanani Drive 426</a> | \$390,000  | 03-19-2020 | 99%        | 99%            | Conventional |

[44-102 Ikeanani Drive 426](#) - MLS#: [202000674](#) - A best kept secret: rarely available on the market w/only (12) 1-BR units in entire project. Built in 1990, this peaceful and shady hillside hideaway offers a hybrid "best of" Kailua - Kaneohe. Great office area, eat-in bar, bay windows with nice breezes, treetop & mountain views. Wonderful bright open interior layout w/new flooring, window AC, an full laundry in unit. Manageable maintenance w/playground park, 1 covered stall, street and guest parking. Located off Kaneohe Bay Drive and short distance by car: 2.8 mi. = Kailua Town Center, 3.2 mi = Windward Mall. 3.4 mi. = MCBH, 4.2 mi. = Kailua Beach Park. Woof/Meow/Pet-friendly (verify). Experience the convenience to all things great on the wonderful Windward side! (more photos coming soon). **Region:** Kaneohe **Neighborhood:** Mahinui **Condition:** Above Average **Parking:** Assigned, Covered - 1 **Total Parking:** 2 **View:** Garden, Mountain **Frontage:** Preservation **Pool:** **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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