

**324 B Manono Street, Kailua 96734 \* \* \$1,335,000**

Beds: <b>5</b>	MLS#: <b>202414373, FS</b>	Year Built: <b>1961</b>
Bath: <b>1/2</b>	Status: <b>Active</b>	Remodeled:
Living Sq. Ft.: <b>1,508</b>	List Date & DOM: <b>06-16-2024 &amp; 12</b>	Total Parking: <b>5</b>
Land Sq. Ft.: <b>6,012</b>	Condition: <b>Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>0</b>	Frontage: <b>Other</b>	Building: <b>\$149,800</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$341/2023</b>	Land: <b>\$1,019,300</b>
Total Sq. Ft. <b>1,508</b>	Neighborhood: <b>Coconut Grove</b>	Total: <b>\$1,169,100</b>
Maint./Assoc. <b>\$0 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>2 Car</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>05 - R-5 Residential District</b>	View: <b>None</b>	

**Public Remarks:** Kailua Beach Cottage is a post-and-pier-style fixer-upper with vaulted ceilings and jalousie windows. It is located three blocks from Kalama Beach in the desirable Coconut Grove neighborhood and awaits your personal touch! 2019 upgrades include 2 permitted bedrooms, 1 permitted bathroom, electrical, a new roof, a Tesla charger, and new external paint. This perfect family home has a permaculture garden, including breadfruit, bananas, mango, papaya, Suriname cherry, calamazi lime, lemon, rosemary, coconut, and more! The last house on the driveway. No cars driving past! Plenty of parking, 5 or more cars can fit in the driveway! Quiet neighborhood. Neighbors won't disturb you and are friendly. VA loan assumable at 2.75% (approximately \$650,000 left on the loan) **Sale Conditions:** None **Schools:** [Kainalu](#), [Kailua](#), [Kalaheo](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">324 B Manono Street</a>	<a href="#">\$1,335,000</a>	5 & 1/2	1,508   \$885	6,012   \$222	0	0%	0	12

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">324 B Manono Street</a>	\$341   \$0   \$0	\$1,019,300	\$149,800	\$1,169,100	114%	1961 & NA

[324 B Manono Street](#) - MLS#: [202414373](#) - Kailua Beach Cottage is a post-and-pier-style fixer-upper with vaulted ceilings and jalousie windows. It is located three blocks from Kalama Beach in the desirable Coconut Grove neighborhood and awaits your personal touch! 2019 upgrades include 2 permitted bedrooms, 1 permitted bathroom, electrical, a new roof, a Tesla charger, and new external paint. This perfect family home has a permaculture garden, including breadfruit, bananas, mango, papaya, Suriname cherry, calamazi lime, lemon, rosemary, coconut, and more! The last house on the driveway. No cars driving past! Plenty of parking, 5 or more cars can fit in the driveway! Quiet neighborhood. Neighbors won't disturb you and are friendly. VA loan assumable at 2.75% (approximately \$650,000 left on the loan) **Region:** Kailua **Neighborhood:** Coconut Grove **Condition:** Average **Parking:** 2 Car **Total Parking:** 5 **View:** None **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kainalu](#), [Kailua](#), [Kalaheo](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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