

**46-157 Nahiku Place, Kaneohe 96744 \* \$1,500,000**

Sold Price: \$1,500,000      Sold Date: 04-27-2022      Sold Ratio: 100%  
 Beds: **6**      MLS#: **202206210, FS**      Year Built: **1964**  
 Bath: **3/0**      Status: **Sold**      Remodeled: **2021**  
 Living Sq. Ft.: **2,078**      List Date & DOM: **04-01-2022 & 8**      Total Parking: **2**  
 Land Sq. Ft.: **7,719**      Condition: **Fair**      [Assessed Value](#)  
 Lanai Sq. Ft.: **0**      Frontage:      Building: **\$174,000**  
 Sq. Ft. Other: **0**      Tax/Year: **\$263/2021**      Land: **\$827,400**  
 Total Sq. Ft. **2,078**      Neighborhood: **Alii Shores**      Total: **\$1,001,400**  
 Maint./Assoc. **\$0 / \$0**      [Flood Zone](#): **Zone X - Tool**      Stories / CPR: **One / No**  
 Parking: **2 Car, Driveway**      Frontage:  
 Zoning: **04 - R-7.5 Residential District**      View: **Coastline, Mountain, Ocean**

**Public Remarks:** Located on an elevated lot with panoramic ocean views and cool breezes. This home is on a quiet cul-de-sac in the luxurious Ali'i Shores neighborhood with underground utilities. The main house is 4 bedrooms and 2 full baths with a courtyard inbetween a separate 2 bedroom and 1 bath cottage. New asphalt roof with skylights 2021. This home is ready for your finishing touches. Some Photos have been enhanced. **Sale Conditions:** None **Schools:** , , \* [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

| Address                             | Price                       | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|-------------------------------------|-----------------------------|----------|---------------|---------------|-----|
| <a href="#">46-157 Nahiku Place</a> | <a href="#">\$1,500,000</a> | 6 & 3/0  | 2,078   \$722 | 7,719   \$194 | 8   |

| Address                             | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">46-157 Nahiku Place</a> | \$263   \$0   \$0   | \$827,400     | \$174,000         | \$1,001,400    | 150%  | 1964 & 2021      |

| Address                             | Sold Price  | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|-------------------------------------|-------------|------------|------------|----------------|------------|
| <a href="#">46-157 Nahiku Place</a> | \$1,500,000 | 04-27-2022 | 100%       | 100%           | Cash       |

[46-157 Nahiku Place](#) - MLS#: [202206210](#) - Located on an elevated lot with panoramic ocean views and cool breezes. This home is on a quiet cul-de-sac in the luxurious Ali'i Shores neighborhood with underground utilities. The main house is 4 bedrooms and 2 full baths with a courtyard inbetween a separate 2 bedroom and 1 bath cottage. New asphalt roof with skylights 2021. This home is ready for your finishing touches. Some Photos have been enhanced. **Region:** Kaneohe  
**Neighborhood:** Alii Shores **Condition:** Fair **Parking:** 2 Car, Driveway **Total Parking:** 2 **View:** Coastline, Mountain, Ocean  
**Frontage:** Pool: None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

DOM = Days on Market