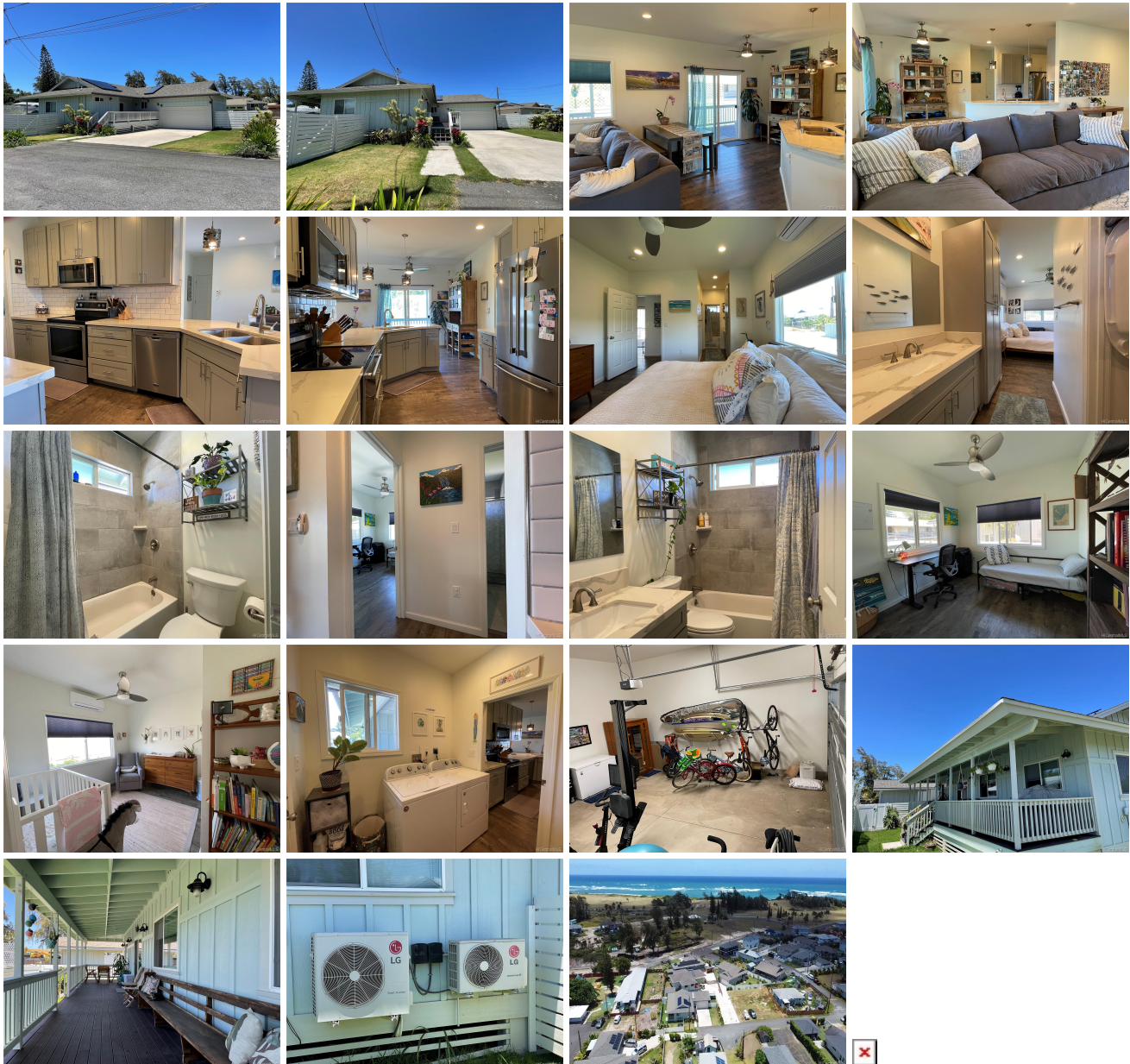


56-419 Kamehameha Highway Unit NC-52, Kahuku 96731 * \$1,250,000

Sold Price: \$1,100,000	Sold Date: 09-30-2021	Sold Ratio: 88%
Beds: 3	MLS#: 202118585, FS	Year Built: 2018
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 1,258	List Date & DOM: 07-12-2021 & 50	Total Parking: 4
Land Sq. Ft.: 6,444	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 628	Frontage: Other	Building: \$373,600
Sq. Ft. Other: 0	Tax/Year: \$239/2021	Land: \$417,600
Total Sq. Ft. 1,886	Neighborhood: Kahuku	Total: \$791,200
Maint./Assoc. \$0 / \$56	Flood Zone : Zone AE - Tool	Stories / CPR: One / Yes
Parking: 3 Car+, Boat, Driveway, Garage	Frontage: Other	
Zoning : 05 - R-5 Residential District	View: Garden	

Public Remarks: Very desirable neighborhood and location in Kahuku Village. Gated entrance and quiet location at the end of street. Well-maintained, newer construction home with 2 large lanais (one covered) and 3 split AC units. One level, plantation-style home with smart floor-plan, open kitchen and living room area. 9 foot ceilings & vinyl laminate floors throughout. Master suite on one side of house, with other bedrooms and bathroom on opposite side. Two car garage with plenty of storage. Beach & Kahuku Golf Course just steps away. Subject to Seller finding replacement property and Seller possibly occupying property until October 31, 2021. PV Solar Lease \$99/month until 2040. **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
---------	-------	----------	---------------	-------------	-----

56-419 Kamehameha Highway NC-52	\$1,250,000	3 & 2/0	1,258 \$994	6,444 \$194	50
---	-----------------------------	---------	---------------	---------------	----

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
56-419 Kamehameha Highway NC-52	\$239 \$0 \$56	\$417,600	\$373,600	\$791,200	158%	2018 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
56-419 Kamehameha Highway NC-52	\$1,100,000	09-30-2021	88%	88%	Cash,Exchange

56-419 Kamehameha Highway NC-52 - MLS#: 202118585 - Very desirable neighborhood and location in Kahuku Village. Gated entrance and quiet location at the end of street. Well-maintained, newer construction home with 2 large lanais (one covered) and 3 split AC units. One level, plantation-style home with smart floor-plan, open kitchen and living room area. 9 foot ceilings & vinyl laminate floors throughout. Master suite on one side of house, with other bedrooms and bathroom on opposite side. Two car garage with plenty of storage. Beach & Kahuku Golf Course just steps away. Subject to Seller finding replacement property and Seller possibly occupying property until October 31, 2021. PV Solar Lease \$99/month until 2040. Region: North Shore Neighborhood: Kahuku Condition: Excellent Parking: 3 Car+, Boat, Driveway, Garage Total Parking: 4 View: Garden Frontage: Other 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