2401 Kula Kolea Drive, Honolulu 96819 * * \$818,000 * Originally \$888,000

Beds: 3 MLS#: 202318696, FS Year Built: 1956 Bath: 1/0 Status: Active Remodeled: Living Sq. Ft.: 930 List Date & DOM: 08-07-2023 & 345 Total Parking: 6 Condition: Tear Down Land Sq. Ft.: 6,489 **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Other Building: \$53,000 Sq. Ft. Other: 0 Tax/Year: \$211/2023 Land: \$670,500 Total Sq. Ft. 930 Neighborhood: Kalihi-upper Total: \$723,500 Maint./Assoc. \$0 / \$0 Flood Zone: Zone X - Tool Stories / CPR: One / No

Parking: 2 Car, Driveway Frontage: Other Zoning: 05 - R-5 Residential District View: None

Public Remarks: NO SHOWINGS AT THIS TIME. Nice big lot with yard and room to possibly add a second story, ADU or build a new home. Buyer to do due diligence. Yard has banana and palm trees. House and yard need work but with imagination and creativity could be restored to be beautiful. Small ocean view from yard. Bedroom count differs from public record. Carport has been enclosed as a living area and an additional bathroom has been added on the side of the house but both are unpermitted. House appears bigger than 930 sq. ft. and has great possibilities. Hardwood floors in living room could be lovely again with some elbow grease. Parking on driveway up to 6 cars. Although the property has a country feel it is conveniently located close to town via Likelike Highway. Being sold "as is". Bring your ideas and creativity and make it home. **Sale Conditions:** None **Schools:** Kalihi, Dole, Farrington * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land Av	g. Lanai	Occ.	FL	DOM
2401 Kula Kolea Drive	\$818,000	3 & 1/0	930 \$880	6,489 \$12	26 0	0%	0	345

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2401 Kula Kolea Drive	\$211 \$0 \$0	\$670,500	\$53,000	\$723,500	113%	1956 & NA

2401 Kula Kolea Drive - MLS#: 202318696 - Original price was \$888,000 - NO SHOWINGS AT THIS TIME. Nice big lot with yard and room to possibly add a second story, ADU or build a new home. Buyer to do due diligence. Yard has banana and palm trees. House and yard need work but with imagination and creativity could be restored to be beautiful. Small ocean view from yard. Bedroom count differs from public record. Carport has been enclosed as a living area and an additional bathroom has been added on the side of the house but both are unpermitted. House appears bigger than 930 sq. ft. and has great possibilities. Hardwood floors in living room could be lovely again with some elbow grease. Parking on driveway up to 6 cars. Although the property has a country feel it is conveniently located close to town via Likelike Highway. Being sold "as is". Bring your ideas and creativity and make it home. Region: Metro Neighborhood: Kalihi-upper Condition: Tear Down Parking: 2 Car, Driveway Total Parking: 6 View: None Frontage: Other Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Kalihi, Dole, Farrington * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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