

**2752-F Pali Highway, Honolulu 96817 \* \* \$1,395,000**

Beds: **4**  
Bath: **3/0**  
Living Sq. Ft.: **2,548**  
Land Sq. Ft.: **5,777**  
Lanai Sq. Ft.: **232**  
Sq. Ft. Other: **0**  
Total Sq. Ft. **2,780**  
Maint./Assoc. **\$0 / \$0**

MLS#: **202411879, FS**  
Status: **Active**  
List Date & DOM: **06-21-2024 & 9**  
Condition: **Above Average**  
Frontage:  
Tax/Year: **\$313/2024**  
Neighborhood: **Nuuanu Area**  
Flood Zone: **Zone X - Tool**

Year Built: **1997**  
Remodeled: **2019**  
Total Parking: **2**  
Assessed Value  
Building: **\$425,200**  
Land: **\$808,600**  
Total: **\$1,233,800**  
Stories / CPR: **Two / No**

Parking: **2 Car, Garage**

Zoning: **03 - R10 - Residential District**

Frontage:

View: **None**

**Public Remarks:** Welcome to your private oasis tucked away in the highly coveted Nuuanu Valley! This extraordinary residence, built 1997, features robust steel beam construction and high ceilings throughout. Perfectly situated down a long, private driveway, this home offers a harmonious mix of accessibility and privacy, with easy access to Pali Highway while enjoying the quiet, peaceful ambiance of the valley. As you enter, you'll notice the well-thought-out, customized layout that lets in tons of natural light and cool tradewinds. The versatile flex room on the lower level provides endless possibilities, whether a playroom, bedroom and bathroom on first floor, or home office. Upstairs, three generously sized bedrooms await your interior design dreams. Offset rising utility costs with 31 owned PV panels (NEM). Your guests and pets alike will adore the screened-in patio and enclosed yard space, ideal for gatherings or enjoying the warm tropical days. The 2-car garage features a bonus workshop area, perfect for your projects or additional storage. Ideally located just minutes from Oahu Country Club, Downtown, Kailua, H1, and all Oahu has to offer. Come quick, opportunities like this don't come often! **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





| Address                             | Price                       | Bd & Bth | Living / Avg. | Land   Avg.   | Lanai | Occ. | FL | DOM |
|-------------------------------------|-----------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">2752-F Pali Highway</a> | <a href="#">\$1,395,000</a> | 4 & 3/0  | 2,548   \$547 | 5,777   \$241 | 232   | 0%   | 0  | 9   |

| Address                             | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">2752-F Pali Highway</a> | \$313   \$0   \$0   | \$808,600     | \$425,200         | \$1,233,800    | 113%  | 1997 & 2019      |

[2752-F Pali Highway](#) - MLS#: [202411879](#) - Welcome to your private oasis tucked away in the highly coveted Nuuanu Valley! This extraordinary residence, built 1997, features robust steel beam construction and high ceilings throughout. Perfectly situated down a long, private driveway, this home offers a harmonious mix of accessibility and privacy, with easy access to Pali Highway while enjoying the quiet, peaceful ambiance of the valley. As you enter, you'll notice the well-thought-out, customized layout that lets in tons of natural light and cool tradewinds. The versatile flex room on the lower level provides endless possibilities, whether a playroom, bedroom and bathroom on first floor, or home office. Upstairs, three generously sized bedrooms await your interior design dreams. Offset rising utility costs with 31 owned PV panels (NEM). Your guests and pets alike will adore the screened-in patio and enclosed yard space, ideal for gatherings or enjoying the warm tropical days. The 2-car garage features a bonus workshop area, perfect for your projects or additional storage. Ideally located just minutes from Oahu Country Club, Downtown, Kailua, H1, and all Oahu has to offer. Come quick, opportunities like this don't come often! **Region:** Metro **Neighborhood:** Nuuanu Area **Condition:** Above Average **Parking:** 2 Car, Garage **Total Parking:** 2 **View:** None **Frontage:** Pool: None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number