

3654 KEONIANA RD Princeville, HI 96722

| MLS: 651428 Sold | Taxkey: 4-5-4-13-55 | Residential



Listing Details

Price: \$1,795,000

SOLD 8/25/2021 for
\$1,750,000 (CNV) DOM: 9
by [AnnMarie Hamilton](#) /
Kauai Majestic Properties,
LLC

Sub-Type: Detached

Land Tenure: Fee Simple

Subdivision: PRINCEVILLE

District: Hanalei

Ownership: Full

Zoning: R - 4

Record Sys.: Regular

Disclosure Form: Yes

Land Area: 10,224 sqft

Flood Zone: X

Incr/Block:

Lot: 98

Roads: Private, Paved

Easement:

Oceanfront Parcel: No

Parking: Attached

Year Built: 1997

Sale Type: Standard Sale

Additional Info:

Property Details

Bedrooms: 5

Bathrms: 3 [Full]

Living Area: 2,633

Pets Allowed: Yes

Unit Descr: Single Family Home

Ext Area:

Pub Rpt#:

Project:

Design: Double Wall

Schools:

Frontage: Road/Street

View: Forest, Garden

Other Sqft (Total): 530

Garage Area (Total):

Carport Area (Total):

Remarks:

Light, Bright and Spacious home, located on a quiet street in the heart of Princeville.

This 2,633 square foot, 5-bedroom, 3 bath residence features an open floor plan, wrap-around lanais plus a bonus studio space. The living room, dining area, and kitchen have open beam ceilings, hardwood flooring and are surrounded by oversized windows with beautiful garden views. The updated kitchen features white cabinetry, stainless steel appliances, and designer lighting.

The large master bedroom has a sitting area, (an ideal office nook) and its own private lanai with an upgraded master bath and walk-in shower. Two additional bedrooms are also on the main floor, each with vaulted ceilings and sliding doors to access the wrap-around lanai.

The lower level features 2 more bedrooms and a large living space with a wet bar and private entrance, perfect for extended families. An oversized 2-car garage with vaulted ceilings has a new garage door allowing lots of light and can easily function as a playroom, laundry area, and storage room.

Located within the Visitor Destination Area, this home qualifies for Transient Vacation Rental use and is within walking distance to Sealodge Beach, Anini, shopping, restaurants, bike paths and all of the abundant activities that are available on the North Shore of Kauai.

Private Remarks:

The information herein may contain inaccuracies and is provided without warranty or guaranty of any kind. Agents and Buyers must independently verify any information they deem material or important to their purchase or any offered price thereunder. Square footage may differ from Public Records and should be confirmed by an appraisal report or other means. Preferred Escrow/Title Officer – [Glenda Matsushima](#), Title Guaranty Princeville. Please contact [Ben Welborn](#), RB at 808-639-7978 or [Tiffany Spencer](#), RS at 808-652-5264 for showings.

Driving Directions:

3654 Keoniana Road - Easy to Find

Utilities/Features

Internet Avail: Cable, DSL

Telephone Avail: Cable, Cell,
Land Line

Water: Private

Kitchen: Island

Power: Underground

TV Avail: Satellite, Cable

Wastewater: Sewer-Connected

Heating/Cooling:

Fencing: None
Water Feat:
Security:
Pool:
Topography: Gentle Slope
Fireplace:
Window Covers: Blinds
Appliances: Disposal, Dishwasher, Microwave, Refrigerator, Range/Oven, Range Hood
Washer/Dryer: Dryer, Washer
Other Features: Ceilings-9'+, Ceiling-Vaulted, Landscaped, Storage Area, Smoke/Heat Detector

Financial Details

Current Taxes: \$10,287
Price Per Sqft: \$665
Home Exemption Amt: \$0
Spec. Assess.:
Spec. Assess. Amt.:
Total Assessed Value:
 \$1,056,500
Terms Accept.: 1031 Exchange, Cash, Conventional
Road Maint/Yr:
Monthly Assn.: \$82.25
Monthly Maint.:
Other Fees:
CC&R's: Yes

Listing Agent

CSB: 2.5+GET
Subagency Offered: No
Restrictions: Variable Rate
 Comm

Listing Agent and Office

	Name	Phone	Fax	Email	HISID
Listor	Ben M Welborn RB-19358	808-639-7978	866-511-7250	ben@hawaiilife.com	59419
Office	Hawaii Life RB-19928	800-667-5028			1267
Address	5-4280 Kuhio Hwy., #G203 Princeville, HI 96722				
Co-Listor	Tiffany K Spencer RS-62202	808-652-5264		tiffany@hawaiilife.com	62202
Office	Hawaii Life RB-19928	800-667-5028			1267
Address	5-4280 Kuhio Hwy., #G203 Princeville, HI 96722				

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