

Valley Estates 47417B Ahuimanu Road Unit B, Kaneohe 96744 * \$420,000 * Originally \$438,000

Sold Price: \$420,000	Sold Date: 11-28-2011	Sold Ratio: 100%
Beds: 3	MLS#: 1105276, FS	Year Built: 1972
Bath: 1/0	Status: Sold	Remodeled: 2011
Living Sq. Ft.: 720	List Date & DOM: 05-02-2011 & 186	Total Parking: 0
Land Sq. Ft.: 5,880	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$118,200
Sq. Ft. Other: 0	Tax/Year: \$86/2011	Land: \$267,300
Total Sq. Ft. 720	Neighborhood: Valley Estates	Total: \$385,500
Maint./Assoc. \$244 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / Yes
Parking: 3 Car+, Boat, Carport, Driveway	Frontage:	
Zoning : 05 - R-5 Residential District	View: Mountain	

Public Remarks: Excellent started home or great investment, in lush Kaneohe w/country setting. Yet, easy access to H3, Likelike Hwy. Lg level, fenced yard, seperate workshop/storage adjacent to 1 covered stall + open sapce for 5 cars & boat(+ guest parking). New paint & refer, hardwood flooring in bdrms, cool cross air flow & newer roof....w/room to expand. '1031 Exchange' no cost to Buyer. USDA Loan qualified !! **Sale Conditions:** None **Schools:** [Ahuimanu](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
47417B Ahuimanu Road B	\$420,000	3 & 1/0	720 \$583	5,880 \$71	186

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47417B Ahuimanu Road B	\$86 \$244 \$0	\$267,300	\$118,200	\$385,500	109%	1972 & 2011

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
47417B Ahuimanu Road B	\$420,000	11-28-2011	100%	96%	Conventional

[47417B Ahuimanu Road B](#) - MLS#: [1105276](#) - Original price was \$438,000 - Excellent started home or great investment, in lush Kaneohe w/country setting. Yet, easy access to H3, Likelike Hwy. Lg level, fenced yard, seperate workshop/storage adjacent to 1 covered stall + open sapce for 5 cars & boat(+ guest parking). New paint & refer, hardwood flooring in bdrms, cool cross air flow & newer roof....w/room to expand. '1031 Exchange' no cost to Buyer. USDA Loan qualified !! **Region:** Kaneohe **Neighborhood:** Valley Estates **Condition:** Excellent **Parking:** 3 Car+, Boat, Carport, Driveway **Total Parking:** 0 **View:** Mountain **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Ahuimanu](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market