

**45-536 Alokahi Street, Kaneohe 96744 \* \$949,000**

Sold Price: \$985,000      Sold Date: 11-19-2020      Sold Ratio: 104%  
 Beds: **3**      MLS#: **202023712, FS**      Year Built: **1963**  
 Bath: **2/0**      Status: **Sold**      Remodeled: **2007**  
 Living Sq. Ft.: **1,571**      List Date & DOM: **10-01-2020 & 7**      Total Parking: **2**  
 Land Sq. Ft.: **12,087**      Condition: **Fair**      [Assessed Value](#)  
 Lanai Sq. Ft.: **399**      Frontage: **Other**      Building: **\$197,200**  
 Sq. Ft. Other: **0**      Tax/Year: **\$437/2020**      Land: **\$873,600**  
 Total Sq. Ft. **1,970**      Neighborhood: **Keapuka**      Total: **\$1,070,800**  
 Maint./Assoc. **\$0 / \$0**      [Flood Zone](#): **Zone X - Tool**      Stories / CPR: **One / No**  
 Parking: **2 Car, Carport, Driveway**      Frontage: **Other**  
[Zoning](#): **05 - R-5 Residential District**      View: **Mountain, Other**

**Public Remarks:** Come restore this charming home in the wonderful Keapuka neighborhood to its full potential as it needs a remodel, possibly rebuild your dream home or use for your investment endeavors (perhaps an ADU or CPR on this R-5 zoned, 12,087 sq ft lot)! The large master bedroom could be converted back to a 4th bedroom, and the enclosed lanai can be used as a formal dining room! Enjoy the mangoes, coconuts, guava, star fruit, and tangerines from your backyard! Conveniently located near Windward Mall & City, nearby schools, restaurants, Hoomaluhia Gardens, numerous hiking trails, and more! To be sold As-Is. Buyers to conduct their own due diligence as tax records do not match actual number of bedrooms. Termite tenting and survey completed! PLEASE DO NOT ENTER PROPERTY W OUT APPOINTMENT! **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                               | Price                     | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|---------------------------------------|---------------------------|----------|---------------|---------------|-----|
| <a href="#">45-536 Alokahi Street</a> | <a href="#">\$949,000</a> | 3 & 2/0  | 1,571   \$604 | 12,087   \$79 | 7   |

| Address                               | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">45-536 Alokahi Street</a> | \$437   \$0   \$0   | \$873,600     | \$197,200         | \$1,070,800    | 89%   | 1963 & 2007      |

| Address                               | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms   |
|---------------------------------------|------------|------------|------------|----------------|--------------|
| <a href="#">45-536 Alokahi Street</a> | \$985,000  | 11-19-2020 | 104%       | 104%           | Conventional |

[45-536 Alokahi Street](#) - MLS#: **202023712** - Come restore this charming home in the wonderful Keapuka neighborhood to its full potential as it needs a remodel, possibly rebuild your dream home or use for your investment endeavors (perhaps an ADU or CPR on this R-5 zoned, 12,087 sq ft lot)! The large master bedroom could be converted back to a 4th bedroom, and the enclosed lanai can be used as a formal dining room! Enjoy the mangoes, coconuts, guava, star fruit, and tangerines from your backyard! Conveniently located near Windward Mall & City, nearby schools, restaurants, Hoomaluhia Gardens, numerous hiking trails, and more! To be sold As-Is. Buyers to conduct their own due diligence as tax records do not match actual number of bedrooms. Termite tenting and survey completed! PLEASE DO NOT ENTER PROPERTY W OUT APPOINTMENT! **Region:** Kaneohe **Neighborhood:** Keapuka **Condition:** Fair **Parking:** 2 Car, Carport, Driveway **Total Parking:** 2 **View:** Mountain, Other **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market