

\$4,800,000 - Volcano Rd, Kurtistown

MLS® #720096

\$4,800,000

0 Bedroom, 0.00 Bathroom,

Land on 45.94 Acres

OLAA RESERVATION LOTS, Kurtistown, HI

Rare development opportunity! 45 Acres on Huina Road, Kurtistown, Hawai'i with Tentative Subdivision Approval for 40 one-acre lots! Current developer modeling lot to emulate beautiful local subdivisions such as Keaau Agriculture Lots and Ola Hou Estates.

Entitlement, Legal, and Civil Engineering work is well underway, positioning the project beyond early risk and on a clear path to final subdivision approval.

Project

Highlights:
â€¢ 45-acre lot with Tentative Subdivision Approval from Hawai'i County that is a short drive off the highway
â€¢ Property to be divided into 40 one-acre lots (some larger) with County Water allocations secured through May 2026
â€¢ Minutes from Hilo, Kamehameha Schools, restaurants, Keaâ€™au Shopping Center and the airport
â€¢ HELCO power and high-speed internet available in the area
â€¢ Potential for Mauna Kea Views!

Work Completed and In Progress Toward Final Approval:
â€¢ Use and Occupancy approval has been granted to bring a waterline onto the property
â€¢ A required stoplight at Huina Road on Highway 11 is already installed per approval requirements
â€¢ Topography has been completed after more than a year of work
â€¢ Okahara Engineering & Associates began the civil engineering in 2024
â€¢ Carlsmith Ball, LLP retained in early 2024 to manage DCCA registration and



legal work– CCRs + HOA docs
have been prepared, ready for DCCA
filing– Final subdivision map with
county revisions is nearing
approval––Video:
https://www.canva.com/design/DAG1_v-Alas/Ie50TcZdt2F6604fFk9KDg/watch?utm_content=DAG1_v-Alas&utm_campaign=designshare&utm_medium=link2&utm_source=uniquelinks&utlId=hc58ad81c44––New owner will
need to bring a larger county water pipe
across the highway, the UOA approval for
which has been granted. Offered for sale is
one 45 acre lot. No presales or individual lot
sales are available at this time. Buyer to verify
subdivision feasibility. MLS 720096 TMK
3-1-7-17-3

Essential Information

MLS® #	720096
Price	\$4,800,000
Bathrooms	0.00
Acres	45.94
Type	Land
Status	Active

Community Information

Address	Volcano Rd
Subdivision	OLAA RESERVATION LOTS
City	Kurtistown
State	HI
Zip Code	96760

Exterior

Lot Description	Wooded
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Additional Information

Date Listed	October 18th, 2025
Days on Market	5
Zoning	A-1A

Listing Details

Listing Office Coldwell Banker Island Properties - Kona

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