

**47-331 Ahuimanu Road, Kaneohe 96744 \* \* \$1,299,000**

Beds: <b>3</b>	MLS#: <b>202407163, FS</b>	Year Built: <b>1989</b>
Bath: <b>2/1</b>	Status: <b>Active Under Contract</b>	Remodeled:
Living Sq. Ft.: <b>1,510</b>	List Date & DOM: <b>04-03-2024 &amp; 6</b>	Total Parking: <b>6</b>
Land Sq. Ft.: <b>10,217</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>606</b>	Frontage:	Building: <b>\$433,000</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$336/2023</b>	Land: <b>\$816,800</b>
Total Sq. Ft. <b>2,116</b>	Neighborhood: <b>Ahuimanu Area</b>	Total: <b>\$1,249,800</b>
Maint./Assoc. <b>\$0 / \$0</b>	<a href="#">Flood Zone:</a> <b>Zone XS - <a href="#">Tool</a></b>	Stories / CPR: <b>Two / No</b>
Parking: <b>3 Car+, Carport, Driveway, Garage</b>	Frontage:	
<a href="#">Zoning:</a> <b>03 - R10 - Residential District</b>	View: <b>Mountain</b>	

**Public Remarks:** Escape to quintessential Hawaii in this stunning cedar, A-frame home, with epic, unparalleled views of the majestic Ko'olau Mountains! Tucked away next to the Ahuimanu Stream, you're greeted by a professionally landscaped oasis, swaying palms, and vibrant hibiscus flowers—ensure both privacy and serenity while you soak in the breathtaking vistas from the sprawling 500+ sqft lanai beckoning you to kick back and relax. And guess what? The views continue inside where it's packed with unique features like floor-to-ceiling windows, beautiful vaulted ceilings, an updated kitchen and bathroom, and enough parking space to host the whole party! With NO HOA and 41 PV Panels on the golden, NEM System ensuring nearly no electric bill, you're in for a worry-free island lifestyle. And did we mention the convenience? Zoom over to the grocery store and eateries without sacrificing an ounce of tranquility. This home will make you feel like you have it all and allow you to escape it all. Don't let this treasure slip away—come on over, take a peek, and stay a while! ~\$1.066M VA Assumable at 2.875% (limitations apply). **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="#">47-331 Ahuimanu Road</a>	\$1,299,000	3 & 2/1	1,510   \$860	10,217   \$127	606	0%	0	6

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">47-331 Ahuimanu Road</a>	\$336   \$0   \$0	\$816,800	\$433,000	\$1,249,800	104%	1989 & NA

**47-331 Ahuimanu Road** - MLS#: **202407163** - Escape to quintessential Hawaii in this stunning cedar, A-frame home, with epic, unparalleled views of the majestic Ko'olau Mountains! Tucked away next to the Ahuimanu Stream, you're greeted by a professionally landscaped oasis, swaying palms, and vibrant hibiscus flowers—ensure both privacy and serenity while you soak in the breathtaking vistas from the sprawling 500+ sqft lanai beckoning you to kick back and relax. And guess what? The views continue inside where it's packed with unique features like floor-to-ceiling windows, beautiful vaulted ceilings, an updated kitchen and bathroom, and enough parking space to host the whole party! With NO HOA and 41 PV Panels on the golden, NEM System ensuring nearly no electric bill, you're in for a worry-free island lifestyle. And did we mention the convenience? Zoom over to the grocery store and eateries without sacrificing an ounce of tranquility. This home will make you feel like you have it all and allow you to escape it all. Don't let this treasure slip away—come on over, take a peek, and stay a while! ~\$1.066M VA Assumable at 2.875% (limitations apply). **Region:** Kaneohe **Neighborhood:** Ahuimanu Area **Condition:** Above Average **Parking:** 3 Car+, Carport, Driveway, Garage **Total Parking:** 6 **View:** Mountain **Frontage:** **Pool:** None **Zoning:** O3 - R10 - 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