637 Kanaha Street, Kailua 96734 * $1,700,000

Sold Price: $1,850,000	Sold Date: 01-14-2022	Sold Ratio: 109%
Beds: **4**	MLS#: **202126923, FS**	Year Built: **1954**
Bath: **2/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **2,316**	List Date & DOM: **10-28-2021** & **10**	Total Parking: **2**
Land Sq. Ft.: **8,376**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage:	Building: **$209,300**
Sq. Ft. Other: **240**	Tax/Year: **$608/2020**	Land: **$1,003,500**
Total Sq. Ft. **2,556**	Neighborhood: **Kalama Tract**	Total: **$1,212,800**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **One / No**
Parking: **3 Car+, Driveway, Garage**	Frontage:	
Zoning: **04 - R-7.5 Residential District**	View: **None**	

Public Remarks: Exceptional location near Kainalu Elementary School, easy access to Kailua beach. Gorgeous 'lap' pool (a real lap pool) with stone decking. Wood parquet and ceramic tile flooring, open floor plan, spacious family room and newly tiled covered lanai. Vinyl fencing installed for added privacy. Ample room for parties/entertaining/just relaxing and enjoying life in Hawaii. **Sale Conditions:** None **Schools:** Kainalu, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
637 Kanaha Street	$1,700,000	4 & 2/0	2,316 | $734	8,376 | $203	10

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
637 Kanaha Street	$608 | $0 | $0	$1,003,500	$209,300	$1,212,800	140%	1954 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
637 Kanaha Street	$1,850,000	01-14-2022	109%	109%	VA

637 Kanaha Street - MLS#: 202126923 - Exceptional location near Kainalu Elementary School, easy access to Kailua beach. Gorgeous 'lap' pool (a real lap pool) with stone decking. Wood parquet and ceramic tile flooring, open floor plan, spacious family room and newly tiled covered lanai. Vinyl fencing installed for added privacy. Ample room for parties/entertaining/just relaxing and enjoying life in Hawaii. **Region:** Kailua **Neighborhood:** Kalama Tract **Condition:** Above Average **Parking:** 3 Car+, Driveway, Garage **Total Parking:** 2 **View:** None **Frontage:** **Pool:** In Ground **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** Kainalu, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market