47-252 Ahuimanu Road, Kaneohe 96744 * $780,000

Beds:	**2**	MLS#:	**202110180, FS**	Year Built:	**1955**
Bath:	**1/0**	Status:	**Expired**	Remodeled:	
Living Sq. Ft.:	**672**	List Date & DOM:	**05-03-2021** & **38**	Total Parking:	**2**
Land Sq. Ft.:	**11,326**	Condition:	**Average**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Preservation**	Building:	**$87,100**
Sq. Ft. Other:	**0**	Tax/Year:	**$174/2020**	Land:	**$513,500**
Total Sq. Ft.	**672**	Neighborhood:	**Ahuimanu Area**	Total:	**$600,600**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**2 Car, Carport**			Frontage:	**Preservation**
Zoning:	**56 - Country District**			View:	**Mountain**

Public Remarks: Minutes to Kaneohe town and still feels like you are in the country. Well cared for 2 bedroom house on a spacious lot and may be possible to build an accessory dwelling unit. Lots of possibilities for the large land area. Neighboring vacant land is also for sale. Potential buyer to do their own due diligence. Please do not go on property or disturb the tenant. To see the report and survey, please go to the supplement section. **Sale Conditions:** None **Schools:** Kahaluu, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info







Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
47-252 Ahuimanu Road	$780,000	2 & 1/0	672 | $1,161	11,326 | $69	38

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-252 Ahuimanu Road	$174 | $0 | $0	$513,500	$87,100	$600,600	130%	1955 & NA

47-252 Ahuimanu Road - MLS#: 202110180 - Minutes to Kaneohe town and still feels like you are in the country. Well cared for 2 bedroom house on a spacious lot and may be possible to build an accessory dwelling unit. Lots of possibilities for the large land area. Neighboring vacant land is also for sale. Potential buyer to do their own due diligence. Please do not go on property or disturb the tenant. To see the report and survey, please go to the supplement section. **Region:** Kaneohe **Neighborhood:** Ahuimanu Area **Condition:** Average **Parking:** 2 Car, Carport **Total Parking:** 2 **View:** Mountain **Frontage:** Preservation **Pool:** None **Zoning:** 56 - Country District **Sale Conditions:** None **Schools:** Kahaluu, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market