47-310 Kamehameha Highway, Kaneohe 96744 * $1,800,000

Beds:	**2**	MLS#:	**202413755, FS**	Year Built:	**1962**
Bath:	**1/0**	Status:	**Active**	Remodeled:	
Living Sq. Ft.:	**972**	List Date & DOM:	**06-09-2024** & **38**	Total Parking:	**2**
Land Sq. Ft.:	**20,343**	Condition:	**Tear Down**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$84,700**
Sq. Ft. Other:	**0**	Tax/Year:	**$510/2023**	Land:	**$1,662,800**
Total Sq. Ft.	**972**	Neighborhood:	**Lulani Ocean**	Total:	**$1,747,500**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**2 Car**	Frontage:			
Zoning:	**03 - R10 - Residential District**	View:	**Ocean**		

Public Remarks: DOUBLE OCEANVIEW LOT! Perched on an elevated lot above the coastal road, this LEGACY PROPERTY awaits its fortunate new owner. Never before offered for sale, this is a rare opportunity to own a piece of paradise looking across Kaneohe Bay towards Mokoli'i (Chinaman's Hat). Mere seconds from your front door to the sandy beach of the Lulani Ocean neighborhood. Spanning over 20,000 square feet of prime real estate, this property is zoned R-10, providing possibilities for development or customization to suit your vision. Rest easy knowing this gem is situated outside of the flood zone AND the normal tsunami evacuation zone. Explore the potential of this remarkable property with your architect and inquire about the possibility of subdividing and/or building multiple structures. Enjoy the ocean and boating lifestyle the Lulani Ocean neighborhood is know for. Whether its fishing, kayaking, sailing or relaxing at the sandbar, Kaneohe Bay is packed with options for the ocean lover. Being sold at land value only. No value in the current structure. Don't miss out on this extraordinary opportunity to own a piece of Hawaiian paradise with unmatched views and endless potential. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
47-310 Kamehameha Highway	$1,800,000	2 & 1/0	972 | $1,852	20,343 | $88	38

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
47-310 Kamehameha Highway	$510 | $0 | $0	$1,662,800	$84,700	$1,747,500	103%	1962 & NA

47-310 Kamehameha Highway - MLS#: 202413755 - DOUBLE OCEANVIEW LOT! Perched on an elevated lot above the coastal road, this LEGACY PROPERTY awaits its fortunate new owner. Never before offered for sale, this is a rare opportunity to own a piece of paradise looking across Kaneohe Bay towards Mokoli'i (Chinaman's Hat). Mere seconds from your front door to the sandy beach of the Lulani Ocean neighborhood. Spanning over 20,000 square feet of prime real estate, this property is zoned R-10, providing possibilities for development or customization to suit your vision. Rest easy knowing this gem is situated outside of the flood zone AND the normal tsunami evacuation zone. Explore the potential of this remarkable property with your architect and inquire about the possibility of subdividing and/or building multiple structures. Enjoy the ocean and boating lifestyle the Lulani Ocean neighborhood is know for. Whether its fishing, kayaking, sailing or relaxing at the sandbar, Kaneohe Bay is packed with options for the ocean lover. Being sold at land value only. No value in the current structure. Don't miss out on this extraordinary opportunity to own a piece of Hawaiian paradise with unmatched views and endless potential. **Region:** Kaneohe **Neighborhood:** Lulani Ocean **Condition:** Tear Down **Parking:** 2 Car **Total Parking:** 2 **View:** Ocean **Frontage: Pool:** None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market