## 356 Maluniu Avenue Unit C, Kailua 96734 * $1,125,000

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|---|---|---|
| Sold Price: $1,200,000 | Sold Date: 12-16-2020 | Sold Ratio: 107% |
| Beds: **3** | MLS#: **202027151, FS** | Year Built: **1947** |
| Bath: **2/0** | Status: **Sold** | Remodeled: **2020** |
| Living Sq. Ft.: **1,087** | List Date & DOM: **10-14-2020** & **7** | Total Parking: **5** |
| Land Sq. Ft.: **5,000** | Condition: **Excellent** | Assessed Value |
| Lanai Sq. Ft.: **321** | Frontage: | Building: **$154,600** |
| Sq. Ft. Other: **150** | Tax/Year: **$245/2020** | Land: **$783,800** |
| Total Sq. Ft. **1,558** | Neighborhood: **Kalama-cnut Grov** | Total: **$938,400** |
| Maint./Assoc. **$0 / $0** | Flood Zone: **Zone X - Tool** | Stories / CPR: **One / No** |
| Parking: **3 Car+** | Frontage: | |
| Zoning: **05 - R-5 Residential District** | View: **Mountain** | |

**Public Remarks:** Located just a few blocks from the beach and less than 1 mi from the heart of Kailua sits this charming cottage with 3 bedrooms & 2 bathrooms in the main house, PLUS a detached studio for a total of 4 bedrooms & 3 baths. Enter from the front porch to the living room and you'll be greeted by natural light from the updated windows. The living room connects to an open concept kitchen which has been completely renovated. Upgraded engineered hardwood floors and split ACs throughout. Down the hall you'll find 2 guest bedrooms, an updated guest bath, and a remodeled master suite with 2 closets, one of which is a walk in. The covered lanai is perfect for dining al fresco & the shed provides ample storage. Around the corner you'll find the detached studio. All contained w/ a new privacy fence. **Sale Conditions:** None **Schools:** , , *

Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info









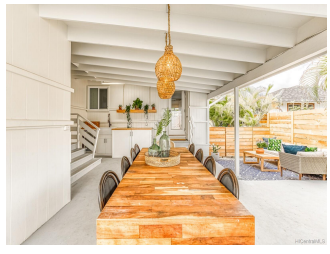














| Address | Price | Bd & Bth | Living / Avg. | Land \| Avg. | DOM |
|---|---|---|---|---|---|
| 356 Maluniu Avenue C | $1,125,000 | 3 & 2/0 | 1,087 \| $1,035 | 5,000 \| $225 | 7 |

| Address | Tax \| Maint. \| Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---|---|---|---|---|---|---|
| 356 Maluniu Avenue C | $245 \| $0 \| $0 | $783,800 | $154,600 | $938,400 | 120% | 1947 & 2020 |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|---|---|---|---|---|---|
| 356 Maluniu Avenue C | $1,200,000 | 12-16-2020 | 107% | 107% | Conventional 8000 |

356 Maluniu Avenue C - MLS#: 202027151 - Located just a few blocks from the beach and less than 1 mi from the heart of Kailua sits this charming cottage with 3 bedrooms & 2 bathrooms in the main house, PLUS a detached studio for a total of 4 bedrooms & 3 baths. Enter from the front porch to the living room and you'll be greeted by natural light from the updated windows. The living room connects to an open concept kitchen which has been completely renovated. Upgraded engineered hardwood floors and split ACs throughout. Down the hall you'll find 2 guest bedrooms, an updated guest bath, and a remodeled master suite with 2 closets, one of which is a walk in. The covered lanai is perfect for dining al fresco & the shed provides ample storage. Around the corner you'll find the detached studio. All contained w/ a new privacy fence. **Region:** Kailua **Neighborhood:** Kalama-cnut Grov **Condition:** Excellent **Parking:** 3 Car+ **Total Parking:** 5 **View:** Mountain **Frontage: 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