<u>Hanohano Hale 53-549 Kamehameha Highway Unit 311, Hauula 96717</u> * Hanohano Hale *

\$160,000

 Beds: 0
 MLS#: 202123233, FS
 Year Built: 1973

 Bath: 1/0
 Status: Expired
 Remodeled: 2021

 Living Sq. Ft.: 352
 List Date & DOM: 09-06-2021 & 147
 Total Parking: 1

 Land Sq. Ft.: 114,868
 Condition: Above Average
 Assessed Value

Lanai Sq. Ft.: 0 Frontage: Ocean, Sandy Building: \$22,200

 Sq. Ft. Other: 0
 Tax/Year: \$25/2020
 Land: \$35,500

 Total Sq. Ft. 352
 Neighborhood: Punaluu
 Total: \$57,700

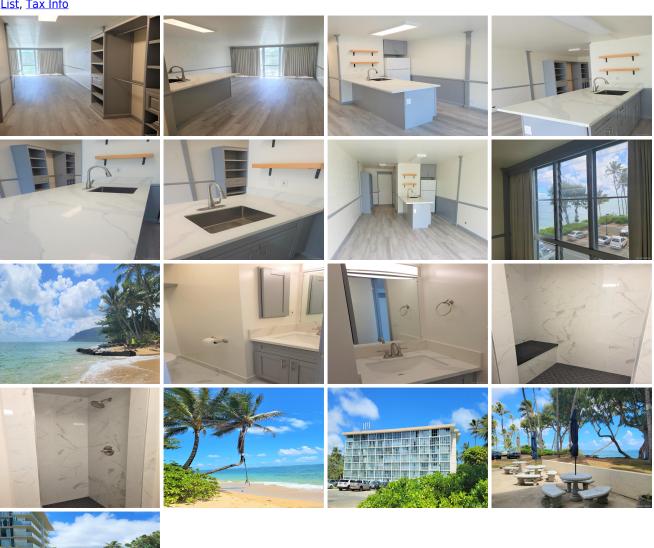
 Maint./Assoc. \$775 / \$0
 Flood Zone: Zone AE - Tool
 Stories / CPR: One / No

Parking: Assigned, Guest, Open - 1 Frontage: Ocean, Sandy Beach

Zoning: 12 - A-2 Medium Density Apartme

View: Coastline, Mountain, Ocean, Sunrise

Public Remarks: Rediscover the splendor of Hauula! Quality renovations done from top to bottom! This ocean view studio is in absolutely move in condition & can provide the perfect weekend getaway or 2nd home. Upgrades include new vinyl plank flooring with vapor barrier, updated plumbing & newly rewired electrical, home completely repainted with ornamental chair rails, & complete asbestos removal throughout! Kitchen was remodeled with self closing cabinet doors, quartz counter top, & new sink/faucet. Bathroom has a reconfigured shower area that includes built-in shower seat, quartz counter & new sink/faucet/fixtures. Remodel also incorporated a smart closet organizational area to help maximize space! This oceanfront building offers a gorgeous white sandy beach area, pool & BBQ area & guest parking stalls. Just minutes away from BYUH & world famous North Shore beaches! Paradise....Sandwich lease of \$30.31 till Dec. 2023. Unit #315 may also still be available to show! **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
53-549 Kamehameha Highway 311	\$160,000	0 & 1/0	352 \$455	114,868 \$1	0	6%	3	147

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled	
53-549 Kamehameha Highway 311	\$25 \$775 \$0	\$35,500	\$22,200	\$57,700	277%	1973 & 2021	

53-549 Kamehameha Highway 311 - MLS#: 202123233 - Rediscover the splendor of Hauula! Quality renovations done from top to bottom! This ocean view studio is in absolutely move in condition & can provide the perfect weekend getaway or 2nd home. Upgrades include new vinyl plank flooring with vapor barrier, updated plumbing & newly rewired electrical, home completely repainted with ornamental chair rails, & complete asbestos removal throughout! Kitchen was remodeled with self closing cabinet doors, quartz counter top, & new sink/faucet. Bathroom has a reconfigured shower area that includes built-in shower seat, quartz counter & new sink/faucet/fixtures. Remodel also incorporated a smart closet organizational area to help maximize space! This oceanfront building offers a gorgeous white sandy beach area, pool & BBQ area & guest parking stalls. Just minutes away from BYUH & world famous North Shore beaches! Paradise....Sandwich lease of \$30.31 till Dec. 2023. Unit #315 may also still be available to show! Region: Kaneohe Neighborhood: Punaluu Condition: Above Average Parking: Assigned, Guest, Open - 1 Total Parking: 1 View: Coastline, Mountain, Ocean, Sunrise Frontage: Ocean, Sandy Beach Pool: Zoning: 12 - A-2 Medium Density Apartme Sale Conditions: None Schools: Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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