

\$309,000 - N/A, Pahala

MLS® #722511

\$309,000

0 Bedroom, 0.00 Bathroom,
Land on 5.93 Acres

MOAULA FARMS SUBDIVISION, Pahala, HI

SELLER OFFERING \$3000 to Buyers Closing Costs!
WOW! Rare 5.93-Acre Producing Kaâ€™u Coffee Farm â€” Fee Simple, No Lease
A truly rare find in the heart of Moaâ€™ula! This 5.93-acre fully producing Kaâ€™u Coffee Farm offers full ownership of both land and cropâ€”unlike many nearby properties, this is fee simple land with no lease attached. Itâ€™s an ideal opportunity to own and operate your very own agricultural estate in one of Hawaiâ€™iâ€™s most sought-after coffee regions.
Key Features:
Nearly 5 acres in active coffee cultivation, with an estimated 20,000 pounds of cherry hand-picked in 2024.
Prime elevation of 1,300â€”1,400 feet, ideal for high-quality Kaâ€™u coffee production.
Mature Norfolk Pine windbreaks line three sides of the property, planted in 1996 to protect crops and enhance growing conditions.
Unobstructed panoramic views of the Pacific Ocean and the Kaâ€™u Forest Reserve from the upper section of the farm.
Extremely clean, well-maintained rows with wide spacing for ease of mowing, fertilizing, spraying, and harvesting, Three internal grass pathways/greenways enable efficient access across the farmâ€”critical during harvest season and general upkeep.
Recently cleared and replanted area with 700 new Catimor coffee trees boosting future yield.
Location & Accessibility:
2.9 miles up the Old Cane Road above historic PÄ•hala, road access on three sides, allowing



for smooth entry and exit, Quick access to
Kaâ€™u Coffee Mill and MTZ Coffee Farms,
making transport and processing efficient and
close to Punaluâ€™u Black Sand Beach, scenic
hiking, and other natural
attractions.
Additional Info:
A recent
survey completed in 2022 (as part of the
subdivision) ensures clear boundaries and
provides confidence for future home/estate or
infrastructure additions.
Ideal if you're
looking for a working farm, an investment in
one of Hawaiâ€™iâ€™s fastest-growing
agricultural regions, or a peaceful off-grid
retreat with income potential.

Essential Information

MLS® #	722511
Price	\$309,000
Bathrooms	0.00
Acres	5.93
Type	Land
Sub-Type	Farm
Status	Active

Community Information

Address	N/A
Subdivision	MOAULA FARMS SUBDIVISION
City	Pahala
State	HI
Zip Code	96777

Exterior

Lot Description	Farm
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Additional Information

Date Listed	July 10th, 2025
Days on Market	105
Zoning	A-5A
HOA Fees	54.17

HOA Fees Freq. Monthly

Listing Details

Listing Office The Land Office, LLC

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