47-204 Iuiu Street, Kaneohe 96744 * $712,000

Sold Price: $725,500	Sold Date: 09-30-2021	Sold Ratio: 102%
Beds: **3**	MLS#: **202123135, FS**	Year Built: **1960**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **972**	List Date & DOM: **09-03-2021** & **7**	Total Parking: **3**
Land Sq. Ft.: **7,500**	Condition: **Needs Major Repair, Tear Down**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$75,100**
Sq. Ft. Other: **0**	Tax/Year: **$246/2021**	Land: **$768,800**
Total Sq. Ft. **972**	Neighborhood: **Lulani Ocean**	Total: **$843,900**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **One / No**
Parking: **Driveway, Street**	Frontage: **Other**	
Zoning: **03 - R10 - Residential District**	View: **Mountain, Ocean**	

Public Remarks: This is a great opportunity to renovate or build your own dream home on this wonderful lot with ocean views. Behind the property is preservation land. Selling "As Is" condition. The Sellers will not make any repairs or offer any concessions. Rock wall in front of terraced property. Property is open to the preservation land in the rear. Just minutes to the Heeia Boat Harbor. Close to shopping areas. The existing house is old and in major repair/tear-down condition. Please do Not enter the house for safety reasons. Property showings will be this Saturday, Sept. 4, at 10 am to 12:00 pm, and on Sunday, Sept. 5, at 1:00-3:00 pm. Any received offers will be reviewed on Tuesday. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info




Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
47-204 Iuiu Street	$712,000	3 & 1/0	972 | $733	7,500 | $95	7

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-204 Iuiu Street	$246 | $0 | $0	$768,800	$75,100	$843,900	84%	1960 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
47-204 Iuiu Street	$725,500	09-30-2021	102%	102%	Cash

47-204 Iuiu Street - MLS#: 202123135 - This is a great opportunity to renovate or build your own dream home on this wonderful lot with ocean views. Behind the property is preservation land. Selling "As Is" condition. The Sellers will not make any repairs or offer any concessions. Rock wall in front of terraced property. Property is open to the preservation land in the rear. Just minutes to the Heeia Boat Harbor. Close to shopping areas. The existing house is old and in major repair/tear-down condition. Please do Not enter the house for safety reasons. Property showings will be this Saturday, Sept. 4, at 10 am to 12:00 pm, and on Sunday, Sept. 5, at 1:00-3:00 pm. Any received offers will be reviewed on Tuesday. **Region:** Kaneohe **Neighborhood:** Lulani Ocean **Condition:** Needs Major Repair, Tear Down **Parking:** Driveway, Street **Total Parking:** 3 **View:** Mountain, Ocean **Frontage:** Other **Pool:** None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market