

2428 Kula Kolea Place, Honolulu 96819 * \$1,950,000

Beds: 9	MLS#: 202414561, FS	Year Built: 2023
Bath: 5/1	Status: Active	Remodeled:
Living Sq. Ft.: 3,621	List Date & DOM: 07-01-2024 & 12	Total Parking: 8
Land Sq. Ft.: 5,208	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 27	Frontage:	Building: \$488,500
Sq. Ft. Other: 420	Tax/Year: \$494/2023	Land: \$680,700
Total Sq. Ft. 4,068	Neighborhood: Kalihi-upper	Total: \$1,169,200
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Three+ / No
Parking: 3 Car+, Driveway, Garage, Street	Frontage:	
Zoning : 05 - R-5 Residential District	View: City, Coastline, Mountain, Ocean, Sunrise, Sunset	

Public Remarks: Sweeping views and multiple living options are yours in this new home so conveniently located to many lifestyle choices. Numerous high quality building materials coupled with thoughtful measures fortify this solid structure: Wood & steel beam framing; Quiet Rock ES double walls; sound barrier flooring; double-paned low-E windows; hurricane clips; energy-saving heat pump. The many thoughtful architectural and design elements deserve a visit to witness and appreciate: Interior staircase to each level; 3 individual secure, private entries; several enclosed storage areas; dumbwaiter; Levolor window shades; wall-mounted TVs in almost every room; living green rock wall surrounding upper patio. This is a gem of a property perfect for the best in shared living, with possible bonus of rental income. Layout of this NEW 4-story dwelling: 1st floor - 2BR / 1BA; 2nd floor - 3BR / 2BA; 3rd floor - 4BR / 2.5BA with makai-facing lanai & patio off primary en suite. All are situated over a 4-car garage with driveway allowing four tandem parking. First floor was designed and approved as an ADU; it can be certified after the City & County updates the area sewer. **Sale Conditions:** None **Schools:** [Kalihi](#), [Dole](#), [Farrington](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
2428 Kula Kolea Place	\$1,950,000	9 & 5/1	3,621 \$539	5,208 \$374	12

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2428 Kula Kolea Place	\$494 \$0 \$0	\$680,700	\$488,500	\$1,169,200	167%	2023 & NA

[2428 Kula Kolea Place](#) - MLS#: [202414561](#) - Sweeping views and multiple living options are yours in this new home so conveniently located to many lifestyle choices. Numerous high quality building materials coupled with thoughtful measures fortify this solid structure: Wood & steel beam framing; Quiet Rock ES double walls; sound barrier flooring; double-paned low-E windows; hurricane clips; energy-saving heat pump. The many thoughtful architectural and design elements deserve a visit to witness and appreciate: Interior staircase to each level; 3 individual secure, private entries; several enclosed storage areas; dumbwaiter; Levolor window shades; wall-mounted TVs in almost every room; living green rock wall surrounding upper patio. This is a gem of a property perfect for the best in shared living, with possible bonus of rental income. Layout of this NEW 4-story dwelling: 1st floor - 2BR / 1BA; 2nd floor - 3BR / 2BA; 3rd floor - 4BR / 2.5BA with makai-facing lanai & patio off primary en suite. All are situated over a 4-car garage with driveway allowing four tandem parking. First floor was designed and approved as an ADU; it can be certified after the City & County updates the area sewer. **Region:** Metro **Neighborhood:** Kalihi-upper **Condition:** Excellent **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 8 **View:** City, Coastline, Mountain, Ocean, Sunrise, Sunset **Frontage:** **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Kalihi](#), [Dole](#), [Farrington](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market