45-398 Kuaua Way, Kaneohe 96744 * $818,000

Sold Price: $818,000	Sold Date: 12-19-2019	Sold Ratio: 100%
Beds: **3**	MLS#: **201930121, FS**	Year Built: **1982**
Bath: **2/0**	Status: **Sold**	Remodeled: **2019**
Living Sq. Ft.: **1,224**	List Date & DOM: **10-28-2019** & **10**	Total Parking: **2**
Land Sq. Ft.: **4,646**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$178,200**
Sq. Ft. Other: **0**	Tax/Year: **$89/2019**	Land: **$589,400**
Total Sq. Ft. **1,224**	Neighborhood: **Mahinui**	Total: **$767,600**
Maint./Assoc. **$0 / $65**	Flood Zone: **Zone D - Tool**	Stories / CPR: **Two / No**
Parking: **3 Car+, Driveway, Garage, Street**	Frontage:	
Zoning: **03 - R10 - Residential District**	View: **Mountain, Other**	

Public Remarks: This well-maintained, 3-bdrm/2-bath single family home is ready to move in! Located on a quiet cul-de-sac with beautiful views of the Koolaus. Thoughtful additions and renovations show pride of ownership. Garage and driveway easily parks 6 cars (tandem). Under-house workshop area and lots of storage. Low association fee ($65/mo.) provides access to the community swimming pool, jacuzzi, tennis and basketball courts, gym and party room. Convenient location in Kaneohe near Windward City Shopping Center and freeway entrances. A must see! **Sale Conditions:** None **Schools:** Kaneohe, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
45-398 Kuaua Way	$818,000	3 & 2/0	1,224 | $668	4,646 | $176	10

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-398 Kuaua Way	$89 | $0 | $65	$589,400	$178,200	$767,600	107%	1982 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
45-398 Kuaua Way	$818,000	12-19-2019	100%	100%	Conventional

45-398 Kuaua Way - MLS#: 201930121 - This well-maintained, 3-bdrm/2-bath single family home is ready to move in! Located on a quiet cul-de-sac with beautiful views of the Koolaus. Thoughtful additions and renovations show pride of ownership. Garage and driveway easily parks 6 cars (tandem). Under-house workshop area and lots of storage. Low association fee ($65/mo.) provides access to the community swimming pool, jacuzzi, tennis and basketball courts, gym and party room. Convenient location in Kaneohe near Windward City Shopping Center and freeway entrances. A must see! **Region:** Kaneohe **Neighborhood:** Mahinui **Condition:** Above Average **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 2 **View:** Mountain, Other **Frontage: Pool:** None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** Kaneohe, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market