

\$1,101,800 - 1322 Ululani St, Hilo

MLS® #723513

\$1,101,800

0 Bedroom, 0.00 Bathroom,
Land on 0.90 Acres

WAIAKEA CANE LOTS, Hilo, HI

Rarely available larger lot in the urban core of Hilo, located within the Waiakea Cane Lots subdivision just blocks from the University of Hawaii Hilo. Listed at \$28 per square foot, this L-shaped parcel is being sold for land value and includes a planned 20-foot-wide driveway easement (not yet recorded) serving the property and rear neighboring lot. Situated in the State Urban District and designated HDU (High Density Urban) under Hawaii County's GP 2045, with RS-10 zoning, the property allows single-family residential use. Additional options such as duplexes, student housing, PUDs, or commercial development may be feasible with County approval. Buyer to consult with architect or planner for site-specific development potential. Additional due diligence period may be accommodated for qualified buyers. See attachments: Sewer Network Map, TMK Map, Urban Growth Areas Map.



Essential Information

MLS® #	723513
Price	\$1,101,800
Bathrooms	0.00
Acres	0.90
Type	Land
Status	Active

Community Information

Address	1322 Ululani St
Subdivision	WAIAKEA CANE LOTS
City	Hilo
State	HI
Zip Code	96720

Exterior

Lot Description	Cleared
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Additional Information

Date Listed	August 20th, 2025
Days on Market	63
Zoning	RS-10

Listing Details

Listing Office	PHP Properties
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