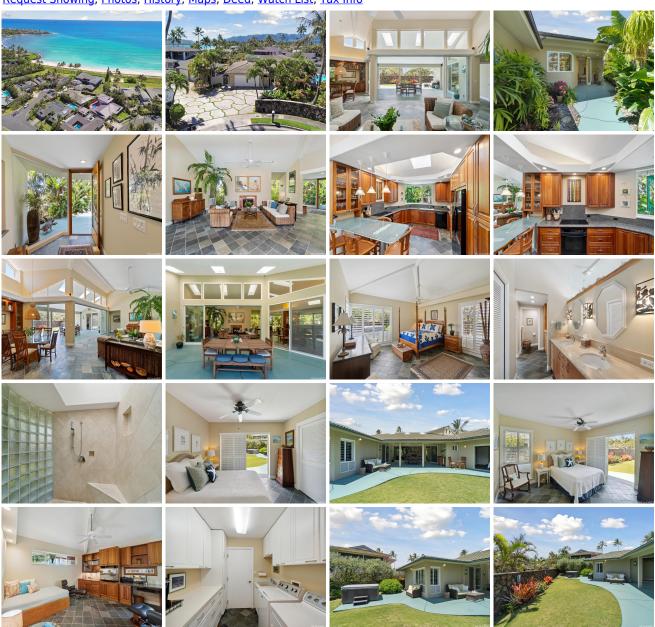
144 Kaimoani Way, Kailua 96734 * \$3,950,000

MLS#: 202410757, FS Beds: 2 Year Built: 2000 Bath: 2/0 Status: Active Remodeled: Living Sq. Ft.: 2,046 List Date & DOM: 05-08-2024 & 53 Total Parking: 4 Land Sq. Ft.: 7,797 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 387 Building: **\$393,100** Frontage: Other Sq. Ft. Other: 0 Tax/Year: \$684/2023 Land: \$2,197,900 Total Sq. Ft. 2,433 Neighborhood: Beachside Total: \$2,591,000 Maint./Assoc. \$0 / \$0 Flood Zone: Zone X - Tool Stories / CPR: One / Yes

Parking: **3 Car+, Garage Zoning: 03 - R10 - Residential District**Frontage: **Other**View: **Ocean**

Public Remarks: This custom beachside home, built in 2000 by it's current owners, is located on a tranquil cul-de-sac with private access to Kailua Beach. The open layout and ocean-view lanai create an ideal space for modern living and entertaining. Nicely laid out as a 2 bedroom the large office will also work well as a 3rd bedroom. Constructed with durable poured concrete walls and refined finishes offer a low-maintenance beach lifestyle. Located in the desirable Kailuana neighborhood and providing easy access to Kailua town and surf spots, makes this a perfect choice for those seeking a relaxed yet convenient beach lifestyle. With a surf-friendly location and proximity to H-3 for island exploration, this home offers an unparalleled opportunity for knowledgeable buyers. **Sale Conditions:** None **Schools:** Kainalu, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info







| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | DOM |
|------------------|-------------|----------|-----------------|---------------|-----|
| 144 Kaimoani Way | \$3,950,000 | 2 & 2/0 | 2,046 \$1,931 | 7,797 \$507 | 53 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|------------------|---------------------|------------------|----------------------|-------------------|-------|---------------------|
| 144 Kaimoani Way | \$684 \$0 \$0 | \$2,197,900 | \$393,100 | \$2,591,000 | 152% | 2000 & NA |

144 Kaimoani Way - MLS#: 202410757 - This custom beachside home, built in 2000 by it's current owners, is located on a tranquil cul-de-sac with private access to Kailua Beach. The open layout and ocean-view lanai create an ideal space for modern living and entertaining. Nicely laid out as a 2 bedroom the large office will also work well as a 3rd bedroom. Constructed with durable poured concrete walls and refined finishes offer a low-maintenance beach lifestyle. Located in the desirable Kailuana neighborhood and providing easy access to Kailua town and surf spots, makes this a perfect choice for those seeking a relaxed yet convenient beach lifestyle. With a surf-friendly location and proximity to H-3 for island exploration, this home offers an unparalleled opportunity for knowledgeable buyers. **Region:** Kailua **Neighborhood:** Beachside **Condition:** Excellent **Parking:** 3 Car+, Garage **Total Parking:** 4 **View:** Ocean **Frontage:** Other **Pool:** Spa/HotTub **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** Kainalu, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market