53-23 Pokiwai Place, Hauula 96717 * * \$675,000 * Originally \$720,000

Beds: 2 MLS#: **202411644, FS** Year Built: 1963 Bath: 1/0 Status: Active Remodeled: 2019 Living Sq. Ft.: **1,183** List Date & DOM: 05-21-2024 & 57 Total Parking: 3 Land Sq. Ft.: **5,356** Condition: Fair **Assessed Value** Lanai Sq. Ft.: 701 Frontage: Stream/Canal Building: \$214,500 Sq. Ft. Other: 0 Tax/Year: \$233/2023 Land: \$584,400 Total Sq. Ft. 1,884 Neighborhood: Hauula Total: \$798,900 Maint./Assoc. \$0 / \$0 Flood Zone: Zone XS - Tool Stories / CPR: One / No

Parking: 3 Car+, Driveway, Street Frontage: Stream/Canal

Zoning: 05 - R-5 Residential District View: Marina/Canal, Mountain

Public Remarks: This country/rustic 2 bedroom 1 bath home sits uniquely along side a stream/canal. Enjoy the spacious feel this home offers with the open beam natural wood ceiling and windows allowing for plenty of light. The kitchen has been upgraded with new cabinets, quartz countertops and vinyl flooring. Relax on the 701 square foot deck and take in the peacefulness and serenity of the stream and mountains. The property is located just steps away from the ocean. Property does require some TLC and being sold "as is". **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
53-23 Pokiwai Place	\$675,000	2 & 1/0	1,183 \$571	5,356 \$126	701	0%	0	57

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
53-23 Pokiwai Place	\$233 \$0 \$0	\$584,400	\$214,500	\$798,900	84%	1963 & 2019

53-23 Pokiwai Place - MLS#: 202411644 - Original price was \$720,000 - This country/rustic 2 bedroom 1 bath home sits uniquely along side a stream/canal. Enjoy the spacious feel this home offers with the open beam natural wood ceiling and windows allowing for plenty of light. The kitchen has been upgraded with new cabinets, quartz countertops and vinyl flooring. Relax on the 701 square foot deck and take in the peacefulness and serenity of the stream and mountains. The property is located just steps away from the ocean. Property does require some TLC and being sold "as is". Region: Kaneohe Neighborhood: Hauula Condition: Fair Parking: 3 Car+, Driveway, Street Total Parking: 3 View: Marina/Canal, Mountain Frontage: Stream/Canal Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: None Schools: Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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