

1464 Kupau Street, Kailua 96734 * * \$1,698,000

Beds: 4	MLS#: 202407419, FS	Year Built: 1970
Bath: 2/1	Status: Active Under Contract	Remodeled: 2021
Living Sq. Ft.: 2,144	List Date & DOM: 04-23-2024 & 17	Total Parking: 2
Land Sq. Ft.: 15,602	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 40	Frontage: Other	Building: \$450,800
Sq. Ft. Other: 0	Tax/Year: \$435/2024	Land: \$1,205,000
Total Sq. Ft. 2,184	Neighborhood: Keolu Hills	Total: \$1,655,800
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - <u>Tool</u>	Stories / CPR: Two / No
Parking: 2 Car, Carport, Street	Frontage: Other	
Zoning : 04 - R-7.5 Residential District	View: Garden, Mountain, Ocean, Sunrise, Sunset	

Public Remarks: 2.75% VA Assumable Loan available! Live in paradise! This spacious 4 bedroom 2.5 bath home is located at the foot of an expansive uphill rim lot. Have your morning coffee at the top of the ridge and take in the awe inspiring panoramic ocean, Koolau and Olomana views! This beautiful home was recently remodeled and boasts 3 distinct living areas providing flexibility to accommodate various lifestyles and needs. Downstairs provides 3 bedrooms including the original primary with a half bath. The private up-stairs addition includes the grand primary suite with full ensuite bathroom, a generous living space, featuring a private lanai with sweeping mountain views. Enjoy a cool home with 6 split AC units and lower electricity bills due to the 18 owned solar panels, NET Metering and solar water heater. Experience the best of island living in Kailua with its world renowned beaches, trendy shops and restaurants. Easy access to military bases and Honolulu.

Sale Conditions: None **Schools:** [Enchanted Lake](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1464 Kupau Street	\$1,698,000	4 & 2/1	2,144 \$792	15,602 \$109	40	0%	0	17

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1464 Kupau Street	\$435 \$0 \$0	\$1,205,000	\$450,800	\$1,655,800	103%	1970 & 2021

1464 Kupau Street - MLS#: [202407419](#) - 2.75% VA Assumable Loan available! Live in paradise! This spacious 4 bedroom 2.5 bath home is located at the foot of an expansive uphill rim lot. Have your morning coffee at the top of the ridge and take in the awe inspiring panoramic ocean, Koolau and Olomana views! This beautiful home was recently remodeled and boasts 3 distinct living areas providing flexibility to accommodate various lifestyles and needs. Downstairs provides 3 bedrooms including the original primary with a half bath. The private up-stairs addition includes the grand primary suite with full ensuite bathroom, a generous living space, featuring a private lanai with sweeping mountain views. Enjoy a cool home with 6 split AC units and lower electricity bills due to the 18 owned solar panels, NET Metering and solar water heater. Experience the best of island living in Kailua with its world renowned beaches, trendy shops and restaurants. Easy access to military bases and Honolulu. **Region:** Kailua **Neighborhood:** Keolu Hills **Condition:** Excellent **Parking:** 2 Car, Carport, Street **Total Parking:** 2 **View:** Garden, Mountain, Ocean, Sunrise, Sunset **Frontage:** Other **Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** [Enchanted Lake](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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