

## **46-031 Kumoo Place, Kaneohe 96744 \* \$1,600,000**

|                                                                 |                                                   |                                |
|-----------------------------------------------------------------|---------------------------------------------------|--------------------------------|
| Beds: <b>4</b>                                                  | MLS#: <b>202408445, FS</b>                        | Year Built: <b>1968</b>        |
| Bath: <b>2/0</b>                                                | Status: <b>Active</b>                             | Remodeled:                     |
| Living Sq. Ft.: <b>2,172</b>                                    | List Date & DOM: <b>04-17-2024 &amp; 34</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>9,210</b>                                      | Condition: <b>Excellent</b>                       | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>                                         | Frontage:                                         | Building: <b>\$190,000</b>     |
| Sq. Ft. Other: <b>0</b>                                         | Tax/Year: <b>\$320/2024</b>                       | Land: <b>\$951,200</b>         |
| Total Sq. Ft. <b>2,172</b>                                      | Neighborhood: <b>Haiku Village</b>                | Total: <b>\$1,141,200</b>      |
| Maint./Assoc. <b>\$0 / \$0</b>                                  | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>One / No</b> |
| Parking: <b>2 Car</b>                                           | Frontage:                                         |                                |
| <a href="#">Zoning</a> : <b>04 - R-7.5 Residential District</b> | View: <b>Mountain</b>                             |                                |

**Public Remarks:** Meticulously maintained 4 bedroom home with a great home you could live in all year long! Great room opens to kitchen, dining room, formal living room and a patio with stunning views of the Koolaus. Breezes flow through the home, keeping all cool and comfortable. Landscaped yard on a cul-de-sac for added peace and quiet. **Sale Conditions:** None  
**Schools:** [Heeia](#), [King](#), [Castle](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address                            | Price                       | Bd & Bth | Living / Avg. | Land   Avg.   | DOM |
|------------------------------------|-----------------------------|----------|---------------|---------------|-----|
| <a href="#">46-031 Kumoo Place</a> | <a href="#">\$1,600,000</a> | 4 & 2/0  | 2,172   \$737 | 9,210   \$174 | 34  |

| Address                            | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">46-031 Kumoo Place</a> | \$320   \$0   \$0   | \$951,200     | \$190,000         | \$1,141,200    | 140%  | 1968 & NA        |

[46-031 Kumoo Place](#) - MLS#: [202408445](#) - Meticulously maintained 4 bedroom home with a great home you could live in all year long! Great room opens to kitchen, dining room, formal living room and a patio with stunning views of the Koolaus. Breezes flow through the home, keeping all cool and comfortable. Landscaped yard on a cul-de-sac for added peace and quiet. **Region:** Kaneohe **Neighborhood:** Haiku Village **Condition:** Excellent **Parking:** 2 Car **Total Parking:** 2 **View:** Mountain **Frontage:** **Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** [Heeia](#), [King](#), [Castle](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market