

45-002 Waikalua Road, Kaneohe 96744 * \$1,200,000

Beds: 4	MLS#: 202408411, FS	Year Built: 1935
Bath: 3/0	Status: Active	Remodeled:
Living Sq. Ft.: 2,530	List Date & DOM: 04-25-2024 & 23	Total Parking: 4
Land Sq. Ft.: 9,770	Condition: Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Ocean	Building: \$105,300
Sq. Ft. Other: 0	Tax/Year: \$169/2024	Land: \$1,008,100
Total Sq. Ft. 2,530	Neighborhood: Waikalua	Total: \$1,113,400
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: 2 Car, Carport, Driveway	Frontage: Ocean	
Zoning : 05 - R-5 Residential District	View: Ocean	

Public Remarks: Rare opportunity to develop a property with unobstructed views of Kaneohe Bay. 3 bdrm/ 2 bath main house with detached studio cottage. This property will be sold together with the neighboring parcel TMK: 1-4-5-007-012-0000, 45-014B Waikalua Road . Total List Price \$1,700,000. Don't miss the plat map in the supplements section. Total lot square footage of both TMK's is 13,977 sq ft. **Sale Conditions:** None **Schools:** , , [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
45-002 Waikalua Road	\$1,200,000	4 & 3/0	2,530 \$474	9,770 \$123	23

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-002 Waikalua Road	\$169 \$0 \$0	\$1,008,100	\$105,300	\$1,113,400	108%	1935 & NA

45-002 Waikalua Road - MLS#: [202408411](#) - Rare opportunity to develop a property with unobstructed views of Kaneohe Bay. 3 bdrm/ 2 bath main house with detached studio cottage. This property will be sold together with the neighboring parcel TMK: 1-4-5-007-012-0000, 45-014B Waikalua Road . Total List Price \$1,700,000. Don't miss the plat map in the supplements section. Total lot square footage of both TMK's is 13,977 sq ft. **Region:** Kaneohe **Neighborhood:** Waikalua **Condition:** Average **Parking:** 2 Car, Carport, Driveway **Total Parking:** 4 **View:** Ocean **Frontage:** Ocean **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