

\$593,000 - 140 Uwapo Rd, Unit 32-101, Kihei

MLS® #402785

\$593,000

2 Bedroom, 1.50 Bathroom, 750 sqft
Residential on 24 Acres

Kihei Villages Ph.III, Kihei, HI

We want to thank Emerald Club Realty, Fidelity National Title, The Veterans' Administration, Rate Loans and the buyers for a quick and cooperative escrow that was able to close 2 weeks early. Mahalo and Welcome Home to Paradise! and Best deal in Kihei Villages! Seller financing @ 5.5% with \$270K down. Also, Seller to pay 1 year of HOA dues on behalf of buyer! A nearly \$10K gift to the buyer making the first year much more affordable. Updates were completed in July on this charming 2-bedroom, 1.5-bath ground floor unit with spacious yard. The community is pet friendly, even for large breeds. This south facing corner unit with large patio, Avo tree and yard await your personal panache. Water is free, so let your green thumb go wild! Enjoy golden sunsets from your lanai. Recent updates include some new appliances, cabinets and fixtures, new luxury vinyl flooring and fresh paint throughout. Move-in ready. The parking stall #399 directly in front of unit allows for your personal electric vehicle charging station to be installed. And, if you install Solar PV, say "good-bye" to both electric and fuel bills - a significant cost savings! The parking stall in front of the unit also makes unloading your water toys or tools a breeze! Come home to North Kihei in the charming Kihei Villages community where Rainbow Shower trees seasonally cover the ground in flowers. This complex is conveniently located at the north end of Kihei with quick access to all directions on Maui,



including Lahaina. Just a couple minutes walk takes you to Sugar Beach (the longest beach on Maui) for lovely sunset strolls or for sunrise SUP and Canoe paddling sessions. Nearby is a 3 day Farmers Market, the Kihei Youth Center, Kenolio park and dog park, a basket ball court, Ululani's Shave Ice and a well supplied ABC store. Kihei Villages has a club house available for large gatherings. The convenience of this location provides for that longed-for life balance of work, play and sustenance all at your fingertips. Stop paying someone else's mortgage and claim your independence! Seller financing available with good references, proof of income and good credit history. Or, look into "first time home buyers" mortgages that only require a 3% down payment. Maintenance fees are included in the Association (HOA) dues of \$826/month (to be paid by seller for 1 year!) Call or text your favorite Realtor for a showing.

Please Note: Both Google and Apple maps are wrong! Enter Kihei Villages from Kenolio Rd., take 2nd right, look for visitor parking on left. Unit is on the left under the Rainbow Shower trees. Parking stall #399 in front of unit is available for showings.

Built in 1990

Essential Information

| | |
|----------------|-------------|
| MLS® # | 402785 |
| Price | \$593,000 |
| Bedrooms | 2 |
| Bathrooms | 1.50 |
| Square Footage | 750 |
| Acres | 24.00 |
| Year Built | 1990 |
| Type | Residential |
| Sub-Type | Condominium |
| Land Tenure | Fee Simple |

| | |
|--------|----------------------|
| Style | Low-Rise 1-3 Stories |
| Status | Closed |

Community Information

| | |
|---------------|---------------------------|
| Address | 140 Uwapo Rd, Unit 32-101 |
| Area | Kihei |
| Subdivision | Kihei Villages Ph.III |
| Building Name | Kihei Villages III |
| City | Kihei |
| State | HI |
| Zip Code | 96753 |

Amenities

| | |
|------------|-------------|
| View | Mountain(s) |
| Waterfront | None |

Interior

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

Exterior

| | |
|-------------------|----------------------|
| Exterior Features | Barbecue |
| Windows | Blinds, Drapes |
| Roof | Asphalt/Comp Shingle |
| Foundation | Concrete Slab |

Additional Information

| | |
|----------------|--------------------|
| Listed By | Tim Gardner Realty |
| Date Listed | July 4th, 2024 |
| Days on Market | 439 |
| Zoning | Apartment District |
| HOA Fees | 826 |
| HOA Fees Freq. | Monthly |

This information is believed to be accurate. It has been provided by sources other than the Realtors Assoc. of Maui and should not be relied upon without independent verification. You should conduct your own investigation and consult with appropriate professionals to determine the accuracy of the information provided and to answer any questions concerning the property and structures located thereon. Featured properties may or may not be listed by the office/agent presenting this brochure. Copyright, 1995-2015, REALTORS® Association of Maui, Inc. All Rights Reserved.