

\$6,925,000 - Moloaa Rd, Anahola

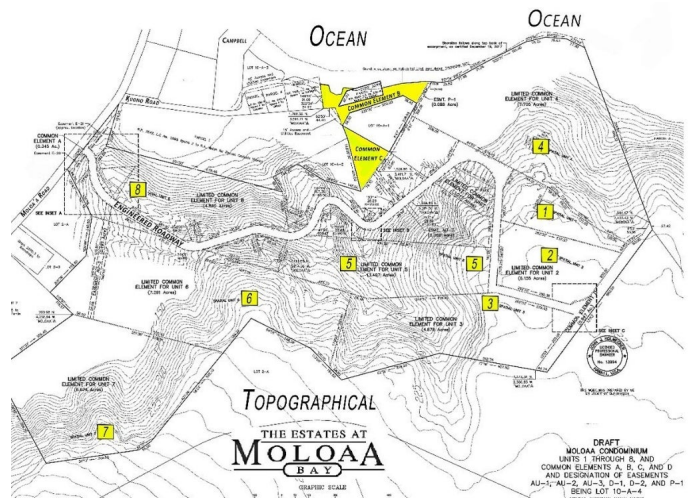
MLS® #663343

\$6,925,000

0 Bedroom, 0.00 Bathroom,
Land on 46.61 Acres

MOLOAA & KAAPUNA HUI LANDS, Anahola,
HI

BACK-UP OFFERS CONSIDERED! Ocean fronting CPR project #6359 at the entrance to Kauai's North Shore. Land possesses spectacular views of Moloa'a Bay, coastline and open ocean. Zoning = agricultural, open and conservation permits 8 home sites and one guest house. New Shoreline survey completed.
CPR project has engineered roadway from Bow Engineering (Attached). Electricity by KIUC at Moloa'a road. Water by individual private wells. Unit assessments, taxes to be determined. New owner to review and approve private roadway agreement (attached) and develop HOA dues to include maintenance. Individual Units are now offered for sale, 5,6,7 & 8 will be designated as being initially offered to owner/occupants. Letters of intent with proof of residency are required. Bulk sale to a subsequent developer will be required to make the same designation. Price assumes DCCA / permitted construction on Conservation District Unit #4.



Unit #	Acres	Sq. Ft.	Home Site Views	State Land Use Designation
1	3.317	144,489	Coastal & Bay Prime +	Ag/Open
2	6.17	268,765	Coastal & Bay Prime +	Ag/Open
3	5.94	258,746	Coastal & Bay Prime +	Ag/Open
4	7.705	335,630	Coastal & Bay Prime +	Conservation
5	3.733	162,609	Ocean & Mountains	Ag/Open
6	7.51	327,136	Ocean & Mountains	Open
7	5.2	226,512	Ocean & Mountains	Open
8	5.19	226,076	Ocean & Mountains	Open
Sub-Total:	44.765	1,949,963		
Common Area	-1.435			
Total	46.2			

Essential Information

MLS® #	663343
Price	\$6,925,000
Bathrooms	0.00
Acres	46.61
Type	Land
Status	Active Under Contract

Community Information

Address	Moloaa Rd
Subdivision	MOLOAA & KAAPUNA HUI LANDS
City	Anahola
State	HI
Zip Code	96703
Condo Name	ESTATES AT MOLOAA BAY

Amenities

View	Bay, Coastline, Forest, Mountain(s), Ocean, Ocean Horizon
Is Waterfront	Yes
Waterfront	Almost Oceanfront

Exterior

Lot Description	See Remarks, Wooded
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Additional Information

Date Listed	June 30th, 2022
Days on Market	1199
Zoning	A

Listing Details

Listing Office	RE/MAX Kauai - Princeville Office
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Listing information last updated on October 11th, 2025 at 7:19pm HST