

Ka Makana at Hoakalei 4 91-1395 Keoneula Boulevard Unit 1705, Ewa Beach 96706 * Ka

Makana at Hoakalei 4 * \$806,000 * Originally \$812,000

Beds: 3	MLS#: 202403001, FS	Year Built: 2010
Bath: 3/0	Status: Active	Remodeled:
Living Sq. Ft.: 1,244	List Date & DOM: 02-19-2024 & 149	Total Parking: 2
Land Sq. Ft.: 0	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$513,300
Sq. Ft. Other: 0	Tax/Year: \$233/2023	Land: \$284,000
Total Sq. Ft. 1,244	Neighborhood: Hoakalei-ka Makana	Total: \$797,300
Maint./Assoc. \$485 / \$40	Flood Zone : Zone D - Tool	Stories / CPR: Two / No
Parking: Garage	Frontage: Other	
Zoning : 11 - A-1 Low Density Apartment	View: None	

Public Remarks: Welcome to Hoakalei at Ka Makana! This sought after floorplan has 3 bedrooms and 3 full bathrooms with a bedroom/bath on the main level. Open kitchen, dining and living room area with upgraded tiled flooring. Back covered lanai with low maintenance, fenced in backyard. Washer and dryer in a separate laundry room. Conveniently located across the street from the Swim Club and the HOA's and maintenance fees include: water, sewer, cable, internet, access to fitness center, pool, hot tub, BBQ's, tennis/pickle ball court, 3 kids parks and a dog park! Close location to the Wai Kai lagoon and restaurants, as well as coffee shops, grocery stores, Petco, and more! Seller is open to a VA Assumption at interest rate of 4.25%. **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
91-1395 Keoneula Boulevard 1705	\$806,000	3 & 3/0	1,244 \$648	0 \$inf	0	73%	2	149

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
91-1395 Keoneula Boulevard 1705	\$233 \$485 \$40	\$284,000	\$513,300	\$797,300	101%	2010 & NA

[91-1395 Keoneula Boulevard 1705](#) - MLS#: [202403001](#) - Original price was \$812,000 - Welcome to Hoakalei at Ka Makana! This sought after floorplan has 3 bedrooms and 3 full bathrooms with a bedroom/bath on the main level. Open kitchen, dining and living room area with upgraded tiled flooring. Back covered lanai with low maintenance, fenced in backyard. Washer and dryer in a separate laundry room. Conveniently located across the street from the Swim Club and the HOA's and maintenance fees include: water, sewer, cable, internet, access to fitness center, pool, hot tub, BBQ's, tennis/pickle ball court, 3 kids parks and a dog park! Close location to the Wai Kai lagoon and restaurants, as well as coffee shops, grocery stores, Petco, and more! Seller is open to a VA Assumption at interest rate of 4.25%. **Region:** Ewa Plain **Neighborhood:** Hoakalei-ka Makana **Condition:** Above Average **Parking:** Garage **Total Parking:** 2 **View:** None **Frontage:** Other **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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