47-427A Ahuimanu Road, Kaneohe 96744 * $850,000

Sold Price:	$851,000	Sold Date:	12-16-2022	Sold Ratio:	100%
Beds:	**3**	MLS#:	**202222514, FS**	Year Built:	**1972**
Bath:	**1/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**720**	List Date & DOM:	**11-03-2022** & **6**	Total Parking:	**4**
Land Sq. Ft.:	**5,312**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$130,400**
Sq. Ft. Other:	**56**	Tax/Year:	**$139/2022**	Land:	**$487,500**
Total Sq. Ft.	**776**	Neighborhood:	**Valley Estates**	Total:	**$617,900**
Maint./Assoc.	**$315 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / Yes**
Parking:	**3 Car+, Carport, Driveway**			Frontage:	
Zoning:	**05 - R-5 Residential District**			View:	**Mountain**

Public Remarks: New SFH Listing for under $900K! Nestled amongst the majestic Koolau Mountains sits this charming and well loved 3 bed/ 1 bath home on over a 5000 sqft. lot with covered carport and driveway that can fit 4+ vehicles. Recently painted interior and exterior with newer roof makes this home move-in ready or bring in your designer touches to update and make it your own. Escape the hustle of city life and find your piece of paradise just minutes from Kaneohe Town, Windward Mall and H-3, Likelike Freeway access. Don't Miss It and call your favorite Realtor for a private showing. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
47-427A Ahuimanu Road	$850,000	3 & 1/0	720 | $1,181	5,312 | $160	6

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-427A Ahuimanu Road	$139 | $315 | $0	$487,500	$130,400	$617,900	138%	1972 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
47-427A Ahuimanu Road	$851,000	12-16-2022	100%	100%	Conventional

47-427A Ahuimanu Road - MLS#: 202222514 - New SFH Listing for under $900K! Nestled amongst the majestic Koolau Mountains sits this charming and well loved 3 bed/ 1 bath home on over a 5000 sqft. lot with covered carport and driveway that can fit 4+ vehicles. Recently painted interior and exterior with newer roof makes this home move-in ready or bring in your designer touches to update and make it your own. Escape the hustle of city life and find your piece of paradise just minutes from Kaneohe Town, Windward Mall and H-3, Likelike Freeway access. Don't Miss It and call your favorite Realtor for a private showing. **Region:** Kaneohe **Neighborhood:** Valley Estates **Condition:** Excellent **Parking:** 3 Car+, Carport, Driveway **Total Parking:** 4 **View:** Mountain **Frontage: Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market