

## KAILUA-KONA DEVELOPMENT LAND FOR SALE

**Price:** \$4,500,000

**Address:** 74-4871 Palani Road, Kailua-Kona, HI 96740

**TMK:** 3/7-4-6:012

**Land Tenure:** Fee Simple

**Land Area:** 29.337 acres

**State LUD Designation:** "Agricultural"

**County Zoning:** A-1a, Agricultural, 1-acre minimum lot size

**Improvements:** Two-story dwelling with administrative offices built in 1994 plus farm accessory building built in 1995. Approximately 2,600sf under roof of home/office and another 1,416sf under roof of accessory building.

**Water:** County

**Electrical:** HELCO

**Cable TV:** Time Warner

**Telephone:** Hawaiian Telecom

**Highlights:** Fully entitled mini-estate project ready to go!! High barrier to entry market! Fee Simple acreage at the perfect Kona elevation, this land has a Planned Unit Development approval for 27 lots of one acre or more, and is close to subdivision approval. A former nursery, this property is quite picturesque and scenic. Great opportunity for development or land bank, or a spectacular estate!



### Comments

An absolutely ideal location with spectacular views, just minutes above Kailua-Kona town, the harbor and schools, and the airport. This site sits at "Palani Junction", the gateway to "Holualoa Town" and "Old Kona", with coffee trees, avocado, mango, rambutan and other agricultural products dotting the lush mountainside. Easy access to the resorts, golf courses, and other amenities of West Hawaii, but a world away from the hustle and bustle of city life. Great life-style options.

### Contact

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