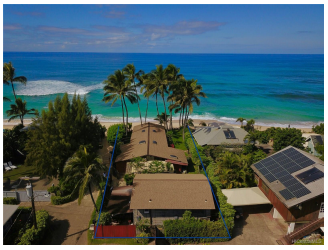
59-175C Ke Nui Road, Haleiwa 96712 * $2,398,000 * Originally $1,980,000

Sold Price: $1,900,000	Sold Date: 02-08-2019	Sold Ratio: 79%
Beds: **4**	MLS#: **201830432, FS**	Year Built: **1948**
Bath: **2/1**	Status: **Sold**	Remodeled: **1958**
Living Sq. Ft.: **1,328**	List Date & DOM: **12-10-2018** & **28**	Total Parking: **2**
Land Sq. Ft.: **6,204**	Condition: **Fair**	Assessed Value
Lanai Sq. Ft.: **360**	Frontage: **Ocean, Sandy Beach, Waterfront**	Building: **$96,300**
Sq. Ft. Other: **216**	Tax/Year: **$608/2018**	Land: **$2,068,800**
Total Sq. Ft. **1,904**	Neighborhood: **Sunset Area**	Total: **$2,165,100**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone AE - Tool**	Stories / CPR: **One / No**
Parking: **2 Car, Carport**	Frontage: **Ocean, Sandy Beach, Waterfront**	
Zoning: **05 - R-5 Residential District**	View: **Coastline, Ocean, Sunset**	

Public Remarks: 2 BEACHFRONT HOMES W/ STUNNING PANORAMIC OCEAN VIEWS FROM ROCKY POINT TO SUNSET POINT! Property includes 2 permitted homes w/2 electric meters & 3 separate units! Oceanfront 2Bd/1Ba beachfront home includes an additional ohana studio w/ a 1/2Bath+outdoor shower. The mauka home includes a 1Bd/1Ba+living room. Potential to elevate both homes for even more amazing panoramic ocean views. Grandfathered seawall! Paddle out to Rocky Lefts & a number of surf breaks in seconds. Coconut trees line the front yard & make a beautiful tropical paradise backdrop. Ideal canvas to expand up & renovate/design to your taste. Motivated Seller! 2019 Assessed value of the land alone recently came in at $2,327,400. Currently priced less than the 2019 Total Assessed value of $2,469,700! Easy to show. Aloha! **Sale Conditions:** None **Schools:** Sunset Beach, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
59-175C Ke Nui Road	**$2,398,000**	4 & 2/1	1,328 | $1,806	6,204 | $387	28

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
59-175C Ke Nui Road	$608 | $0 | $0	$2,068,800	$96,300	$2,165,100	111%	1948 & 1958

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
59-175C Ke Nui Road	$1,900,000	02-08-2019	79%	96%	Conventional

59-175C Ke Nui Road - MLS#: 201830432 - Original price was $1,980,000 - 2 BEACHFRONT HOMES W/ STUNNING PANORAMIC OCEAN VIEWS FROM ROCKY POINT TO SUNSET POINT! Property includes 2 permitted homes w/2 electric meters & 3 separate units! Oceanfront 2Bd/1Ba beachfront home includes an additional ohana studio w/ a 1/2Bath+outdoor shower. The mauka home includes a 1Bd/1Ba+living room. Potential to elevate both homes for even more amazing panoramic ocean views. Grandfathered seawall! Paddle out to Rocky Lefts & a number of surf breaks in seconds. Coconut trees line the front yard & make a beautiful tropical paradise backdrop. Ideal canvas to expand up & renovate/design to your taste. Motivated Seller! 2019 Assessed value of the land alone recently came in at $2,327,400. Currently priced less than the 2019 Total Assessed value of $2,469,700! Easy to show. Aloha! **Region:** North Shore **Neighborhood:** Sunset Area **Condition:** Fair **Parking:** 2 Car, Carport **Total Parking:** 2 **View:** Coastline, Ocean, Sunset **Frontage:** Ocean,Sandy Beach,Waterfront **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Sunset Beach, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market