

# **\$750,000 - 44 Kanani Rd, Unit 4-103, Kihei**

MLS® #402194

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## **\$750,000**

3 Bedroom, 2.00 Bathroom, 929 sqft  
Residential on 4 Acres

Hale Kanani, Kihei, HI

Meticulously maintained 3 bedroom 2 bathroom condo with recent renovations just moments away from beaches, dining, and entertainment! Enter into Hale Kanani unit 4-103 and enjoy a full kitchen remodel and new luxury vinyl plank waterproof flooring that will last for years to come. Tucked in the back of the complex in building 4, you'll enjoy a quiet living experience away from the traffic noise of S. Kihei and Kanani road. Easily exit the first floor covered and tiled lanai with a surf or paddle board, or other beach gear you may store in the outdoor closet, and you'll be at Cove Park in moments! Unload groceries from one of two deeded tandem parking spots a few feet away without having to ascend/descend stairs or take multiple trips up/down the elevator! Remodeled less than a year ago. The kitchen features quartz countertops, crushed granite sink with new disposal and solid wood soft close cabinetry. Refrigerator, full size washer/dryer, water heater, oven/range, and dishwasher are 3 years old or newer. The dishwasher is stainless steel inside and out and rated at a quiet 47dBA. The LVP flooring is durable stain resistant and waterproof. The central AC was replaced in MAY 2021 with a high efficiency unit that helps keep the electric bills lower (average bill is \$200mo). The living room is large enough for a dining room table with couch and a chair. The kitchen counter was extended to have the option of having a barstool set up for dining. There is also a small pantry in the hall next to



the kitchen. Both bathrooms feature tile flooring and the primary bath has a newer shower. Enjoy a dip in the pool and a soak in the spa while you BBQ your lunch or dinner and chat with neighbors. Included in the maintenance fees are cable with 2 DVRs, high speed internet, trash, sewer, water, pest control, grounds/building maintenance and building insurance. 2 pets are allowed. FHA approved property! Most furnishings can be included for a turn-key move in! 1 king sleep number bed. 1 queen bed, couch, bookshelves, lanai furniture, TV w/soundbar and basic kitchen items. Maintenance fees will remain unchanged for 2024. Hale Kanani does not allow short term rentals under 6 months. Listing agent is the seller.

Built in 2004

### **Essential Information**

MLS® #	402194
Price	\$750,000
Bedrooms	3
Bathrooms	2.00
Square Footage	929
Acres	4.00
Year Built	2004
Type	Residential
Sub-Type	Condominium
Land Tenure	Fee Simple
Style	Low-Rise 1-3 Stories
Status	Closed

### **Community Information**

Address	44 Kanani Rd, Unit 4-103
Area	Kihei
Subdivision	Hale Kanani
Building Name	Hale Kanani
City	Kihei

State	HI
Zip Code	96753

### **Amenities**

Utilities	Cable Connected
View	Garden
Waterfront	Across Street from Ocean
Has Pool	Yes
Pool	In Ground

### **Interior**

Interior Features	Ceiling Fan(s), TV Cable
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer

### **Exterior**

Windows	Drapes
Roof	Asphalt/Comp Shingle
Foundation	Concrete Slab

### **Additional Information**

Listed By	Coldwell Banker Island Prop-Ku
Date Listed	May 15th, 2024
Days on Market	338

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