53-836G Kamehameha Highway, Hauula 96717 * \$1,950,000

 Sold Price:
 \$1,625,000
 Sold Date:
 05-26-2021
 Sold Ratio:
 83%

 Beds:
 4
 MLS#:
 202028460, FS
 Year Built:
 1942

 Bath:
 2/0
 Status:
 Sold
 Remodeled:
 2010

 Living Sq. Ft.:
 1,716
 List Date & DOM:
 11-02-2020 & 174
 Total Parking:
 4

 Land Sq. Ft.:
 58,938
 Condition:
 Above Average
 Assessed Value

 Lanai Sq. Ft.: 0
 Frontage:
 Building: \$143,600

 Sq. Ft. Other: 0
 Tax/Year: \$693/2020
 Land: \$1,220,000

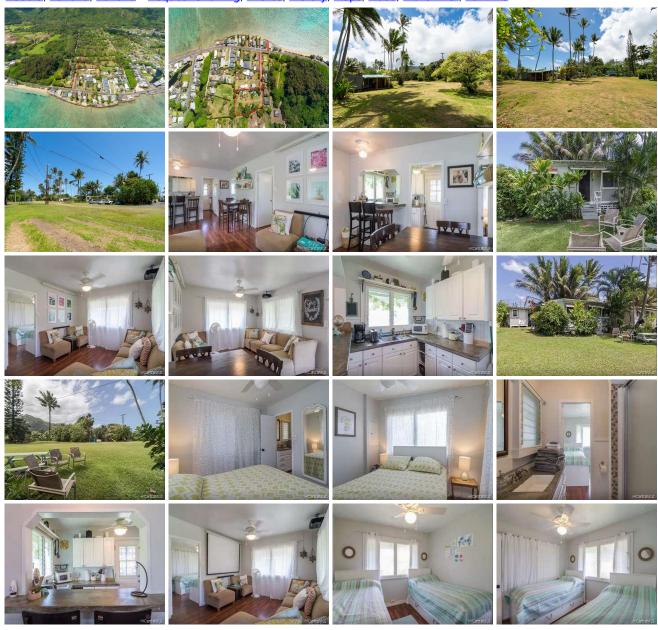
 Total Sq. Ft. 1,716
 Neighborhood: Hauula
 Total: \$1,363,600

 Maint./Assoc. \$0 / \$0
 Flood Zone: Zone X - Tool
 Stories / CPR: One / No

Parking: **3 Car+, Boat** Frontage:

Zoning: 05 - R-5 Residential District View: **Mountain**

Public Remarks: Incredible opportunity! Choose to build your dream home, subdivide and develop or keep as a family compound. This level lot is more than an acre, zoned residential R-5 and includes two well-maintained cottages each with 2 bed/1bath. Enjoy private beach access and crystal clear waters, kayak or take a leisurely swim from the hidden white-sand beach just steps away. The property is located off the highway, cleared, surrounded by coconut palms and lies near the majestic Ko'olau mountains. Two additional parcels include a right of way (21.,078 sq ft roadway) and private beach access (1.,71,6 sq ft) across the street. Please do not disturb tenants. Call for a private showing. **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku, Kahuku, Reguest Showing, Photos, History, Maps, Deed, Watch List, Tax Info



53-836G Kamehameha Highway	\$1,950,000	4 & 2/0	1,716 \$1,136	58,938 \$33	174	
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Address	II I AY I MAINT. I ASS. I	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
53-836G Kamehameha Highway	\$693 \$0 \$0	\$1,220,000	\$143,600	\$1,363,600	143%	1942 & 2010

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
53-836G Kamehameha Highway	\$1,625,000	05-26-2021	83%	83%	Cash

53-836G Kamehameha Highway - MLS#: 202028460 - Incredible opportunity! Choose to build your dream home, subdivide and develop or keep as a family compound. This level lot is more than an acre, zoned residential R-5 and includes two well-maintained cottages each with 2 bed/1bath. Enjoy private beach access and crystal clear waters, kayak or take a leisurely swim from the hidden white-sand beach just steps away. The property is located off the highway, cleared, surrounded by coconut palms and lies near the majestic Ko'olau mountains. Two additional parcels include a right of way (21.,078 sq ft roadway) and private beach access (1.,71,6 sq ft) across the street. Please do not disturb tenants. Call for a private showing. Region: Kaneohe Neighborhood: Hauula Condition: Above Average Parking: 3 Car+, Boat Total Parking: 4 View: Mountain Frontage: Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market