

85-735 Kaupuni Place, Waianae 96792 * * \$639,000 * Originally \$650,000

Beds: 3	MLS#: 202407319, FS	Year Built: 1960
Bath: 1/0	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 900	List Date & DOM: 04-02-2024 & 33	Total Parking: 4
Land Sq. Ft.: 7,013	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$5,700
Sq. Ft. Other: 0	Tax/Year: \$136/2023	Land: \$460,100
Total Sq. Ft. 900	Neighborhood: Waianae	Total: \$465,800
Maint./Assoc. \$0 / \$0	Flood Zone : Zone VE - Tool	Stories / CPR: One / No
Parking: Driveway	Frontage: Other	
Zoning : 05 - R-5 Residential District	View: Ocean	

Public Remarks: Back on market, buyer unable to fulfill financing. Embrace the ultimate coastal lifestyle in this beautiful 3-bedroom, 1-bath home in Waianae. Immerse yourself in the serene beauty, as you sit back on the back deck during golden hour, it offers a peaceful retreat and the only sounds that fill the air are the gentle chatter of birds and the soothing sound of the ocean. A sprawling backyard with a pergola, perfect for al fresco dining. Backyard storage shed provides ample space and security for your beach gear, surfboards, and more. Witness amazing sunsets and watch the surfers surf from the horizon on the comfort of your own slice of paradise. There is a split ac in the main living area and updated windows. Enjoy the updated kitchen equipped with new cabinets and butch block countertops The updated bathroom features a large walk-in shower equipped with a lavish rain shower head. In addition, an outdoor shower and foot wash in the front yard area. Your home is safeguarded by a new roof installed in April 2022 and benefit from the remainder of a 5-year warranty against dry-wood termites, implemented in September 2021. Also, the electrical system was redone in April 2022. **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
85-735 Kaupuni Place	\$639,000	3 & 1/0	900 \$710	7,013 \$91	0	0%	0	33

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
85-735 Kaupuni Place	\$136 \$0 \$0	\$460,100	\$5,700	\$465,800	137%	1960 & NA

85-735 Kaupuni Place - MLS#: **202407319** - Original price was \$650,000 - Back on market, buyer unable to fulfill financing. Embrace the ultimate coastal lifestyle in this beautiful 3-bedroom, 1-bath home in Waianae. Immerse yourself in the serene beauty, as you sit back on the back deck during golden hour, it offers a peaceful retreat and the only sounds that fill the air are the gentle chatter of birds and the soothing sound of the ocean. A sprawling backyard with a pergola, perfect for al fresco dining. Backyard storage shed provides ample space and security for your beach gear, surfboards, and more. Witness amazing sunsets and watch the surfers surf from the horizon on the comfort of your own slice of paradise. There is a split ac in the main living area and updated windows. Enjoy the updated kitchen equipped with new cabinets and butcher block countertops. The updated bathroom features a large walk-in shower equipped with a lavish rain shower head. In addition, an outdoor shower and foot wash in the front yard area. Your home is safeguarded by a new roof installed in April 2022 and benefit from the remainder of a 5-year warranty against dry-wood termites, implemented in September 2021. Also, the electrical system was redone in April 2022. **Region:** Leeward **Neighborhood:** Waianae **Condition:** Above Average **Parking:** Driveway **Total Parking:** 4 **View:** Ocean **Frontage:** Other **Pool:** None **Zoning:** 05 - R-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