<u>, Honolulu 96821</u> * * \$2,100,000

 Beds: 3
 MLS#: 202415201, FS
 Year Built: 1975

 Bath: 2/1
 Status: Active
 Remodeled:

 Living Sq. Ft.: 3,092
 List Date & DOM: 07-01-2024 & 2
 Total Parking: 2

 Land Sq. Ft.: 7,588
 Condition: Above Average
 Assessed Value

 Lanai Sq. Ft.: 432
 Frontage:
 Building: \$309,500

 Sq. Ft. Other: 0
 Tax/Year: \$448/2023
 Land: \$1,267,400

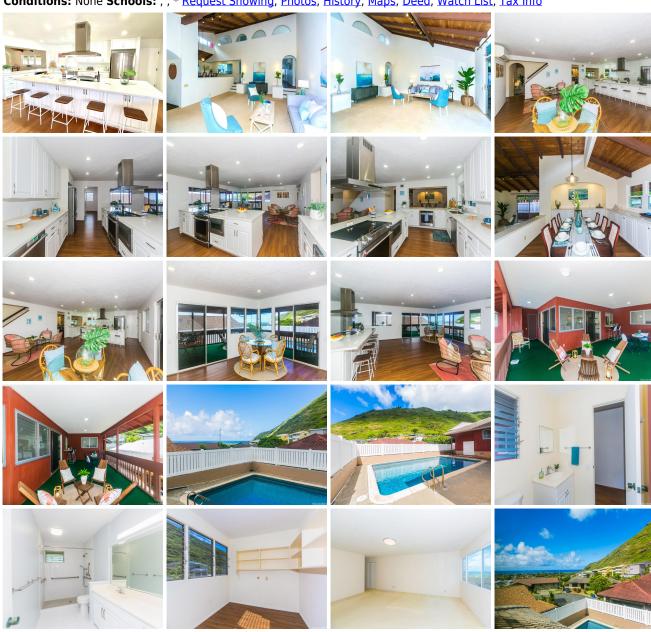
 Total Sq. Ft. 3,524
 Neighborhood: Niu Valley
 Total: \$1,576,900

 Maint./Assoc. \$0 / \$0
 Flood Zone: Zone D - Tool
 Stories / CPR: Two / No

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

Zoning: 04 - R-7.5 Residential District View: **Mountain, Ocean**

Public Remarks: Expansive and extra spacious 2-story custom home in Niu Valley! Enter into the great living room with volume ceilings; sit in your grand dining room with seating for a large group. The huge kitchen island seats 5 across and kitchen is equipped with stainless steel appliances and 2 ovens. The open concept floor plan flows from the kitchen to the family room, to the lanai and then to the pool. This home was designed with entertainment in mind. Enjoy ocean views from the large covered patio and master bedroom! There are 2 bedrooms, 1.5 baths on the first floor and 600+ sf master bedroom and bonus office/room on the second level. So many built-in cabinet storage throughout. Come see and enjoy. **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
	\$2,100,000	3 & 2/1	3,092 \$679	7,588 \$277	432	0%	0	2

Address	I I ax I Maint. I Ass.	Assessed Land		Assessed Total	Ratio	Year & Remodeled
	\$448 \$0 \$0	\$1,267,400	\$309,500	\$1,576,900	133%	1975 & NA

- MLS#: 202415201 - Expansive and extra spacious 2-story custom home in Niu Valley! Enter into the great living room with volume ceilings; sit in your grand dining room with seating for a large group. The huge kitchen island seats 5 across and kitchen is equipped with stainless steel appliances and 2 ovens. The open concept floor plan flows from the kitchen to the family room, to the lanai and then to the pool. This home was designed with entertainment in mind. Enjoy ocean views from the large covered patio and master bedroom! There are 2 bedrooms, 1.5 baths on the first floor and 600+ sf master bedroom and bonus office/room on the second level. So many built-in cabinet storage throughout. Come see and enjoy.

Region: Diamond Head Neighborhood: Niu Valley Condition: Above Average Parking: 2 Car, Driveway, Garage, Street Total Parking: 2 View: Mountain, Ocean Frontage: Pool: In Ground, Plaster Zoning: 04 - R-7.5 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