

45-219 Mahalani Circle, Kaneohe 96744 ** \$1,100,000

Beds: 3	MLS#: 202415827, FS	Year Built: 1954
Bath: 2/0	Status: Active	Remodeled: 2024
Living Sq. Ft.: 912	List Date & DOM: 07-09-2024 & 4	Total Parking: 4
Land Sq. Ft.: 5,168	Condition: Excellent, Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$70,400
Sq. Ft. Other: 0	Tax/Year: \$231/2023	Land: \$746,200
Total Sq. Ft. 912	Neighborhood: Mahalani	Total: \$816,600
Maint./Assoc. \$0 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: 3 Car+, Carport	Frontage: Other	
Zoning : 05 - R-5 Residential District	View: Garden, Other	

Public Remarks: Your personal paradise awaits in this quiet corner of Kaneohe at Mahalani Circle. Fully renovated and upgraded from top to bottom, the parcel features an expansive backyard and an undivided 1/97 interest in right of way access to the ocean. Tons of upgrades including: a new roof with warranty, upgraded electrical with 4 brand new split AC units, new recessed lighting, new quartz countertops and cabinetry, brand new stainless steel appliances, all new windows, newly tiled showers and bathrooms, waterproof luxury vinyl plank flooring and a freshly poured concrete driveway at the property's entryway. Actual room count may vary from tax records. Close to the water and away from busy streets, this home offers a simplicity and serenity rarely available in a modern world of commotion. **Sale Conditions:** None **Schools:** [Parker, King, Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
45-219 Mahalani Circle	\$1,100,000	3 & 2/0	912 \$1,206	5,168 \$213	0	0%	0	4

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-219 Mahalani Circle	\$231 \$0 \$0	\$746,200	\$70,400	\$816,600	135%	1954 & 2024

[45-219 Mahalani Circle](#) - MLS#: [202415827](#) - Your personal paradise awaits in this quiet corner of Kaneohe at Mahalani Circle. Fully renovated and upgraded from top to bottom, the parcel features an expansive backyard and an undivided 1/97 interest in right of way access to the ocean. Tons of upgrades including: a new roof with warranty, upgraded electrical with 4 brand new split AC units, new recessed lighting, new quartz countertops and cabinetry, brand new stainless steel appliances, all new windows, newly tiled showers and bathrooms, waterproof luxury vinyl plank flooring and a freshly poured concrete driveway at the property's entryway. Actual room count may vary from tax records. Close to the water and away from busy streets, this home offers a simplicity and serenity rarely available in a modern world of commotion. **Region:** Kaneohe **Neighborhood:** Mahalani **Condition:** Excellent, Above Average **Parking:** 3 Car+, Carport **Total Parking:** 4 **View:** Garden, Other **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** [Parker, King, Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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