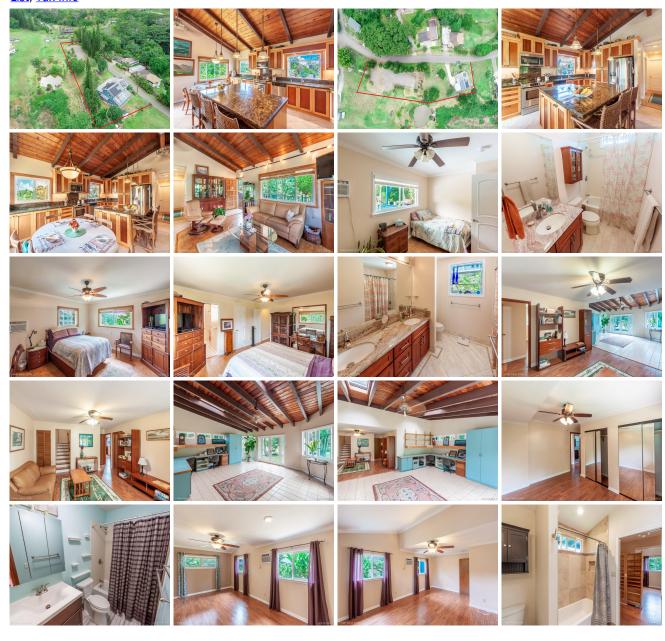
47-434A Waihee Place, Kaneohe 96744 * \$1,299,000

Sold Date: 09-02-2021 Sold Price: \$1,175,000 Sold Ratio: 90% MLS#: 202007131, FS Year Built: 1989 Beds: 4 Bath: 4/0 Status: Sold Remodeled: List Date & DOM: 03-29-2020 & 8 Living Sq. Ft.: **2,416** Total Parking: 6 Land Sq. Ft.: 43,551 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 276 Frontage: Lake/Pond Building: \$260,100 Sq. Ft. Other: 46 Land: \$571,500 Tax/Year: \$430/2018 Total Sq. Ft. 2,738 Neighborhood: Waihee Total: \$670,700 Maint./Assoc. **\$0 / \$0** Stories / CPR: Two / Yes Flood Zone: Zone D - Tool

Parking: **3 Car+, Boat, Carport, Garage** Frontage: **Lake/Pond**

Zoning: 56 - Country District View: **Garden, Mountain, Sunrise**

Public Remarks: Beautifully situated on a lush one acre in Waihee valley this fully renovated 4 bedroom and 4 bath home waits for you to call it home! Formally used to grow and supply a plant rental business plus still permitted for two green houses.2 bedrooms and 2 baths on the ground floor. 32 leased PV system to keep your energy bill in check. Home comes with deep freezer, security safe and storage shed. Very tranquil and peaceful setting with stunning views of the Koolau Mountain Range and neighboring pond. Close to Kaneohe Bay, Marine base, Shopping Mall, Golfing, Hiking, Parks, and Schools. View 3D video tour at virtual section. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info









| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | DOM |
|----------------------|-------------|----------|---------------|---------------|-----|
| 47-434A Waihee Place | \$1,299,000 | 4 & 4/0 | 2,416 \$538 | 43,551 \$30 | 8 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|----------------------|---------------------|------------------|----------------------|-------------------|-------|---------------------|
| 47-434A Waihee Place | \$430 \$0 \$0 | \$571,500 | \$260,100 | \$670,700 | 194% | 1989 & NA |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|----------------------|-------------|------------|------------|----------------|------------|
| 47-434A Waihee Place | \$1,175,000 | 09-02-2021 | 90% | 90% | VA |

47-434A Waihee Place - MLS#: 202007131 - Beautifully situated on a lush one acre in Waihee valley this fully renovated 4 bedroom and 4 bath home waits for you to call it home! Formally used to grow and supply a plant rental business plus still permitted for two green houses.2 bedrooms and 2 baths on the ground floor. 32 leased PV system to keep your energy bill in check. Home comes with deep freezer, security safe and storage shed. Very tranquil and peaceful setting with stunning views of the Koolau Mountain Range and neighboring pond. Close to Kaneohe Bay, Marine base, Shopping Mall, Golfing, Hiking, Parks, and Schools. View 3D video tour at virtual section. Region: Kaneohe Neighborhood: Waihee Condition: Excellent Parking: 3 Car+, Boat, Carport, Garage Total Parking: 6 View: Garden, Mountain, Sunrise Frontage: Lake/Pond Pool: None Zoning: 56 - Country District Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market