

Property 360 Property View

4523 Aukai Avenue, Honolulu, HI 96816

Listing

1-3-5-004-031-0000 4523 Aukai Ave, Honolulu 96816

MLS#: **202200869**
 Status: **Active**
 Lnd Tenure: **FS - Fee Simple**
 Listing Service: **Full Service**

Region: **DiamondHd** Bldg Nm:
 Nghbrhd: **KAHALA AREA** Fee Options:

LP: **\$4,600,000**
 OLP: **\$4,600,000**

General Information

Prop Type: **Single Family**
 Style: **1 Bedroom Cottage, Detach Single Family**
 Prop Cond: **Average**

Sqft Information

Grg/Car Sqft: **4**
 Sqft Liv: **2,146**
 Lanai Sqft:
 Sqft Oth: **2,146**
 Total Sqft: **2,146**
 Land Sqft: **10,905**
 Lot Acres: **.250**

Bldg Information

Beds: **4**
 Baths: **3/1**
 New Dev: **No**
 Ttl Park: **4**
 Stories:
 Yr Rmdld:
 Year Built: **1936**

DOM: **4**
 CDOM: **4**

Furnished: **None**Fract Own: **No**School Information

Elem: **Kahala**
 Middle: **Kaimuki**
 High: **Kalani**

Additional Information

View: **Garden**
 Zoning: **04 - R-7.5 Residential District**
 Flood Zone: **Zone X**
 Location: **Inside**
 Lot Desc: **Clear**
 Set Backs: **Of Record**
 Easements: **None**
 Land Recorded: **Regular System**

Recent: **01/17/2022 : NEW**Listing/Agent/Office Information

Listing Date: **01/14/22** Cont Acc Date:
 Possession: **45 Days or Less, 45 Days or More**
 List Type: **Exclusive Rights**
 Agent: **Shannon D Severance(RA)**
 Ag Email: **sseverance@remax.net**
 License #: **RS-73715**
 Office: **RE/MAX Honolulu**
 Comp Sub To:
 Dual Var Rate: **Yes**

Tmp Wth Date:
 Occupant Type: **Owner**
 Listing Svc: **Full Service**
 Agent Mbr #: **42932**
 Corp Office Lic #: **RB-20389**
 Office Mbr #: **RMXH**
 Method: **%**
 GE Tax Paid-Seller: **Yes**

Exp Date: **01/14/23**
 Off Mrkt Date:
 Lock Box: **OTHER**
 Agent Ph: **(808) 426-8772**
 Office Ph: **(808) 687-8900**
 Off Fax Ph: **(808) 687-8902**
 Comp: **2.5**

Remarks

Pub Rmks: **This Kahala home is a slice of elegant and time honored Hawaiian History. Tucked away by lush vegetation you will find this single level home. Charming front courtyard completed with authentic coral walkways. Enter into an immense great room with original vaulted ceilings and beams. The room seamlessly opens up for indoor-outdoor living, including an exquisite lanai. Complementing the area is genuine built-in bookcase that provides hidden entry to the primary bedroom with vaulted ceiling and abundant space, large bathroom, walk-in closet, and classic french doors opening to the back yard. Two additional BR and one BA keep with the theme of elegance throughout the home. The right wing of the home holds a butler's pantry with washer, dryer, half bath, pantry, and open kitchen. The backyard is an oasis with mature papaya, avocado, banyan, and plumeria trees. Whimsical studio cottage with full bath, closet, window AC, and kitchenette. Attached an open up workshop, and storage. Put your personal touch on a timeless home on the exclusive Aukai Ave. A short walk to the beach, and minutes away from Kahala Mall, Hunakai Park, Diamondhead, local dining, shopping, medical facilities and more.**

Agent Rmks: **For SHOWINGS, please EMAIL my assistant, McKenzie: soldbyshannonadexec@gmail.com and sseverance@remax.net with date and time of requested showing. Allowing 24 hours notice for owner. Please, NO calls or text. Kindly consider Tanya McBride - tmcbride@firstam.com - with First American Title (Kapolei). By appointment only- no open house- Agent must be present. Reviewing offers as received. Property to be sold AS- IS**

Show Inst: **One Day Notice Req'd, Appointment Only, Lister Must Be Present**
 Mgmt Co: **Mgmt Co #:**
 Community Assn: **Assoc Phone:**
 Public Report #:

Features

Story Type: **One**
 Parking: **2 Car**
 Roofing: **Composition**
 Topography: **Level**
 Security Feat: **Key**
 Pool Feat: **None**
 Amenities: **Bedroom on 1st Floor, Full Bath on 1st Floor, Other, Storage, Wall/Fence, Workshop**
 Utilities: **Cable, Overhead Electricity, Water**
 Inclusions: **AC Window Unit, Book Shelves, Cable TV, Ceiling Fan, Dryer, Lawn Sprinkler, Range/Oven, Refrigerator, Security System, Solar Heater, Washer**
 Exclusions: **Microwave**
 Disclosures: **Pet on Property, Property Disclosure Stmt**

Road Frontage: **County Rd, Paved Rd**
 Flooring: **Other**
 Construction: **Wood Frame**

Tax & Financial Information

TMK: **1-3-5-004-031-0000**
 Taxes/Mnthly: **\$532** Tax Assess Imp: **\$218,600** Terms Acceptable: **Cash, Conventional, VA**
 Tax Year: **2020** Tax Assess Lnd: **\$1,472,600** Rent Inc Mthy:
 Home Exempt: **0** Tax Assess Tot: **\$1,691,200** Spcl Sales Cond: **None**

Property Client Full

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Topography: Level	Construction: Wood Frame
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Pool Feat: None	
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Utilities: Cable, Overhead Electricity, Water	
Inclusions: AC Window Unit, Book Shelves, Cable TV, Ceiling Fan, Dryer, Lawn Sprinkler, Range/Oven, Refrigerator, Security System, Solar Heater, Washer	
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