

**41-523 Humuniki Street, Waimanalo 96795 \* \$810,000 \* Originally \$755,000**

Sold Price: \$789,000      Sold Date: 03-16-2021      Sold Ratio: 97%  
 Beds: **3**      MLS#: **202100313, FS**      Year Built: **1970**  
 Bath: **2/1**      Status: **Sold**      Remodeled: **2018**  
 Living Sq. Ft.: **912**      List Date & DOM: **01-06-2021 & 7**      Total Parking: **2**  
 Land Sq. Ft.: **6,651**      Condition: **Average**      [Assessed Value](#)  
 Lanai Sq. Ft.: **0**      Frontage:      Building: **\$141,700**  
 Sq. Ft. Other: **437**      Tax/Year: **\$30/2020**      Land: **\$525,000**  
 Total Sq. Ft. **1,349**      Neighborhood: **Waimanalo**      Total: **\$666,700**  
 Maint./Assoc. **\$0 / \$0**      [Flood Zone](#): **Zone X - Tool**      Stories / CPR: **One / No**  
 Parking: **3 Car+, Carport, Street**      Frontage:  
 Zoning: **05 - R-5 Residential District**      View: **Mountain**

**Public Remarks:** Fantastic opportunity to buy this partially remodeled home in Waimanalo. Located on ample sized lot, the main part of home offers a 3 bdrm 1.5 bath that is ready for your finishing touches. The majority of the renovations were done in 2018 - new roof, new sewer line, bathroom upgrades, & exterior paint. The permitted enclosed patio area was also upgraded to provide an additional living area which could be perfect for extended family living. Expansion possibilities are countless with the spacious back yard which could accommodate the gorgeous Koolau mountain backdrop that Waimanalo offers. Just minutes away from Kailua Town & the breathtaking beaches the windward side of the island offers, this home is a great buy for that special family! **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="#">41-523 Humuniki Street</a>	<b>\$810,000</b>	3 & 2/1	912   \$888	6,651   \$122	7

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">41-523 Humuniki Street</a>	\$30   \$0   \$0	\$525,000	\$141,700	\$666,700	121%	1970 & 2018

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">41-523 Humuniki Street</a>	\$789,000	03-16-2021	97%	105%	Conventional

[41-523 Humuniki Street](#) - MLS#: [202100313](#) - Original price was \$755,000 - Fantastic opportunity to buy this partially remodeled home in Waimanalo. Located on ample sized lot, the main part of home offers a 3 bdrm 1.5 bath that is ready for your finishing touches. The majority of the renovations were done in 2018 - new roof, new sewer line, bathroom upgrades, & exterior paint. The permitted enclosed patio area was also upgraded to provide an additional living area which could be perfect for extended family living. Expansion possibilities are countless with the spacious back yard which could accommodate the gorgeous Koolau mountain backdrop that Waimanalo offers. Just minutes away from Kailua Town & the breathtaking beaches the windward side of the island offers, this home is a great buy for that special family! **Region:** Kailua **Neighborhood:** Waimanalo **Condition:** Average **Parking:** 3 Car+, Carport, Street **Total Parking:** 2 **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