740 Naakea Place, Honolulu 96825 * * $1,590,000 * Originally $1,690,000

Beds:	**3**	MLS#:	**202407372, FS**	Year Built:	**1969**
Bath:	**2/0**	Status:	**Active Under Contract**	Remodeled:	**2024**
Living Sq. Ft.:	**1,981**	List Date & DOM:	**04-01-2024** & **97**	Total Parking:	**6**
Land Sq. Ft.:	**8,481**	Condition:	**Excellent, Above Average**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$504,400**
Sq. Ft. Other:	**0**	Tax/Year:	**$435/2023**	Land:	**$1,126,900**
Total Sq. Ft.	**1,981**	Neighborhood:	**Mariners Cove**	Total:	**$1,631,300**
Maint./Assoc.	**$0 / $43**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**3 Car+, Garage**	Frontage:			
Zoning:	**04 - R-7.5 Residential District**	View:	**None**		

Public Remarks: Remodeled detached house in Mariner's Cove. Renovation in 2024 include new vinyl plank floor throughout, new sliding door, new primary bathroom, new interior & exterior paint. Open floor plan with vaulted ceiling. large 9 ft deep swimming pool (480 sf) and vegetable garden in the back yard. Well maintained landscaped garden by the driveway, in the back yard, and by the pool with sprinkler system. Mariner's Cove association fee is $257 semi-annually, sewer fee is $150 every 2 months. The actual interior living area does not match the tax record. More photos will be uploaded soon! **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
740 Naakea Place	**$1,590,000**	3 & 2/0	1,981 | $803	8,481 | $187	0	0%	0	97

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
740 Naakea Place	$435 | $0 | $43	$1,126,900	$504,400	$1,631,300	97%	1969 & 2024

740 Naakea Place - MLS#: 202407372 - Original price was $1,690,000 - Remodeled detached house in Mariner's Cove. Renovation in 2024 include new vinyl plank floor throughout, new sliding door, new primary bathroom, new interior & exterior paint. Open floor plan with vaulted ceiling. large 9 ft deep swimming pool (480 sf) and vegetable garden in the back yard. Well maintained landscaped garden by the driveway, in the back yard, and by the pool with sprinkler system. Mariner's Cove association fee is $257 semi-annually, sewer fee is $150 every 2 months. The actual interior living area does not match the tax record. More photos will be uploaded soon! **Region:** Hawaii Kai **Neighborhood:** Mariners Cove **Condition:** Excellent, Above Average **Parking:** 3 Car+, Garage **Total Parking:** 6 **View:** None **Frontage:** **Pool:** In Ground **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