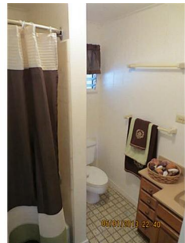


47-413 C Ahuimanu Road Unit C, Kaneohe 96744 * \$449,000

Sold Price: \$450,000	Sold Date: 07-12-2013	Sold Ratio: 100%
Beds: 3	MLS#: 1304862, FS	Year Built: 1972
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 720	List Date & DOM: 05-01-2013 & 56	Total Parking: 0
Land Sq. Ft.: 4,404	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$127,200
Sq. Ft. Other: 0	Tax/Year: \$84/2012	Land: \$240,700
Total Sq. Ft. 720	Neighborhood: Valley Estates	Total: \$367,900
Maint./Assoc. \$269 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / Yes
Parking: 2 Car	Frontage:	
Zoning : 05 - R-5 Residential District	View: Mountain	

Public Remarks: Fabulous opportunity to buy a 3/1 fee simple home on an ample sized level lot in luscious Ahuimanu - complete with white picket fence! Cool breezes, covered lanai area, xtra storage, elevated location, and covered 2 car carport area help make this home so special! MFee covers sewer, water, & common elements. Other fee of \$138 till June 2016 for sewer line install. A great buy! **Sale Conditions:** Subject To Replacement Property **Schools:** [Ahuimanu](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
47-413 C Ahuimanu Road C	\$449,000	3 & 1/0	720 \$624	4,404 \$102	56

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-413 C Ahuimanu Road C	\$84 \$269 \$0	\$240,700	\$127,200	\$367,900	122%	1972 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
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47-413 C Ahuimanu Road C	\$450,000	07-12-2013	100%	100%	Conventional
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[47-413 C Ahuimanu Road C](#) - MLS#: [1304862](#) - Fabulous opportunity to buy a 3/1 fee simple home on an ample sized level lot in luscious Ahuimanu - complete with white picket fence! Cool breezes, covered lanai area, xtra storage, elevated location, and covered 2 car carport area help make this home so special! MFee covers sewer,water,& common elements. Other fee of \$138 till June 2016 for sewer line install. A great buy! **Region:** Kaneohe **Neighborhood:** Valley Estates **Condition:** Above Average **Parking:** 2 Car **Total Parking:** 0 **View:** Mountain **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** Subject To Replacement Property **Schools:** [Ahuimanu](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market