45-850 Anoi Road Unit 15, Kaneohe 96744 * * \$625,999

Beds: 2 MLS#: 202411654, FS Year Built: 1962

Bath: 1/0 Status: Active Under Contract Remodeled:

Living Sq. Ft.: **640** List Date & DOM: **05-21-2024** & **9** Total Parking: **2**

Land Sq. Ft.: 6,148

Condition: Average

Lanai Sq. Ft.: 80

Frontage: Stream/Canal

Sq. Ft. Other: 0

Tax/Year: \$107/2023

Land: \$569,500

Total Sq. Ft. 720

Neighborhood: Halekauwila

Maint./Assoc. \$0 / \$155

Flood Zone: Zone X - Tool

Stories / CPR: One / Yes

Parking: Carport Frontage: Stream/Canal

Zoning: 05 - R-5 Residential District View: **Garden**

Public Remarks: Embrace the opportunity to customize this charming 2-bedroom, 1-bathroom residence nestled in the picturesque community of Kaneohe. While this home requires some TLC, it offers a solid foundation and endless potential to create your dream island retreat. Step inside to discover a cozy layout filled with natural light, providing a blank canvas for your personal touch. The kitchen awaits your culinary vision, while the living area offers a space to relax and entertain. Both bedrooms provide ample space for rest and relaxation. With its convenient location near the islands most coveted outdoor recreation spots, this home presents an exciting opportunity to transform it into your ideal island getaway. Don't miss your chance to make your mark – schedule a showing today! **Sale Conditions:** Probate **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
45-850 Anoi Road 15	\$625,999	2 & 1/0	640 \$978	6,148 \$102	80	0%	0	9

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-850 Anoi Road 15	\$107 \$0 \$155	\$569,500	\$37,800	\$607,300	103%	1962 & NA

45-850 Anoi Road 15 - MLS#: 202411654 - Embrace the opportunity to customize this charming 2-bedroom, 1-bathroom residence nestled in the picturesque community of Kaneohe. While this home requires some TLC, it offers a solid foundation and endless potential to create your dream island retreat. Step inside to discover a cozy layout filled with natural light, providing a blank canvas for your personal touch. The kitchen awaits your culinary vision, while the living area offers a space to relax and entertain. Both bedrooms provide ample space for rest and relaxation. With its convenient location near the islands most coveted outdoor recreation spots, this home presents an exciting opportunity to transform it into your ideal island getaway. Don't miss your chance to make your mark – schedule a showing today! Region: Kaneohe Neighborhood: Halekauwila Condition: Average Parking: Carport Total Parking: 2 View: Garden Frontage: Stream/Canal Pool: None Zoning: 05 - R-5 Residential District Sale Conditions: Probate Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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