
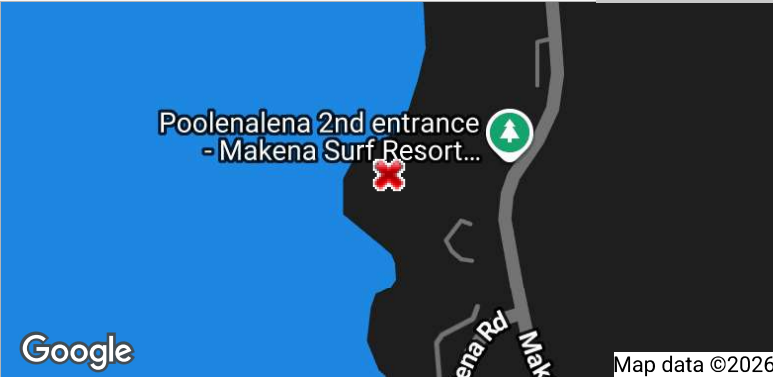



Condominium - Realtors Association of Maui	Date: 04/24/2026	Agent Listing Synopsis
		
Video/Virtual Tour 3D Tour Branded/Syndication Tour	Agent Hit Count 168 Client Hit Count 74 Assoc Docs: 0	

MLS #: 407755 SOLD	Building: Makena Surf	Unit: A103	List Price: \$10,000,000	Fee Simple
Beds/Baths: 3 , 3.50	Floor Level: 1	Fee Price \$:	Original Price: \$11,995,000	
Living Area SqFt: 3,415	TMK : 2 -2 -1 -007 - 095 - 0089		Potential Short Sale: No	
Lanai SqFt-Covered/Uncov: 934/	Address: 4850 MAKENA ALANUI Rd		REO: No	
Land Area SF/Acres: 706979 / 16.2300	District: Wailea/Makena		Listing Date: 11/14/2025	DOM: 136
Year Built/Remodeled: 1989 ,	Maintenance Fee \$/Mo \$6,082.95		Listing: Exclusive Right to Sell	
Pool: In-Ground	Association Dues:		Sold Price: \$9,000,000	Concessions Y
View: Ocean	Special Assessment \$:		Contract Date: 2/18/2026	Short Sale N
Waterfront: BeachFront	Taxes Per \$/Mo:	Total Exemption:	Closing Date 3/30/2026	
Waterfront Unit: Yes	Reneg Date:	Lease Exp. Date:	Sold Terms Conventional	
Pets Allowed: No	Lessor:		Short Term Rental Allowed: Yes	
Central A/C: y	Lease Rent \$/Mo.:		Source Rntl Info: County Records	
Room A/C #:	Neighborhood: Makena		Photo-Voltaic Installed: No	
Managed By:				
Subdivision: Makena Surf				
Included: Blinds, Ceiling Fan(s), Dishwasher, Dryer, Furnished, Inventory, Kitchen Ware, Linens, Microwave, Range, Refrigerator, TV Cable, Washing Machine				

Public Remarks:

Introducing Makena Surf A103, the only original three-bedroom home in this iconic oceanfront community. This single-level residence offers 3,415 sq ft of interior living space plus an additional 900+ sq ft of covered lanai, all set against spectacular ocean views along Makena's pristine coastline. Located at Makena Surf, one of Maui's premier beachfront properties, A103 blends privacy, space, and an unbeatable location. Designed with classic Hawaiiana influence, the home is accented by a curated collection of vintage island artwork that adds warmth, character, and a sense of place throughout. The expansive great room opens to a generous ocean-facing lanai ideal for sunrise coffee, sunset dining, whale-watching season, and year-round indoor-outdoor living. The eat-in kitchen offers abundant counter space and storage. Entertain in the dining area, that is perfect for hosting family and friends after a day on local beaches or exploring all that Maui has to offer. Each bedroom includes its own ensuite bathroom, providing comfort and privacy for guests. The primary suite features beautiful ocean views and direct access to a private lanai. Set on 15 acres of gated, low-density oceanfront land, Makena Surf offers resort-style amenities including two pools, pickleball and tennis courts, tropical landscaping, beach access, and some of Maui's best snorkeling right out front. This is Makena living at its finest, where ocean, luxury, and location come together in one extraordinary home.

REALTOR Remarks:

Buyer Credit at Close for J-1 and carpet \$13,500. Please contact: Nancy Beebe (RS-80786) 808-280-8579 for information or to set up showings. All furnishings and artwork collection are included in the sale. This property is Hotel Zoned. Monthly Maintenance Fee \$4,041.02 and Capital Reserve Contribution of \$1,706.55. (Special Assessment \$2,908.79 ended in August 2025 for increase in insurance premiums). An inventory list will be provided. Please consider Tori LaPolla with Fidelity National Title, as preliminary work has been done. The information herein may contain inaccuracies and is provided without warranty or guaranty of any kind. Agents and Buyers must independently verify any info they deem material or important to their purchase or any oAered price there under.

Agent: Nancy Beebe	RS-80786 Phone: Cell: 808-280-8579	nancybeebemaui@gmail.com
Listing Office: Hawaii Life (W)	Phone: 800-677-5028	
Co-Listing Agent		
Buyers Agent: Max Blair	Cell: 808-866-2334	
Buyers Broker: Coldwell Banker Island Prop(S) - 808-874-8668	Co-Buyers Agent:	

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