## 766 Ocean View Drive, Honolulu 96816 \* \$4,200,777 \* Originally \$5,800,000

Year Built: 1937 Beds: 4 MLS#: 202205334, FS Bath: **5/0** Status: **Active** Remodeled: Living Sq. Ft.: **3,361** List Date & DOM: 03-28-2022 & 769 Total Parking: 10

Condition: Above Average, Average Land Sq. Ft.: 25,372 **Assessed Value** 

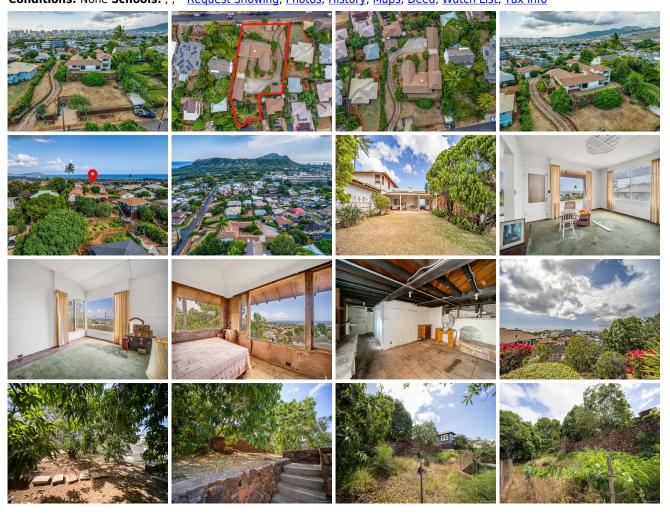
Lanai Sq. Ft.: 0 Frontage: Other Building: \$411,800 Sq. Ft. Other: 360 Tax/Year: **\$2,004/2022** Land: \$2,546,700 Total Sq. Ft. **3,721** Neighborhood: Kaimuki Total: **\$2,958,500** 

Stories / CPR: Basement, One, Maint./Assoc. \$0 / \$0 Flood Zone: Zone X - Tool

Parking: 3 Car+, Boat, Carport, Driveway, Street Frontage: Other

City, Coastline, Diamond Head, View: Garden, Mountain, Ocean, Other, **Zoning: 05 - R-5 Residential District** Sunrise, Sunset

Public Remarks: The opportunity of a lifetime! Last of its kind, extremely rare and precious, intact HUGE 25,372 sq. ft. lot in Kaimuki zoned R-5, with expansive mountain, ocean, and city views - Diamond Head, Koko Head, Waikiki, Kahala, neighbor islands! Views from front, rear, and side of the lot! Tons of options for rebuilding, remodeling, expanding, dividing, and more! Make this your castle, fortress, multi-unit compound, or unique community of units. Perfectly located in Kaimuki near beaches, hikes, restaurants, shops, medical care, freeway on/off, schools, churches, parks, everything you need! Existing structures: 1) Single family home with kitchen, living room, 2 bedrooms, 3 bathrooms, & bonus rooms, on the main level, a large upstairs loft/bedroom and a large basement, 2) a 1 bed/1 bath unit, and 3) a studio unit. All square footage taken from tax record - actual measurements and #of rooms/bathrooms may differ from tax record. DO NOT GO ONTO THE PROPERTY WITHOUT LISTING AGENT - NO TRESSPASSING. All items at the property shall remain there at closing except for tenant's belongings in the 1/1 unit. AS IS Sale. Buyer to order own TIR, and do own thorough due diligence. Watch the video! Sale Conditions: None Schools: , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

















Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
766 Ocean View Drive	\$4,200,777	4 & 5/0	3,361   \$1,250	25,372   \$166	769

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
766 Ocean View Drive	\$2,004   \$0   \$0	\$2,546,700	\$411,800	\$2,958,500	142%	1937 & NA

766 Ocean View Drive - MLS#: 202205334 - Original price was \$5,800,000 - The opportunity of a lifetime! Last of its kind, extremely rare and precious, intact HUGE 25,372 sq. ft. lot in Kaimuki zoned R-5, with expansive mountain, ocean, and city views - Diamond Head, Koko Head, Waikiki, Kahala, neighbor islands! Views from front, rear, and side of the lot! Tons of options for rebuilding, remodeling, expanding, dividing, and more! Make this your castle, fortress, multi-unit compound, or unique community of units. Perfectly located in Kaimuki near beaches, hikes, restaurants, shops, medical care, freeway on/off, schools, churches, parks, everything you need! Existing structures: 1) Single family home with kitchen, living room, 2 bedrooms, 3 bathrooms, & bonus rooms, on the main level, a large upstairs loft/bedroom and a large basement, 2) a 1 bed/1 bath unit, and 3) a studio unit. All square footage taken from tax record - actual measurements and #of rooms/bathrooms may differ from tax record. DO NOT GO ONTO THE PROPERTY WITHOUT LISTING AGENT - NO TRESSPASSING. All items at the property shall remain there at closing except for tenant's belongings in the 1/1 unit. AS IS Sale. Buyer to order own TIR, and do own thorough due diligence. Watch the video! Region: Diamond Head Neighborhood: Kaimuki Condition: Above Average, Average Parking: 3 Car+, Boat, Carport, Driveway, Street Total Parking: 10 View: City, Coastline, Diamond Head, Garden, Mountain, Ocean, Other, Sunrise, Sunset Frontage: Other Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info