

**Pats at Punaluu 53-567 Kamehameha Highway Unit 215, Hauula 96717 Pats at Punaluu**

|                              |                                    |                                                          |
|------------------------------|------------------------------------|----------------------------------------------------------|
| Status: Expired              | MLS#: <a href="#">201603780</a>    | Parcel#: <a href="#">1-5-3-008-002-0031</a>              |
| List Price: \$299,000        | Original Price: \$215,000          | Price Change: \$84,000                                   |
| Beds: 1   Baths: 1/0         | Year Built: 1975                   | Remodeled:                                               |
| Region: Kaneohe              | Neighborhood: Punaluu              | Building: Pats At Punaluu                                |
| Living Sq Ft: 726            | Other Sq Ft: 0                     | Total Sq Ft: 854                                         |
| Land Sq Ft: 126,672          | Land Tenure: FS - Fee Simple       | Lanai Sq Ft: 128                                         |
| Total Parking: 1             | Date Listed: 02-17-2016            | Days on Market: 365                                      |
| View: Ocean                  | Frontage: Ocean, Sandy Beach       | Type: Condo/Townhouse                                    |
| Assessed Building: \$181,100 | Assessed Land: \$71,800            | Assessed Value: \$252,900                                |
| Taxes: \$75   Year: 2015     | Maintenance Fee: \$729             | Association Fee: \$0                                     |
| Flood Zone: Zone AE          | Stories: Three+, 8-14              | CPR: No                                                  |
| Condition: Average           | Parking: Assigned, Guest, Open - 1 | <a href="#">Zoning</a> : 12 - A-2 Medium Density Apartme |
| Elementary: Kaaawa           | Middle School: Kahuku              | High School: Kahuku                                      |

**Public Remarks:** Pats at Punaluu #215 is located on the North Shore of Oahu. This beach front 1 bedroom condo is set on a tropical white sandy beach. Fully equipped kitchen and washer dryer in unit. Swim with turtles and tropical fish in a reef-protected ocean. In the winter, watch whales from the large lanai. Enjoy the trade winds year round. Relax Hawaiian style on this home or vacation rental. Located 25 minutes from Kaneohe Town and 25 minutes from Haleiwa Town. Building recently renovated and maintenance fee expected to drop considerably on sale of restaurant portion Pool, sauna, gym BBQ area, meeting room with kitchen, car wash area, trash chute, resident manager, on-site security and on busline close to BYU and PCC. **Sale Conditions:** None \* [Photos](#), [History](#)

**Inclusions:** Dryer, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** BBQ, Exercise Room, Meeting Room, Other, Pool on Property, Resident Manager, Security Guard **Utilities:** **Construction:** Above Ground, Concrete, Double Wall, Other, Slab **Lot Features:** **Floor:** Ceramic Tile, Other **Disclosures:** Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** Partial **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Above Ground, Concrete, Double Wall, Other, Slab **Roof:** **Flooring:** Ceramic Tile, Other **Security Features:** Card, Keyed Elevator, Security Patrol, Video **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 5839100

