

**94-1103 Halelaukoa Drive, Waipahu 96797 \* \$1,550,000**

Beds: 4

MLS#: **202411362, FS**

Year Built: **2020**

Bath: **3/1**

Status: **Active Under Contract**

Remodeled:

Living Sq. Ft.: **2,351**

List Date & DOM: **05-21-2024 & 16**

Total Parking: **2**

Land Sq. Ft.: **4,400**

Condition: **Excellent**

[Assessed Value](#)

Lanai Sq. Ft.: **288**

Frontage:

Building: **\$537,700**

Sq. Ft. Other: **96**

Tax/Year: **\$315/2024**

Land: **\$645,100**

Total Sq. Ft. **2,735**

Neighborhood: **Koa Ridge**

Total: **\$1,182,800**

Maint./Assoc. **\$50 / \$72**

[Flood Zone](#): **Zone D - Tool**

Stories / CPR: **Two / Yes**

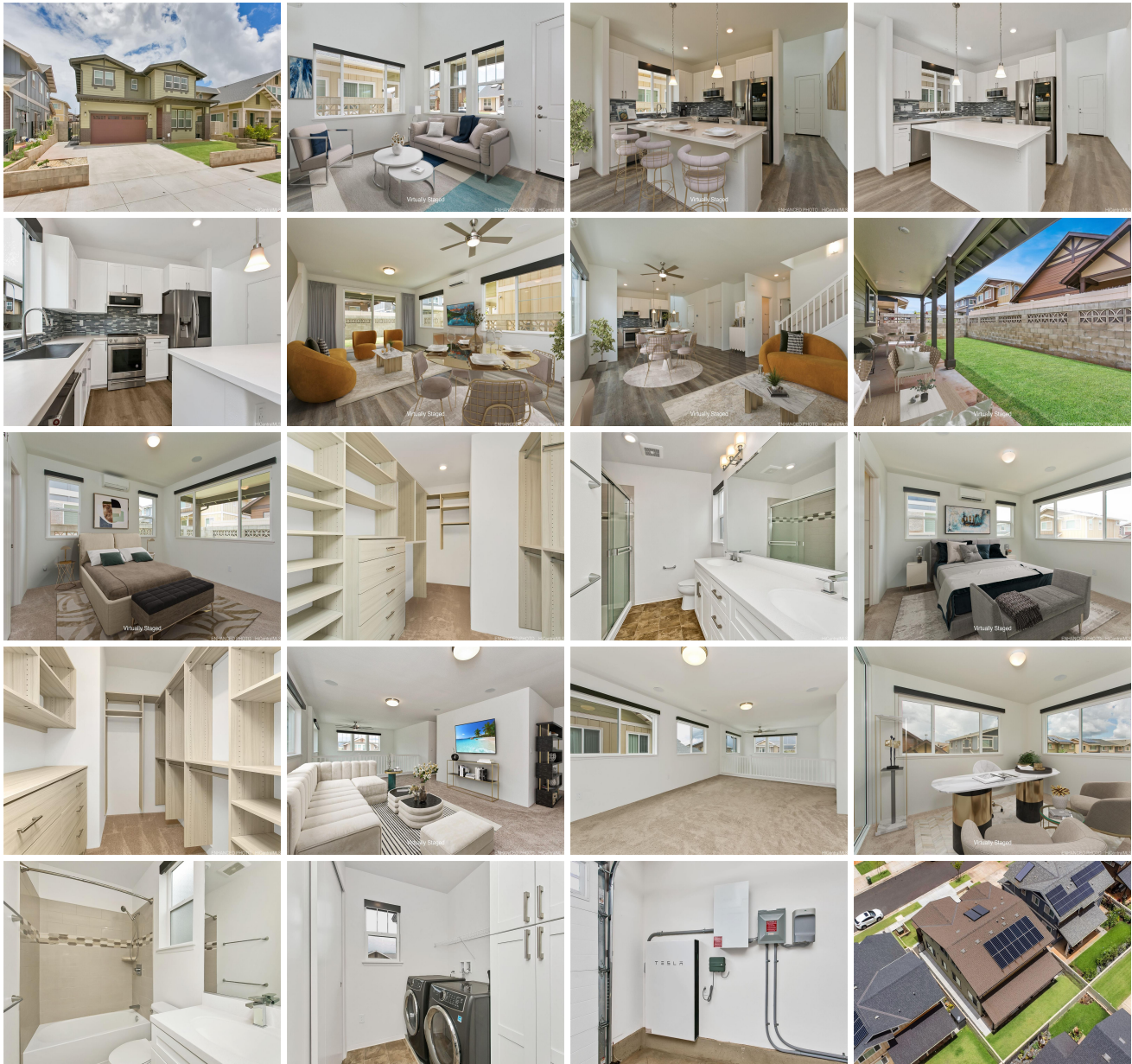
Parking: **2 Car, Driveway, Garage, Street**

Frontage:

[Zoning](#): **12 - A-2 Medium Density Apartme**

View: **Other**

**Public Remarks:** Rare opportunity to purchase a highly coveted Nanea Craftsman Plan F in the "Surban" master planned community of Koa Ridge. The largest of all Nanea floorplans, this home offers generous spaces with 4 bedrooms, 3.5 bathrooms & a finished 2 car garage. Vaulted ceilings immediately greet you as you enter the living room which flows into the well appointed kitchen with freestanding island adjacent to a great room that leads to sliders that open up to a covered lanai perfect for entertaining. One of two primary suites, extra storage & a powder room round up the first level. The second of 2 primary suites, 2 additional bedrooms, the 3rd full bathroom, family room & convenient indoor laundry make up the 2nd level. Better than new, this home boasts over \$200k in upgrades including 14 owned PV panels w/Tesla Powerwalls, an extended covered back lanai, CMU walls & concrete sidewalks, landscape & irrigation, custom walk-in closet systems & much more. This plan was the first to sell out in the current release & only (2) of these models will be available in the next release in late 2024. Nanea III/IV release dates won't be until Summer 2025/2026, so this is a chance you don't want to miss! **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
<a href="#">94-1103 Halelaukoa Drive</a>	\$1,550,000	4 & 3/1	2,351   \$659	4,400   \$352	16

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">94-1103 Halelaukoa Drive</a>	\$315   \$50   \$72	\$645,100	\$537,700	\$1,182,800	131%	2020 & NA

[94-1103 Halelaukoa Drive](#) - MLS#: [202411362](#) - Rare opportunity to purchase a highly coveted Nanea Craftsman Plan F in the "Surban" master planned community of Koa Ridge. The largest of all Nanea floorplans, this home offers generous spaces with 4 bedrooms, 3.5 bathrooms & a finished 2 car garage. Vaulted ceilings immediately greet you as you enter the living room which flows into the well appointed kitchen with freestanding island adjacent to a great room that leads to sliders that open up to a covered lanai perfect for entertaining. One of two primary suites, extra storage & a powder room round up the first level. The second of 2 primary suites, 2 additional bedrooms, the 3rd full bathroom, family room & convenient indoor laundry make up the 2nd level. Better than new, this home boasts over \$200k in upgrades including 14 owned PV panels w/Tesla Powerwalls, an extended covered back lanai, CMU walls & concrete sidewalks, landscape & irrigation, custom walk-in closet systems & much more. This plan was the first to sell out in the current release & only (2) of these models will be available in the next release in late 2024. Nanea III/IV release dates won't be until Summer 2025/2026, so this is a chance you don't want to miss! **Region:** Waipahu **Neighborhood:** Koa Ridge **Condition:** Excellent **Parking:** 2 Car, Driveway, Garage, Street **Total Parking:** 2 **View:** Other **Frontage:** **Pool:** None **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market