

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