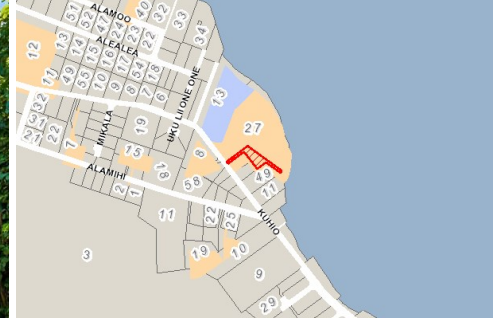


5-7094 KUHIO HWY Hanalei, HI 96714

| MLS: 661589 Active | Taxkey: 4-5-8-11-59 | Residential



## Listing Details

**Price:** \$3,950,000**Subdivision:** WAINIHA**Record Sys.:** Regular**Incr/Block:****Active****District:** Hanalei**Disclosure Form:** Yes**Lot:** 78-B**Sub-Type:** Detached**Ownership:** Full**Land Area:** 12,706 sqft**Roads:** County**Land Tenure:** Fee Simple**Zoning:** R-4**Flood Zone:** V E**Easement:** Beach Access, Electric, Other (remarks), Telephone, Water**Oceanfront Parcel:** Yes**In use as Short Term Vacation Rental:** No**Parking:** Other (remarks)**Year Built:** 1991**Sale Type:** Standard Sale

## Property Details

**Bedrooms:** 2**Unit Descr:****Design:** Double Wall**Ag Dedicated:** No**Other Sqft (Total):** 8 1**Bathrms:** 4 [Full]**Ext Area:****Schools:****Garage Area (Total):****Living Area:** 2,016**Pub Rpt#:****Frontage:****Carpport Area (Total):****Pets Allowed:** Yes**Project:** HALE ONO**View:** Mountain, Ocean**Solid Waste Disposal:** County-Charge**Remarks:**

This offering represents a rare opportunity to own ocean front real estate on Kauai. Not only is this offering the least expensive residential oceanfront property for sale on the North Shore of Kauai, but it includes an additional buildable lot for one who may want to build a second home. The Bali-style home has 2 bedrooms and 4 bathroom, ocean and mountain views and features a lovely pool and spa.

This property is comprised of 2 units by way of a CPR (Condominium Property Regime). Unit one includes the residence and unit two is the vacant buildable lot. Both units are included in the sale. One water meter is currently installed for the residence and \$5,000 towards the second water meter has already been paid to the Department of Water.

## Utilities/Features

**Internet Avail:** Cable, Wireless**Power:** Overhead**Fencing:** None**Topography:** Fairly Level**Washer/Dryer:** Other (remarks)**Other Features:** Ceilings-9'+, Enclosed Lanai, Exterior Lighting, Landscaped, Recreation Area, Smoke/Heat Detector**Telephone Avail:** Cell**TV Avail:** Cable**Water Feat:****Fireplace:** Other (remarks)**Water:** Meter Installed**Wastewater:** Septic**Security:** Security Systems, Video**Window Covers:** None**Kitchen:** Other (remarks)**Heating/Cooling:** None**Pool:** Fiberglass, Pool Equip, Spa/Hot Tub, Other (remarks)**Appliances:** Other (remarks)

## Financial Details

**Current Taxes:** \$15,412**Spec. Assess. Amt.:****Road Maint/Yr:****CC&R's:** Yes**Price Per Sqft:** \$1,959**Total Assessed Value:** \$2,269,000**Monthly Assn.:****Home Exemption Amt:****Monthly Maint.:****Spec. Assess.:** No**Terms Accept.:** 1031 Exchange, Cash, Conventional**Other Fees:**

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