

45-005 Holowai Street, Kaneohe 96744 * \$699,000

Sold Price: \$788,888 Sold Date: 03-23-2022 Sold Ratio: 113%
 Beds: **3** MLS#: **202203213, FS** Year Built: **1957**
 Bath: **2/2** Status: **Sold** Remodeled:
 Living Sq. Ft.: **1,248** List Date & DOM: **02-18-2022 & 10** Total Parking: **4**
 Land Sq. Ft.: **5,478** Condition: **Fair, Needs Major Repair** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage: **Other** Building: **\$85,500**
 Sq. Ft. Other: **0** Tax/Year: **\$198/2021** Land: **\$593,400**
 Total Sq. Ft. **1,248** Neighborhood: **Waikalua** Total: **\$678,900**
 Maint./Assoc. **\$0 / \$0** [Flood Zone](#): **Zone X - Tool** Stories / CPR: **Split Level / No**
 Parking: **3 Car+, Carport** Frontage: **Other**
[Zoning](#): **05 - R-5 Residential District** View: **Marina/Canal, Mountain, Ocean**

Public Remarks: Fantastic opportunity! Level rectangular lot located just one lot from Kaneohe Bay! The existing 3 bedroom home has 2 full bathrooms, a half bath with a sink and toilet, and another half bath with a shower in it, that appears to have previously been a full bathroom. Spacious bonus room. Workshop in carport. Lots of open space for parking. Currently cute ocean, canal and mountain views from the lot, but build up and potentially have expansive views! Peaceful location within the neighborhood. Private shared roadway. Number of bedrooms and bathrooms differs from tax record. Probate sale. Court confirmation may be required. As Is sale. All appliances and other items will remain at the property at closing, whether operable or not. See survey and permit package in supplements. **Sale Conditions:** Probate **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
45-005 Holowai Street	\$699,000	3 & 2/2	1,248 \$560	5,478 \$128	10

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-005 Holowai Street	\$198 \$0 \$0	\$593,400	\$85,500	\$678,900	103%	1957 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
45-005 Holowai Street	\$788,888	03-23-2022	113%	113%	Cash

[45-005 Holowai Street](#) - MLS#: **202203213** - Fantastic opportunity! Level rectangular lot located just one lot from Kaneohe Bay! The existing 3 bedroom home has 2 full bathrooms, a half bath with a sink and toilet, and another half bath with a shower in it, that appears to have previously been a full bathroom. Spacious bonus room. Workshop in carport. Lots of open space for parking. Currently cute ocean, canal and mountain views from the lot, but build up and potentially have expansive views! Peaceful location within the neighborhood. Private shared roadway. Number of bedrooms and bathrooms differs from tax record. Probate sale. Court confirmation may be required. As Is sale. All appliances and other items will remain at the property at closing, whether operable or not. See survey and permit package in supplements. **Region:** Kaneohe
Neighborhood: Waikalua **Condition:** Fair, Needs Major Repair **Parking:** 3 Car+, Carport **Total Parking:** 4 **View:** Marina/Canal, Mountain, Ocean **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** Probate **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market