

**53-450 Kamehameha Highway Unit 1, Hauula 96717 \* \$599,000**

Sold Price: \$650,000      Sold Date: 08-05-2021      Sold Ratio: 109%  
 Beds: **2**      MLS#: **202111765, FS**      Year Built: **1949**  
 Bath: **1/0**      Status: **Sold**      Remodeled: **2017**  
 Living Sq. Ft.: **600**      List Date & DOM: **05-24-2021 & 10**      Total Parking: **2**  
 Land Sq. Ft.: **4,841**      Condition: **Above Average, Average**      [Assessed Value](#)  
 Lanai Sq. Ft.: **200**      Frontage:      Building: **\$89,800**  
 Sq. Ft. Other: **0**      Tax/Year: **\$137/2020**      Land: **\$411,400**  
 Total Sq. Ft. **800**      Neighborhood: **Punaluu**      Total: **\$501,200**  
 Maint./Assoc. **\$0 / \$0**      [Flood Zone](#): **Zone VE - Tool**      Stories / CPR: **One / Yes**  
 Parking: **2 Car, Boat, Carport**      Frontage:  
[Zoning](#): **05 - R-5 Residential District**      View: **Mountain, Ocean, Sunrise**

**Public Remarks:** Rare opportunity to own property across the street from an uncrowded sandy beach. Mornings out on the deck offer beautiful sunrise views. Or, go out back and admire the grandiosity of the Ko'olau mountain range and the many surrounding valleys. This is the country life for those looking to slow down and enjoy the lush greens and deep blues that Oahu offers. Part of a CPR with no maintenance fee's and the possibility of adding on to the current structure, this can be a perfect starter home or grow with your needs. Property sold 'As-Is' and may not match tax records. Come to the open house 5/26, 5-7:30 pm. **Sale Conditions:** None **Schools:** [Kahuku](#), [Kahuku](#), [Kahuku](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
<a href="#">53-450 Kamehameha Highway 1</a>	<b>\$599,000</b>	2 & 1/0	600   \$998	4,841   \$124	10

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">53-450 Kamehameha Highway 1</a>	\$137   \$0   \$0	\$411,400	\$89,800	\$501,200	120%	1949 & 2017

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">53-450 Kamehameha Highway 1</a>	\$650,000	08-05-2021	109%	109%	Conventional

[53-450 Kamehameha Highway 1](#) - MLS#: [202111765](#) - Rare opportunity to own property across the street from an uncrowded sandy beach. Mornings out on the deck offer beautiful sunrise views. Or, go out back and admire the grandiosity of the Ko'olau mountain range and the many surrounding valleys. This is the country life for those looking to slow down and enjoy the lush greens and deep blues that Oahu offers. Part of a CPR with no maintenance fee's and the possibility of adding on to the current structure, this can be a perfect starter home or grow with your needs. Property sold 'As-Is' and may not match tax records. Come to the open house 5/26, 5-7:30 pm. **Region:** Kaneohe **Neighborhood:** Punaluu **Condition:** Above Average, Average **Parking:** 2 Car, Boat, Carport **Total Parking:** 2 **View:** Mountain, Ocean, Sunrise **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kahuku](#), [Kahuku](#), [Kahuku](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market