

4177 KAMALANI LN Princeville, HI 96722

| MLS: 642589

Sold

| Taxkey: **4-5-4-18-42** | Residential

Listing Details

Price: **\$1,898,000**

SOLD 12/2/2020 for
\$1,800,000
(CASH) DOM: 19
by [Ben M Welborn](#) / Hawaii
Life

Sub-Type: Attached

Land Tenure: Fee Simple

Subdivision: PRINCEVILLE

District: Hanalei

Ownership: Full

Zoning: R - 4

Record Sys.: Regular

Disclosure Form: Yes

Land Area: 10,237 sqft

Flood Zone: X

Incr/Block:

Lot: 8 5

Roads: County, Private

Easement: None

Oceanfront Parcel: No

Parking: Covered

Year Built: 1989

Sale Type: Standard Sale

Additional Info: 1031 Exchange

Property Details

Bedrooms: 3

Bathrms: 3 [Full]

Living Area: 2,196

Pets Allowed: Yes

Unit Descr: Single Family Home

Ext Area:

Pub Rpt#:

Project:

Design: Double Wall,
Remodeled, Wood Frame

Schools:

Frontage: Golf Course

View: Golf Course, Mountain

Remarks:

Other Sqft (Total):

Garage Area (Total):

Carport Area (Total):

Step into Paradise from the moment you enter.

Embraced by the Art & Style of island living, the inspired design elevates the indoor/outdoor living experience with special features including a stylish sunken living room with Lava Fireplace as a focal point. Inside the open concept with twenty-foot beamed ceilings and disappearing Fleetwood sliders capture the light, views, island breezes and extends living area to the outside space onto the Epi deck set along the Princeville Golf Course.

This artistic renovation was completed by both Island Renown Builder, Taylor Construction and published designer. This exquisite and detailed remodel was originally intended to be a permanent home with the flexibility of short and longer term rental options.

Luxury top of the line custom lighting, hardware, tiling & finishes throughout. High End Quartz Counters in the Kitchen, Stainless Steel Wolf Appliances including Double Oven, 6 burner Gas Stove Cooktop, Grill with warming oven/microwave and Sub-Zero Refrigerator.

Separate Owners suite and guest wings connected by the open central living area offering a total of 3 Bedrooms and 3 Full Bathrooms.

The perfect fusion of form, light, space and laid-back luxury, this 2,190 sq. ft. Island contemporary residence offers over 10,000 sq. ft. of Entirely new landscaping with a new Rain Bird irrigation system installed and designed by acclaimed local landscapers "Kauai Seascapes Nursery".

This Property is located in the Visitor Destination zone and qualifies for Vacation Rentals. Excellent rental history is available upon request.

Home is being sold Furnished, complete with one of a kind artwork and handcrafts. *NOTE: (there is an exclusion list of some items)

"E Komo Mai" Welcome Home

Private Remarks:

TEXT AGENT 808-651-3456 for all showing requests.
(no emails for showing requests please).

MOST FURNISHINGS & Art included however there are some pieces of sentimental value and some pieces that may be

purchased in addition cost on a bill of sale in addition to the inclusion list price.

Should Buyer not want furniture and art this price is negotiable as well.

Driving Directions:

from main Princeville entry take circle turn right at 3rd exit. go past community and straight on to Emmalani Dr. to Kamalani Lane on left.

make a left on Kamalani lane and house is 6th home on left. 4177 Kamalani Lane.

Utilities/Features

Internet Avail: Cable	Telephone Avail: Cell, Land Line	Water: County	Kitchen: Island
Power: Underground	TV Avail: Cable	Wastewater: Sewer-Connected	Heating/Cooling: Air Conditioning, Window/Wall units
Fencing: None	Water Feat:	Security:	Pool:
Topography: Fairly Level	Fireplace: Wood Burning	Window Covers: Blinds	Appliances: Double Ovens, Disposal, Dishwasher, Gas Cooktop, Gas Grill, Microwave, Oven, Refrigerator

Washer/Dryer: Dryer, Front Load

Other Features: Ceilings-9' +, Built-in-Book Shelves, Ceiling-Vaulted, Sprinkler System-Exterior, Inventory, Landscaped, Other (remarks), Bar-Wet

Financial Details

Current Taxes: \$9,708	Price Per Sqft: \$820	Home Exemption Amt: \$ 0	Spec. Assess.: No
Spec. Assess. Amt.:	Total Assessed Value: \$985,600		Terms Accept.: 1031 Exchange, Cash, Conventional
Road Maint/Yr:	Monthly Assn.:	Monthly Maint.:	Other Fees:
CC&R's: Yes			

Listing Agent

CSB: 3	Subagency Offered: No	Restrictions: Exclusive Agency, None
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Listing Agent and Office

	Name	Phone	Fax	Email	HISID
Listor	Suzi Gillette RB-15633	808-651-3456	808-828-1257	suzigillette@gmail.com	15633
Office	Oceanfront Sotheby's International Realty RB-13924	808-826-7211	808-826-6478		6109
Address	P.O. Box 223190 Princeville, HI 96722				

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