

Residential Full

1-9-1-131-060-0000 91-1023 Kai Kukuma St, Ewa Beach 96706

MLS#: **202010735**
 Status: **Active**
 Lnd Tenure: **FS - Fee Simple**
 Listing Service: **Full Service**

Region: **Ewaplain**
 Nghbrhd: **OCEAN POINTE**

Bldg Nm:
 Fee Options:

LP: **\$840,000**
 OLP: **\$840,000**



General Information

Prop Type: **Single Family**
 Style: **Detach Single Family**
 Prop Cond: **Excellent**

DOM: **0**
 CDOM: **0**
 Furnished: **None**
 Fract Own: **No**

Sqft Information

Grg/Car Sqft: **460**
 Sqft Liv: **2,109**
 Lanai Sqft: **248**
 Sqft Oth: **2,357**
 Total Sqft: **5,531**
 Land Sqft: **5,531**
 Lot Acres: **.127**

Bldg Information

Beds: **4**
 Baths: **2/1**
 New Dev: **No**
 Ttl Park: **3**
 Stories: **Two**
 Yr Rmdled: **2005**
 Year Built: **2005**

School Information

Elem: **Ewa Beach**
 Middle: **Ewa Makai**
 High: **Campbell**

Additional Information

View: **None**
 Zoning: **11 - A-1 Low Density Apartment**
 Flood Zone: **Zone D**
 Location: **Corner**
 Lot Desc: **Clear**
 Set Backs: **Of Record**
 Easements: **None**
 Land Recorded: **Regular System**

Recent: **05/14/2020 : NEW**

Listing/Agent/Office Information

Listing Date:	05/14/20	Cont Acc Date:		Tmp Wth Date:		Exp Date:	05/14/21
Possession:	45 Days or Less, 45 Days or More, At Closing			Occupant Type:	Owner	Off Mrkt Date:	
List Type:	Exclusive Rights			Listing Svc:	Full Service	Lock Box:	Yes
Agent:	Shannon D Severance(RA)			Agent Mbr #:	42932	Lockbox Serial:	
Ag Email:	sseverance@remax.net			Corp Office Lic #:	RB-16591	Agent Ph:	(808) 426-8772
License #:	RS-73715			Office Mbr #:	RMXH02	Office Ph:	(808) 687-8900
Office:	RE/MAX Honolulu			Method:	%	Off Fax Ph:	(808) 687-8902
Comp Sub To:				GE Tax Paid-Seller:	Yes	Comp:	2.5
Dual Var Rate:	Yes			Assoc Fee:	\$96	Oth Fees Mthy:	
Maintenance Fee:							
Enhanced Photos:	No						

Remarks

Pub Rmks: **This corner lot 4 bedroom, 2.5 bath home in the desirable Ocean Pointe community has so much to offer with 2,109 of living sq. ft., 40 leased PV panels (Sunrun), a spacious yard, and a detached 2 car garage with an extra parking pad. The downstairs has a family room, a formal dining area, and a large living room next to the open kitchen with an island and stainless steel appliances that makes for easy entertaining when hosting gatherings. The upstairs features additional built-in storage cabinets, 3 spacious bedrooms, and a master bedroom suite with high ceiling, walk-in closet, dual sink vanity, stand-up shower, and soaker tub. Central A/C, Ring doorbell. Close to schools, parks, shopping centers, and beaches and just a short drive to Ka Makana Ali'i mall and the growing city of Kapolei.**

Agent Rmks: **For SHOWINGS, please email assistant, Shantel: chongmunsayac@gmail.com Please, NO calls or text & DO NOT use the Showingtime feature (request will not be received). Kindly consider Tanya McBride - tmcbride@firstam.com - with First American Title (Kapolei). All information deemed correct, but Buyer and Buyer agent to do due diligence. <8 Hrs Notice Req'd, Appointment Only, Listor Must Be Present**

Show Inst: **Associa**
 Mgmt Co: **Ocean Pointe-Ke Alohi Kai**
 Community Assn: **Ocean Pointe-Ke Alohi Kai**
 Public Report #:

Mgmt Co #: **836-0911**
 Assoc Phone:

Features

Story Type:	Two	Road Frontage:	Paved Rd
Parking:	3 Car+, Garage, Street	Flooring:	Ceramic Tile, W/W Carpet
Roofing:	Composition	Construction:	Above Ground, Concrete, Steel Frame
Topography:	Level		
Security Feat:	Key		
Pool Feat:	None		
Amenities:	Landscaped, Patio/Deck, Wall/Fence		
Utilities:	Cable, Connected, Internet, Public Water, Sewer Fee, Telephone, Underground Electricity		
Inclusions:	AC Central, Auto Garage Door Opener, Blinds, Cable TV, Ceiling Fan, Dishwasher, Disposal, Dryer, Lawn Sprinkler, Microwave Hood, Photovoltaic - Leased, Range/Oven, Refrigerator, Smoke Detector, Solar Heater, Washer		
Disclosures:	Property Disclosure Stmt		

Tax & Financial Information

TMK:	1-9-1-131-060-0000			Terms Acceptable:	Cash, Conventional, VA
Taxes/Mnthly:	\$219	Tax Assess Imp:	\$383,800	Rent Inc Mthy:	
Tax Year:	2019	Tax Assess Lnd:	\$447,100	Spdl Sales Cond:	None
Home Exempt:	80000	Tax Assess Tot:	\$830,900		

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