

5180 HOONA RD Koloa, HI 96756

| MLS: 632639 Sold | Taxkey: 4-2-6-7-37 | Residential



## Listing Details

Price: \$1,198,000

**SOLD** 7/30/2020 for  
\$1,090,000  
(CNV) DOM: 218  
by [Ben M Welborn](#) / Hawaii  
Life  
by [Tiffany K Spencer](#) /  
Hawaii Life

Sub-Type: Attached

Land Tenure: Fee Simple

Subdivision: KEAWALOA  
TRACT

District: Koloa

Ownership: Full

Zoning: R-4

Record Sys.: Regular

Disclosure Form: Yes

Land Area: 6,579 sqft

Flood Zone: X

Incr/Block:

Lot: 10

Roads: County

Easement:

Oceanfront Parcel: No

Parking: Covered, Unassigned

Year Built: 1976

Sale Type: Standard Sale

Additional Info:

## Property Details

Bedrooms: 5

Bathrms: 3 [Full]

Living Area: 2,338

Pets Allowed: Yes

Unit Descr: Multi-Dwelling,  
Multi-Story

Ext Area:

Pub Rpt#:

Project:

Design: Double Wall,  
Remodeled, Stone, Single Wall,  
Wood FrameSchools: Koloa  
Elementary, Koloa Early  
School, Alaka'i O Kaua'i, Kauai  
Christian Fellowship

Frontage: Road/Street

View: Mountain, Ocean Horizon

Other Sqft (Total):

Garage Area (Total):

Carport Area (Total):

## Remarks:

5180 Ho'ona Road, this 2 story "single family home with addition", is conveniently located in the heart of Poipu, just a few doors down from the South Shore's very own Baby Beach. Newly renovated and ready for its new owners to enjoy. Lower Level: 3 bedroom / 1.5 bath. Upper Level: 2 bedroom / 2 bath. It has a massive sun deck for BBQ's, sun bathing, or sunset happy hour. 2 off-street parking stalls. short distance to Koloa Landing (diving & fishing), Kukui'ula Shopping Center, Poipu Shopping Village, & multiple 5-Star restaurants. Nearby beaches for surfing, swimming, diving and/or fishing: Koloa Landing, PK's, Allerton's, Kukui'ula Boat Harbor, Sheraton Beach, Waiohai, Poipu Beach Park, Brennecke's, Shipwrecks & Mahaulepu. Nearby hotels: Lawai Beach Resort, Koloa Landing, Sheraton, Koa Kea, & the Grand Hyatt. Other areas of interest: Spouting Horn, National Tropical Botanical Gardens, Kiahuna & the Hyatt golf courses, historic Old Koloa Town. The nearby Kipu Ranch boasts world class ATV tours, zip-lining & fresh water fishing. This home has everything you need to make the island lifestyle your reality. Property SOLD AS IS. (Note: Starting Nov.1 the downstairs unit will be rented out on a 1 year rental agreement with a month to month option after that.)

## Private Remarks:

— PLEASE TEXT Listing Agent Mical Kit Owen @ 808-647-3117: FIRST & LAST NAME, DATE & TIME OF SHOWING REQUEST. See attached list of renovations and repairs done by the current owners in the addenda section of MLS listing. Mahalo (NOTE: New tenants moving into the downstairs unit starting on Nov. 1st on a 1 year rental agreement with a month to month option after that at a discounted rental rate "\$2000.00 per month". This unit would otherwise be rented for a minimum of \$2500 per month in today's market. Upstairs unit is open for the owners to use for their personal use and needs.)

## Driving Directions:

Heading west on Poipu Road, go 12 o'clock through the roundabout (between Koloa Landing Hotel & Kukui'ula Shopping Center). Once you exit the roundabout you take the 2nd slight LEFT onto Ho'ona Road (makai side of the road, into the Keawaloa neighborhood, to the right of Whalers Cove condos). The home is located on the left. (Tenant occupied starting Nov.1st please do not disturb"

## Utilities/Features

Internet Avail: Cable, Wireless

Telephone Avail:

Water: County

Kitchen: Pantry

Power: Gas, Overhead,

TV Avail:

Wastewater: Cesspool

Heating/Cooling: Solar Heating

Solar/Photovoltaic  
**Fencing:**  
**Topography:** Fairly Level

**Water Feat:**  
**Fireplace:**

**Security:**  
**Window Covers:**

**Pool:**  
**Appliances:** Disposal,  
Dishwasher, Refrigerator,  
Range/Oven, Range Hood

**Washer/Dryer:** Dryer, Front  
Load, Stacked Washer/Dryer,  
Washer

**Other Features:** Ceilings-9'+, Ceiling-Vaulted, Exterior Lighting, Landscaped, Storage Area, Smoke/Heat Detector, Skylight, Walking/Jogging Path

#### Financial Details

**Current Taxes:** \$2,169  
**Spec. Assess. Amt.:**

**Price Per Sqft:** \$466  
**Total Assessed Value:**  
\$1,088,400

**Home Exemption Amt:** \$0

**Spec. Assess.:** No  
**Terms Accept.:** 1031 Exchange,  
Cash, Conventional, VA  
**Other Fees:**

**Road Maint/Yr:**  
**CC&R's:** No

**Monthly Assn.:**

**Monthly Maint.:**

#### Listing Agent

**CSB:** 2.5

**Subagency Offered:**

**Restrictions:** Variable Rate  
Comm

#### Listing Agent and Office

	Name	Phone	Fax	Email	HISID
Listor	<a href="#">Mical Kit Owen</a> RS-78718	808-647-3117		kitowenhawaii@gmail.com	78718
Office	Green Realty Group RB-20745	808-214-7187			2220
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