

313 Kuliouou Road, Honolulu 96821 * \$2,100,000

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|---|---|--------------------------------|
| Beds: 4 | MLS#: 202407792, FS | Year Built: 1959 |
| Bath: 4/0 | Status: Active Under Contract | Remodeled: |
| Living Sq. Ft.: 3,140 | List Date & DOM: 04-07-2024 & 12 | Total Parking: 2 |
| Land Sq. Ft.: 11,250 | Condition: Excellent | Assessed Value |
| Lanai Sq. Ft.: 0 | Frontage: Other | Building: \$474,100 |
| Sq. Ft. Other: 0 | Tax/Year: \$995/2023 | Land: \$1,221,900 |
| Total Sq. Ft. 3,140 | Neighborhood: Kuliouou | Total: \$1,696,000 |
| Maint./Assoc. \$0 / \$0 | Flood Zone : Zone D - Tool | Stories / CPR: One / No |
| Parking: 3 Car+, Driveway, Garage | Frontage: Other | |
| Zoning : 03 - R10 - Residential District | View: Mountain | |

Public Remarks: Welcome home to your dreams at 313 Kuliouou Road! This four bedroom, four bathroom home is a gem perfect for multi-generational living or rental potential! Separated into three dwellings you have so much opportunity and flexibility! The studio is located at the front of the home with its own bathroom and private entrance ideal for guests! The main home is a spacious two bedroom and two full bathroom home with an open concept living, vaulted ceilings, and large sliding doors and windows that allow ample natural light to fill the space! Be ready to cook in the impressive kitchen with newer appliances and plenty of storage and counter space! Relax in the sweeping yard equipped with a fireplace, outdoor shower, and above ground hot tub! The guest home located in the far back is a large one bedroom home with its own separate electric meter and a bonus room that could be used as a second bedroom! This home has it all and more, all this perfectly wonderfully located in the coveted Kuli'ou'ou neighborhood on the East coast of Oahu where you can enjoy your Hawaii lifestyle close to shopping centers, beaches, parks, and so much more! **Sale Conditions:** None **Schools:** [Aina Haina, Niu Valley, Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | DOM |
|-----------------------------------|-----------------------------|----------|---------------|----------------|-----|
| 313 Kuliouou Road | \$2,100,000 | 4 & 4/0 | 3,140 \$669 | 11,250 \$187 | 12 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-----------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| 313 Kuliouou Road | \$995 \$0 \$0 | \$1,221,900 | \$474,100 | \$1,696,000 | 124% | 1959 & NA |

[313 Kuliouou Road](#) - MLS#: [202407792](#) - Welcome home to your dreams at 313 Kuliouou Road! This four bedroom, four bathroom home is a gem perfect for multi-generational living or rental potential! Separated into three dwellings you have so much opportunity and flexibility! The studio is located at the front of the home with its own bathroom and private entrance ideal for guests! The main home is a spacious two bedroom and two full bathroom home with an open concept living, vaulted ceilings, and large sliding doors and windows that allow ample natural light to fill the space! Be ready to cook in the impressive kitchen with newer appliances and plenty of storage and counter space! Relax in the sweeping yard equipped with a fireplace, outdoor shower, and above ground hot tub! The guest home located in the far back is a large one bedroom home with its own separate electric meter and a bonus room that could be used as a second bedroom! This home has it all and more, all this perfectly wonderfully located in the coveted Kuli'ou'ou neighborhood on the East coast of Oahu where you can enjoy your Hawaii lifestyle close to shopping centers, beaches, parks, and so much more! **Region:** Diamond Head **Neighborhood:** Kuliouou **Condition:** Excellent **Parking:** 3 Car+, Driveway, Garage **Total Parking:** 2 **View:** Mountain **Frontage:** Other **Pool:** Spa/HotTub **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** [Aina Haina, Niu Valley, Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market