

\$465,000 - 3-3400 Kuhio Hwy B406, Lihue

MLS® #720778

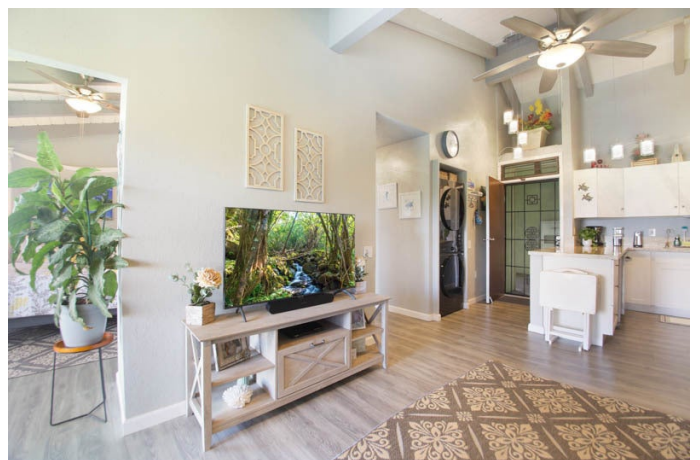
\$465,000

2 Bedroom, 1.00 Bathroom, 747 sqft

Residential on 0.00 Acres

HANAMAULU & KALAPAKI, Lihue, HI

This is a leasehold property. Sun Village is a Senior living 55 and older community that offers many amenities for you to enjoy a vibrant and active Kauai lifestyle with comfort and convenience.
Shopping, Restaurants, Golfing, Pickle Ball, Hiking, Beaches, Community Center, Lihue Airport & Medical Care are easily accessible.
Located on the top floor in Building B # 406 was thoughtfully remodeled and upgraded in 2022 to embrace natural light and highlight the sweeping mountain to the ocean views.
Tastefully decorated with a delicate beachy flair, 406B is being sold move in ready with all homewares included and completely furnished!
A perfect opportunity for Seniors who are downsizing, relocating, retiring or as a turnkey rental investment opportunity. (At Least one Resident must be 55 years or older)
Also included is one deeded parking spot, one 4 -6 ft storage locker, Garbage, Water, Cable and Internet.
2022 Upgraded Feature Include
Remodeled Kitchen
Remodeled Living Area
New Kitchen Cabinets
New Quartz Counter Tops
New Sink with Reverse Osmosis
New Garbage Disposal
New Light Fixtures “ Throughout New Ceiling Fans
New Flooring - Laminate
New Bathroom Counter Top & Cabinet
New Refrigerator - 2024
New Dishwasher
New Washer and Dryer 2024
New Stove
New Microwave
New Paint & Texturing



New Ceiling Fans
New Furnishings
2022-2024
New Homewares

Amenities include : Pool, Spa, Gym,
Recreation Center with Pool Table, Ping Pong
, Dance Floor , Kitchen, Library , Wood Shop ,
Shuffle Board & more
****Sun Village**
Leasehold ownership comes with an option to
purchase the lease converting it to Fee Simple
Ownership (Fee Simple Ownership details
must be independently verified with Sun
Village HOA) (Leasehold Renegotiation date
and End date of Leasehold date will be
verified by Associa Management Company in
Escrow

Built in 1980

Essential Information

MLS® #	720778
Price	\$465,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	747
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	3-3400 Kuhio Hwy B406
Subdivision	HANAMAULU & KALAPAKI
City	Lihue
State	HI
Zip Code	96766
Project	SUN VILLAGE-KAUAI

Amenities

Parking	Assigned, Deeded
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View	Mountain(s), Ocean Horizon, Sunrise
Has Pool	Yes

Interior

Interior Features	Cathedral Ceiling(s), Elevator
Appliances	Disposal, Dryer, Microwave Hood, Oven, Range, Refrigerator, Washer

Additional Information

Date Listed	May 12th, 2025
Days on Market	23
Zoning	R-20
HOA Fees	1065
HOA Fees Freq.	Monthly
Land Tenure	Leasehold

Listing Details

Listing Office	Kauai Realty, Inc.
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Listing information last updated on June 3rd, 2025 at 6:15pm HST