1235 Manulani Street, Kailua 96734 * \$1,375,000 * Originally \$1,450,000

MLS#: 202411622, FS Beds: 3 Year Built: 1958 Bath: 3/0 Status: Active Remodeled: 2024 Living Sq. Ft.: 1,289 List Date & DOM: **05-24-2024** & **54** Total Parking: 3 Land Sq. Ft.: 6,083 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Building: \$232,000 Sq. Ft. Other: 0 Tax/Year: \$563/2024 Land: \$964,700 Total Sq. Ft. 1,289 Total: **\$1,196,700** Neighborhood: Keolu Hills Maint./Assoc. \$0 / \$0 Flood Zone: Zone X - Tool Stories / CPR: One / No

Parking: 3 Car+, Boat, Carport, Driveway, Street

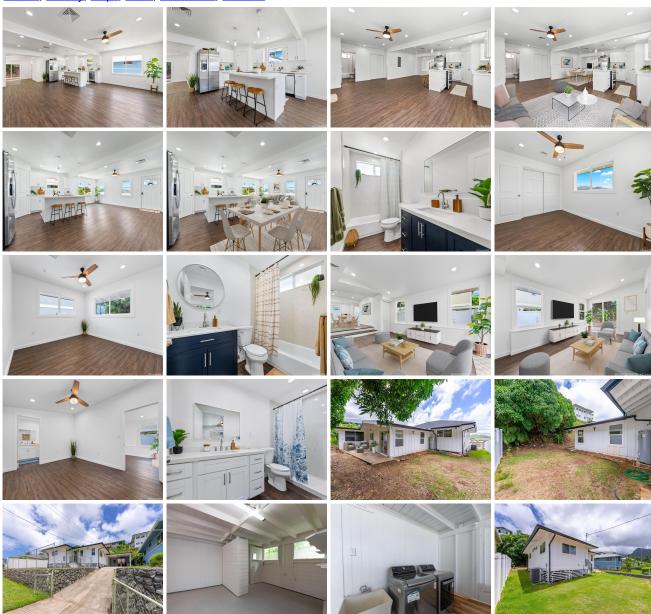
Zoning: 05 - R-5 Residential District

Frontage:

Public Remarks: Fully renovated home in highly sought after Keolu Hills in Kailua! This single level home features an open layout with 3 bedrooms 3 bathrooms and a flexible floorplan that can be customized to fit your desired lifestyle as there is one primary bedroom with a separate entrance. The property also offers a bonus enclosed spacious storage/workshop in carport. Overall, this home presents endless possibilities for its new owners. This meticulously tasteful home features new central AC, split AC, double wall with new windows and doors, new electrical, new plumbing, new asphalt shingle roof, new ceiling fans, new recessed lighting throughout, luxury vinyl flooring, and all new stainless steel appliances! Backyard has a fruitful mango tree and is ready for your green thumb and personal touches! Enjoy the easy access to Enchanted Lake shopping center with eateries, shopping and Kailua beach town and the world renowned Kailua Beach and Lanikai Beach! A few photos have been virtually staged(enhanced). Sale Conditions: None Schools: Keolu, Kailua, Kailua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

View: Mountain

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| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | DOM |
|----------------------|--------------------|----------|-----------------|---------------|-----|
| 1235 Manulani Street | \$1,375,000 | 3 & 3/0 | 1,289 \$1,067 | 6,083 \$226 | 54 |

| Address | Tax Maint. Ass. | | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|----------------------|---------------------|-----------|----------------------|-------------------|-------|---------------------|
| 1235 Manulani Street | \$563 \$0 \$0 | \$964,700 | \$232,000 | \$1,196,700 | 115% | 1958 & 2024 |

1235 Manulani Street - MLS#: 202411622 - Original price was \$1,450,000 - Fully renovated home in highly sought after Keolu Hills in Kailua! This single level home features an open layout with 3 bedrooms 3 bathrooms and a flexible floorplan that can be customized to fit your desired lifestyle as there is one primary bedroom with a separate entrance. The property also offers a bonus enclosed spacious storage/workshop in carport. Overall, this home presents endless possibilities for its new owners. This meticulously tasteful home features new central AC, split AC, double wall with new windows and doors, new electrical, new plumbing, new asphalt shingle roof, new ceiling fans, new recessed lighting throughout, luxury vinyl flooring, and all new stainless steel appliances! Backyard has a fruitful mango tree and is ready for your green thumb and personal touches! Enjoy the easy access to Enchanted Lake shopping center with eateries, shopping and Kailua beach town and the world renowned Kailua Beach and Lanikai Beach! A few photos have been virtually staged(enhanced). Region:
Kailua Neighborhood: Keolu Hills Condition: Excellent Parking: 3 Car+, Boat, Carport, Driveway, Street Total Parking: 3 View: Mountain Frontage: Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Keolu, Kailua, Kailua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info