323 Kailua Road, Kailua 96734 * $1,710,000

Beds:	**2**	MLS#:	**202414976, FS**	Year Built:	**1950**
Bath:	**1/1**	Status:	**Active Under Contract**	Remodeled:	
Living Sq. Ft.:	**954**	List Date & DOM:	**06-27-2024** & **7**	Total Parking:	**5**
Land Sq. Ft.:	**10,801**	Condition:	**Above Average**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Other**	Building:	**$243,600**
Sq. Ft. Other:	**0**	Tax/Year:	**$488/2023**	Land:	**$1,530,000**
Total Sq. Ft.	**954**	Neighborhood:	**Kailua Estates**	Total:	**$1,773,600**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / No**
Parking:	**3 Car+, Driveway**	Frontage:	**Other**		
Zoning:	**03 - R10 - Residential District**	View:	**None**		

Public Remarks: Welcome to your charming slice of paradise! Just minutes away from Kailua Beach, this updated 1950's beach cottage exudes the timeless charm of island living. This cozy retreat has 2 bedrooms and 1 and a half bathrooms along with an additional multi-use room. Split AC's located throughout the home! Situated on a large lot spanning just under 11,000 square feet, there is plenty of room to roam and unleash your creativity. Imagine hosting BBQs with friends and family, lounging in the sunshine, or cultivating your own garden oasis. Also, on the property you will find 2 large storage houses and an outdoor shower fashioned from a kayak! One of the biggest perks of this charming cottage is its unbeatable location. Just a short distance away, you'll find yourself at the renowned Kailua Beach, where pristine sands and turquoise waters await. Additionally, the bustling heart of Kailua town is moments away, offering a myriad of shopping, dining, and entertainment options. Don't miss out on this rare opportunity to own a piece of paradise in one of Hawaii's most coveted locales. **Sale Conditions:** None **Schools:** Kailua, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
323 Kailua Road	$1,710,000	2 & 1/1	954 | $1,792	10,801 | $158	7

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
323 Kailua Road	$488 | $0 | $0	$1,530,000	$243,600	$1,773,600	96%	1950 & NA

323 Kailua Road - MLS#: 202414976 - Welcome to your charming slice of paradise! Just minutes away from Kailua Beach, this updated 1950's beach cottage exudes the timeless charm of island living. This cozy retreat has 2 bedrooms and 1 and a half bathrooms along with an additional multi-use room. Split AC's located throughout the home! Situated on a large lot spanning just under 11,000 square feet, there is plenty of room to roam and unleash your creativity. Imagine hosting BBQs with friends and family, lounging in the sunshine, or cultivating your own garden oasis. Also, on the property you will find 2 large storage houses and an outdoor shower fashioned from a kayak! One of the biggest perks of this charming cottage is its unbeatable location. Just a short distance away, you'll find yourself at the renowned Kailua Beach, where pristine sands and turquoise waters await. Additionally, the bustling heart of Kailua town is moments away, offering a myriad of shopping, dining, and entertainment options. Don't miss out on this rare opportunity to own a piece of paradise in one of Hawaii's most coveted locales. **Region:** Kailua **Neighborhood:** Kailua Estates **Condition:** Above Average **Parking:** 3 Car+, Driveway **Total Parking:** 5 **View:** None **Frontage:** Other **Pool:** None **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** Kailua, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market