, Kahuku 96731 * $1,875,000

Sold Price: $1,650,000	Sold Date: 12-14-2018	Sold Ratio: 88%
Beds: **3**	MLS#: **201820314, FS**	Year Built: **1985**
Bath: **2/0**	Status: **Sold**	Remodeled: **2016**
Living Sq. Ft.: **1,152**	List Date & DOM: **07-27-2018** & **58**	Total Parking: **3**
Land Sq. Ft.: **8,711**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **576**	Frontage: **Ocean**	Building: **$341,600**
Sq. Ft. Other: **0**	Tax/Year: **$547/2018**	Land: **$1,004,300**
Total Sq. Ft. **1,728**	Neighborhood: **Kawela Bay**	Total: **$1,345,900**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone VE - Tool**	Stories / CPR: **One / Yes**
Parking: **3 Car+, Garage, Street**	Frontage: **Ocean**	
Zoning: **05 - R-5 Residential District**	View: **Coastline, Garden, Mountain, Ocean, Sunrise, Sunset**	

Public Remarks: NORTH SHORE OCEAN FRONT GEM. 85 Ft Beach frontage, amazing panoramic ocean views. Secluded beach in a special area of the North Shore, near Kawela Bay and Turtle Bay Resort. Protected from big surf by permitted seawall. Bordered by Ocean, Farmland & Mountains. Whale watch, swim, surf, dive, fish & explore tide pools. Secure fenced yard, mature landscaping, modern, remodeled in 2016, new roof, new floors, new paint, new kitchen, new furniture, clean beach home, two car garage with office. One of a kind! CPR Unit, Only Driveway in Common. **Sale Conditions:** None **Schools:** Kahuku, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
	$1,875,000	3 & 2/0	1,152 | $1,628	8,711 | $215	58

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
	$547 | $0 | $0	$1,004,300	$341,600	$1,345,900	139%	1985 & 2016

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
	$1,650,000	12-14-2018	88%	88%	Conventional

- MLS#: 201820314 - NORTH SHORE OCEAN FRONT GEM. 85 Ft Beach frontage, amazing panoramic ocean views. Secluded beach in a special area of the North Shore, near Kawela Bay and Turtle Bay Resort. Protected from big surf by permitted seawall. Bordered by Ocean, Farmland & Mountains. Whale watch, swim, surf, dive, fish & explore tide pools. Secure fenced yard, mature landscaping, modern, remodeled in 2016, new roof, new floors, new paint, new kitchen, new furniture, clean beach home, two car garage with office. One of a kind! CPR Unit, Only Driveway in Common. **Region:** North Shore **Neighborhood:** Kawela Bay **Condition:** Above Average **Parking:** 3 Car+, Garage, Street **Total Parking:** 3 **View:** Coastline, Garden, Mountain, Ocean, Sunrise, Sunset **Frontage:** Ocean **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Kahuku, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market