

Residential Full with Photos

1-4-5-068-057-0005 45-842 Anoi Rd #E, Kaneohe 96744

MLS#: **202023123** Region: **Kaneohe** Bldg Nm: **N/A**
 Status: **Sold** Nghbrhd: **HALEKAUWILA**
 Lnd Tenure: **FS - Fee Simple** Fee Options:
 Listing Service: **Full Service**

LP: **\$852,000**
 OLP: **\$789,000**
 SP: **\$890,000**



General Information

Prop Type: **Single Family**
 Style: **CPR, Detach Single Family**
 Prop Cond: **Excellent**

Sqft Information

Grg/Car Sqft: **338**
 Sqft Liv: **1,121**
 Lanai Sqft: **69**
 Sqft Oth: **1,190**
 Total Sqft: **4,813**
 Land Sqft: **4,813**
 Lot Acres: **.110**

Bldg Information

Beds: **3**
 Baths: **2/0**
 New Dev: **Yes**
 Ttl Park: **2**
 Stories: **2**
 Yr Rmdld: **2022**
 Year Built: **2022**

DOM: **7**
 CDOM: **7**
 Furnished: **None**
 Fract Own: **No**

School Information

Elem: **Kapunahala**
 Middle: **King**
 High: **Castle**

Additional Information

View: **Mountain**
 Zoning: **05 - R-5 Residential District**
 Flood Zone: **Zone X**
 Location: **Corner**
 Lot Desc: **Clear**
 Set Backs: **C&C, Of Record**
 Easements: **Driveway**
 Land Recorded: **Land Court**

Recent: **08/09/2022 : Sold : EN->S**

Listing/Agent/Office Information

Listing Date: 09/03/20	Cont Acc Date: 03/11/22	Tmp Wth Date:	Exp Date: 09/01/22
Possession: At Closing			Off Mrkt Date: 08/09/22
List Type: Exclusive Rights		Occupant Type: Vacant	Lock Box: NONE
Agent: Daniel J Pacheco Jr.(R)		Listing Svc: Full Service	Agent Ph: (808) 226-6510
Ag Email: danny.pacheco@hotmail.com		Agent Mbr #: 03112	Office Ph: (808) 941-7773
License #: RB-12467		Corp Office Lic #: RB-17314	Off Fax Ph:
Office: Island Heritage Realty, Inc.		Office Mbr #: ISLR	Comp: 2.5
Comp Sub To:		Method:	Oth Fees Mthly:
Dual Var Rate: No		GE Tax Paid-Seller: Yes	
Maintenance Fee:		Assoc Fee:	

Remarks

Pub Rmks: **As of 3/9 at 12 noon no more showings. This home is finished and ready for the new owners. Due to construction delays etc.. from covid buyer lost its lock on mortgage and decided to pull out of contract. One of 4 BRAND NEW single level homes. Project named Anoi Residences. This is a residential CPR with no maintenance fees, just shared common driveway. Offers need to be in by Friday 3/11 at 12 noon.**

Agent Rmks: **Must use David Palk of Fidelity National Title - they are the developer's escrow company. Vacant call and go on lock box. Use showing time for appointment. Need to use project contract in supplement section. Call Danny at 226-6510 for any further questions. As of 3/9 at 12 noon no more showings**

Mgmt Co: **N/A** Mgmt Co #:

Community Assn: **N/A** Assoc Phone:

Public Report #:

Features

Story Type: One	Road Frontage: County Rd, Graded, Private Rd
Parking: 2 Car, Carport, Driveway, Street	Flooring: Vinyl
Roofing: Asphalt Shingle	Construction: Above Ground, Double Wall, Wood Frame
Topography: Gentle Slope, Level	
Pool Feat: None	
Amenities: None	
Utilities: Cable, Connected, Internet, Overhead Electricity, Public Water, Telephone, Water	
Inclusions: Ceiling Fan, Disposal, Range/Oven, Refrigerator, Smoke Detector, Solar Heater	
Disclosures: None, Call Listor	

Tax & Financial Information

TMK: 1-4-5-068-057-0005	Terms Acceptable: Cash, Conventional
Taxes/Mnthly: \$200	Rent Inc Mthly:
Tax Year: 2021	Spcl Sales Cond: None
Home Exempt: 0	

Sold Information

Sold Date: 08/09/22	Cont Acc Date: 03/11/22	Sold Price: \$890,000	DOM: 7
Buy Agent: Cathy Bridges(R)		Agent Ph: (808) 840-3060	CDOM: 7
Buy Off: Corcoran Pacific Properties			
Co Buy Agent:		Agent Ph:	
Co Buy Off:		Office Ph:	
Concessions:		Buyer Financing: VA	
Sell Ag Remarks:			



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