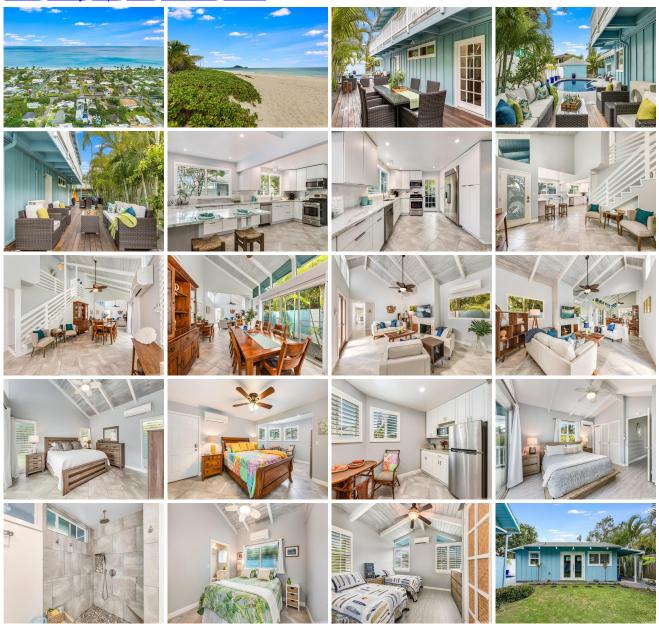
427 N Kalaheo Avenue, Kailua 96734 * \$2,830,000 * Originally \$2,885,000

MLS#: 202401653, FS Beds: 6 Year Built: 1970 Bath: **5/0** Status: Pending Remodeled: 2024 Living Sq. Ft.: 2,656 List Date & DOM: 01-29-2024 & 82 Total Parking: 6 Land Sq. Ft.: 10,000 Condition: Excellent **Assessed Value** Lanai Sg. Ft.: 896 Frontage: Building: \$922,800 Sq. Ft. Other: 0 Tax/Year: \$1,875/2024 Land: \$1,700,000 Total Sq. Ft. **3,552** Neighborhood: Kalama Tract Total: \$2,622,800 Flood Zone: Zone X - Tool Stories / CPR: Two / No Maint./Assoc. \$0 / \$0

Parking: **Boat, Driveway, Garage, Street** Frontage:

Zoning: 03 - R10 - Residential District View: **Garden, Mountain**

Public Remarks: You're not just acquiring a home; you're embracing a lifestyle where luxury, comfort, and tranquility is in perfect harmony. Whether you're seeking a quiet retreat or a space to entertain, this residence offers the best of both worlds, making it an idyllic escape for those who call their home a sanctuary. The layout of this property also caters to versatility, with options for multi-family living offering separate entrances and privacy creating distinct living spaces. This home has been extensively renovated. Some of the highlights include: a heated salt water pool, 42 owned photovoltaic panels, solar water, a brand new kitchen design and brand new appliances, new flooring, painted, remodeled and permitted ADU cottage, new electrical, new Ipe decking, stone tile flooring throughout, renovated bathrooms and more. Please see the attached supplemental documents for the property features and upgrades, the floor plan, and the walk through video. Located across the street from Kailua's white sand beach! **Sale Conditions:** None **Schools:** Kahaluu, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info









Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
427 N Kalaheo Avenue	<u>\$2,830,000</u>	6 & 5/0	2,656 \$1,066	10,000 \$283	82

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
427 N Kalaheo Avenue	\$1,875 \$0 \$0	\$1,700,000	\$922,800	\$2,622,800	108%	1970 & 2024

427 N Kalaheo Avenue - MLS#: 202401653 - Original price was \$2,885,000 - You're not just acquiring a home; you're embracing a lifestyle where luxury, comfort, and tranquility is in perfect harmony. Whether you're seeking a quiet retreat or a space to entertain, this residence offers the best of both worlds, making it an idyllic escape for those who call their home a sanctuary. The layout of this property also caters to versatility, with options for multi-family living offering separate entrances and privacy creating distinct living spaces. This home has been extensively renovated. Some of the highlights include: a heated salt water pool, 42 owned photovoltaic panels, solar water, a brand new kitchen design and brand new appliances, new flooring, painted, remodeled and permitted ADU cottage, new electrical, new lpe decking, stone tile flooring throughout, renovated bathrooms and more. Please see the attached supplemental documents for the property features and upgrades, the floor plan, and the walk through video. Located across the street from Kailua's white sand beach! Region: Kailua Neighborhood: Kalama Tract Condition: Excellent Parking: Boat, Driveway, Garage, Street Total Parking: 6 View: Garden, Mountain Frontage: Pool: Heated, In Ground, Tile, Pool on Property Zoning: 03 - R10 - Residential District Sale Conditions: None Schools: Kahaluu, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market