## 47-532 Lulani Street, Kaneohe 96744 \* \* \$798,000 \* Originally \$888,000

Beds: 0 MLS#: 202400550, FS Year Built: 1974 Bath: 0/0 Status: Active Remodeled: Living Sq. Ft.: 0 List Date & DOM: 01-12-2024 & 122 Total Parking: 0 Condition: Tear Down Land Sq. Ft.: 10,914 **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Building: \$288,000 Sq. Ft. Other: 0 Tax/Year: \$642/2024 Land: \$1,016,700 Total Sq. Ft. 0 Neighborhood: Lulani Ocean Total: \$1,304,700 Stories / CPR: Two / No Maint./Assoc. \$0 / \$0 Flood Zone: Zone D - Tool

Parking: **Driveway** Frontage:

**Zoning: 03 - R10 - Residential District** View: **Mountain** 

**Public Remarks:** PANORAMIC KO'OLAU MOUNTAIN VIEWS! Build your Majestic dream home up high on this large 10,914sf corner lot in the beautiful Lulani Ocean neighborhood. Previous 2-story was recently demoed with concrete footings remaining as it may be possible to reuse. Many of the tall trees and foliage have also been recently cut and trimmed in readying the property for a new build. This location has a country feel yet it is a short drive to Kaneohe Town and close to freeway access. This special property with a multitude of possibilities awaits your vision and imagination! Please DO NOT ENTER the property without making an appointment and signing a Liability Waiver. **Sale Conditions:** None **Schools:** Kahaluu, King, Castle \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
47-532 Lulani Street	\$798,000	0 & 0/0	0   \$inf	10,914   \$73	0	0%	0	122

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-532 Lulani Street	\$642   \$0   \$0	\$1,016,700	\$288,000	\$1,304,700	61%	1974 & NA

47-532 Lulani Street - MLS#: 202400550 - Original price was \$888,000 - PANORAMIC KO'OLAU MOUNTAIN VIEWS! Build your Majestic dream home up high on this large 10,914sf corner lot in the beautiful Lulani Ocean neighborhood. Previous 2-story was recently demoed with concrete footings remaining as it may be possible to reuse. Many of the tall trees and foliage have also been recently cut and trimmed in readying the property for a new build. This location has a country feel yet it is a short drive to Kaneohe Town and close to freeway access. This special property with a multitude of possibilities awaits your vision and imagination! Please DO NOT ENTER the property without making an appointment and signing a Liability Waiver. Region: Kaneohe Neighborhood: Lulani Ocean Condition: Tear Down Parking: Driveway Total Parking: 0 View: Mountain Frontage: Pool: None Zoning: 03 - R10 - Residential District Sale Conditions: None Schools: Kahaluu, King, Castle \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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