54-045 Waikulama Street, Hauula 96717 * $889,000

Sold Price: $890,000	Sold Date: 05-29-2019	Sold Ratio: 100%
Beds: **5**	MLS#: **201911252, FS**	Year Built: **1975**
Bath: **3/1**	Status: **Sold**	Remodeled: **1991**
Living Sq. Ft.: **3,893**	List Date & DOM: **04-24-2019** & **6**	Total Parking: **6**
Land Sq. Ft.: **8,250**	Condition: **Above Average, Average**	Assessed Value
Lanai Sq. Ft.: **132**	Frontage:	Building: **$564,700**
Sq. Ft. Other: **0**	Tax/Year: **$251/2018**	Land: **$452,600**
Total Sq. Ft. **4,025**	Neighborhood: **Hauula**	Total: **$1,017,300**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **Two / No**
Parking: **3 Car+, Carport, Driveway, Street**	Frontage:	
Zoning: **05 - R-5 Residential District**	View: **Garden, Mountain, Sunrise**	

Public Remarks: Huge home, 3,893 sqft, w/ 2 separate living areas under one roof. Perfect for multi-generation, investment or just living large. 5 bedrooms, 3 1/2 baths. 8250 sf lot w/ mature banana, papaya & heliconia.Light, airy original 3/1 side has lg bedrooms, private lanai/yard. Flexible floor plan. Newer 2-story addition is 2 beds 2 1/2 baths w/ ENORMOUS living/dining/kitchen & bedrooms. Walk-in closet, pantry off kitchen, separate lanai & yard. Room for everyone & then some! Country living close to BU, beaches, fabled North Shore. Flagstone deck with in-ground pool. 2-car carport + room for 4 more. Mountain views, beach down the street. Priced below assessed value for great value. Sold strictly "As Is." VA welcome! **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info


























Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
54-045 Waikulama Street	$889,000	5 & 3/1	3,893 | $228	8,250 | $108	6

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
54-045 Waikulama Street	$251 | $0 | $0	$452,600	$564,700	$1,017,300	87%	1975 & 1991

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
54-045 Waikulama Street	$890,000	05-29-2019	100%	100%	VA

54-045 Waikulama Street - MLS#: 201911252 - Huge home, 3,893 sqft, w/ 2 separate living areas under one roof. Perfect for multi-generation, investment or just living large. 5 bedrooms, 3 1/2 baths. 8250 sf lot w/ mature banana, papaya & heliconia.Light, airy original 3/1 side has lg bedrooms, private lanai/yard. Flexible floor plan. Newer 2-story addition is 2 beds 2 1/2 baths w/ ENORMOUS living/dining/kitchen & bedrooms. Walk-in closet, pantry off kitchen, separate lanai & yard. Room for everyone & then some! Country living close to BU, beaches, fabled North Shore. Flagstone deck with in-ground pool. 2-car carport + room for 4 more. Mountain views, beach down the street. Priced below assessed value for great value. Sold strictly "As Is." VA welcome! **Region:** Kaneohe **Neighborhood:** Hauula **Condition:** Above Average, Average **Parking:** 3 Car+, Carport, Driveway, Street **Total Parking:** 6 **View:** Garden, Mountain, Sunrise **Frontage: Pool:** In Ground **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market