

Residential Full

1-4-7-052-011-0000 47-335 Hui Koloa Pl, Kaneohe 96744

MLS#: **202110520**
 Status: **Sold**
 Lnd Tenure: **FS - Fee Simple**
 Listing Service: **Full Service**

Region: **Kaneohe** Bldg Nm:
 Nghbrhd: **CLUB VIEW ESTATE** Fee Options:

LP: **\$850,000**
 OLP: **\$850,000**
 SP: **\$955,000**



General Information

Prop Type: **Single Family**
 Style: **Detach Single Family**
 Prop Cond: **Above Average, Excellent**

Sqft Information

Grg/Car Sqft: **380**
 Sqft Liv: **1,040**
 Lanai Sqft:
 Sqft Oth: **260**
 Total Sqft: **1,300**
 Land Sqft: **6,140**
 Lot Acres: **.141**

Bldg Information

Beds: **3**
 Baths: **2/0**
 New Dev: **No**
 Ttl Park: **2**
 Stories:
 Yr Rmdld: **2021**
 Year Built: **1969**

DOM: **5**
 CDOM: **5**
 Furnished: **None**
 Fract Own: **No**

School Information

Elem: **Ahuimanu**
 Middle: **King**
 High: **Castle**

Additional Information

View: **None**
 Zoning: **05 - R-5 Residential District**
 Flood Zone: **Zone X**
 Location: **Cul-De-Sac**
 Lot Desc: **Other**
 Set Backs: **C&C, Of Record**
 Easements: **None**
 Land Recorded: **Land Court**

Listing/Agent/Office Information

Listing Date: 05/07/21	Cont Acc Date: 05/12/21	Tmp Wth Date:	Exp Date: 11/07/21
Possession: 45 Days or Less, At Closing		Occupant Type: Vacant	Off Mrkt Date: 06/30/21
List Type: Exclusive Rights		Listing Svc: Full Service	Lock Box: OTHER
Agent: Daniel J Pacheco Jr. (R)		Agent Mbr #: 03112	Agent Ph: (808) 226-6510
Ag Email: danny_pacheco@hotmail.com		Corp Office Lic #: RB-17314	Office Ph: (808) 941-7773
License #: RB-12467		Office Mbr #: ISLR	Off Fax Ph: (808) 239-5391
Office: Island Heritage Realty, Inc.		Method:	Comp: 2.5
Comp Sub To:		GE Tax Paid-Seller: Yes	Oth Fees Mthy:
Dual Var Rate: No		Assoc Fee: \$35	
Maintenance Fee:		Remarks	

Pub Rmks: **Freshly painted inside and out, almost totally remodeled!! All brand new appliances, new flooring, carpets, windows and doors. Don't miss out on this level 3 bed 2 bath home in Clubview Estates. Home is in excellent move-in ready condition. This home is on the famous Xmas Lane in Kahaluu. Home is vacant and easy to show. 260 sq. ft. covered patio could easily be converted to more living area or 4th bedroom. Offers must be in by Tuesday, May 11th.**

Agent Rmks: **Please use Showing Time for appointments. Vacant and easy to show. Showings can start Saturday 5/8 after 12 noon. Must use Jill Kauka at First American Title Kapiolani Branch. For further info, call Danny at 226-6510. CC&R's in supplements section**

Show Inst: **Appointment Only**
 Mgmt Co: **Ahuimanu Homeowner** Mgmt Co #: **808-239-5585**
 Community Assn: Assoc Phone:
 Public Report #:

Features

Story Type: One	Road Frontage: County Rd, Unpaved Rd
Parking: 3 Car+, Carport, Driveway, Street	Flooring: Vinyl, W/W Carpet
Roofing: Composition	Construction: Double Wall, Slab, Wood Frame
Topography: Level	
Pool Feat: None	
Amenities: Bedroom on 1st Floor, Full Bath on 1st Floor, Patio/Deck, Storage, Wall/Fence	
Utilities: Cable, Internet, Public Water, Sewer Fee, Telephone, Underground Electricity, Water	
Inclusions: Cable TV, Ceiling Fan, Dryer, Range/Oven, Refrigerator, Smoke Detector, Washer	
Disclosures: Property Disclosure Stmt	

Tax & Financial Information

TMK: 1-4-7-052-011-0000	Terms Acceptable: Cash, Conventional, FHA, VA
Taxes/Mnthly: \$180	Rent Inc Mthy:
Tax Year: 2021	Spcl Sales Cond: None
Home Exempt: 140000	
Tax Assess Imp: \$155,200	
Tax Assess Lnd: \$623,900	
Tax Assess Tot: \$779,100	

Sold Information

Sold Date: 06/30/21	Cont Acc Date: 05/12/21	Sold Price: \$955,000	DOM: 5
Buy Agent: Jason Y Nishikawa (R)		Agent Ph: (808) 722-1710	CDOM: 5
Buy Off: Marcus & Associates, Inc.			
Co Buy Agent:		Agent Ph:	
Co Buy Off:		Office Ph:	
Concessions:		Buyer Financing: Conventional	
Sell Ag Remarks: Nice working with you Jason !!!!			

Click on the arrow to view Additional Photos



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