

45-252 William Henry Road Unit F, Kaneohe 96744 \* \$1,745,000 \* Originally \$1,798,000

Beds: 6	MLS#: 202403004, FS	Year Built: 2024
Bath: 4/0	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 3,400	List Date & DOM: 02-09-2024 & 66	Total Parking: 6
Land Sq. Ft.: 7,722	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 262	Frontage:	Building: \$0
Sq. Ft. Other: 188	Tax/Year: \$187/2024	Land: \$616,700
Total Sq. Ft. 3,850	Neighborhood: Kaneohe Town	Total: \$616,700
Maint./Assoc. \$36 / \$0	Flood Zone: Zone X - Tool	Stories / CPR: Two / Yes
Parking: 3 Car+, Driveway, Garage	Frontage:	
Zoning: 04 - R-7.5 Residential District	View: Mountain	

**Public Remarks:** We are looking for a back up offer! BRAND NEW 2-story home with wet bar in William Henry Estates, majestic views of the Ko'olau Mountains. High quality construction with lovely finishes throughout. This expansive floor plan offers many possibilities and is ideal for multi-generational living or for investors. 3 bedrooms/ 2 baths on the 1st level and 3 bedrooms/ 2 baths on 2nd level, possibility to do 2 separate living area with separate entrances, live in one and rent the other. Other features include split AC, white shaker cabinets, quartz countertops, stainless steel appliances, pantry, tile & vinyl plank flooring, ceiling fans, & automatic water sprinklers. Additional features include owner's suite, in-law suite, covered lanai, solar water heater and enclosed garage with 220 outlet for your electric vehicle. Minutes to shopping, restaurants, schools, parks, golf course and easy access to H-3, Pali & Likelike Hwy. **Sale Conditions:** None **Schools:** [Parker](#), [King](#), [Castle](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
45-252 William Henry Road F	\$1,745,000	6 & 4/0	3,400   \$513	7,722   \$226	66

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-252 William Henry Road F	\$187   \$36   \$0	\$616,700	\$0	\$616,700	283%	2024 & NA

45-252 William Henry Road F - MLS#: 202403004 - Original price was \$1,798,000 - We are looking for a back up offer! BRAND NEW 2-story home with wet bar in William Henry Estates, majestic views of the Ko'olau Mountains. High quality construction with lovely finishes throughout. This expansive floor plan offers many possibilities and is ideal for multi-generational living or for investors. 3 bedrooms/ 2 baths on the 1st level and 3 bedrooms/ 2 baths on 2nd level, possibility to do 2 separate living area with separate entrances, live in one and rent the other. Other features include split AC, white shaker cabinets, quartz countertops, stainless steel appliances, pantry, tile & vinyl plank flooring, ceiling fans, & automatic water sprinklers. Additional features include owner's suite, in-law suite, covered lanai, solar water heater and enclosed garage with 220 outlet for your electric vehicle. Minutes to shopping, restaurants, schools, parks, golf course and easy access to H-3, Pali & Likelike Hwy. <b>Region:</b> Kaneohe <b>Neighborhood:</b> Kaneohe Town <b>Condition:</b> Excellent <b>Parking:</b> 3 Car+, Driveway, Garage <b>Total Parking:</b> 6 <b>View:</b> Mountain <b>Frontage:</b> Pool: None <b>Zoning:</b> 04 - R-7.5 Residential District <b>Sale Conditions:</b> None <b>Schools:</b> <a href="#">Parker</a> , <a href="#">King</a> , <a href="#">Castle</a> * <a href="#">Request Showing</a> , <a href="#">Photos</a> , <a href="#">History</a> , <a href="#">Maps</a> , <a href="#">Deed</a> , <a href="#">Watch List</a> , <a href="#">Tax Info</a>
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DOM = Days on Market