

Pats At Punaluu 53-567 Kamehameha Highway Unit 3, Hauula 96717 Pats At Punaluu

Status: Expired	MLS#: 201704660	Parcel#: 1-5-3-008-002-0115
List Price: \$698,000	Original Price: \$849,000	Price Change: \$-151,000
Beds: 2 Baths: 2/1	Year Built: 1975	Remodeled: 2015
Region: Kaneohe	Neighborhood: Punaluu	Building: Pats At Punaluu
Living Sq Ft: 1,900	Other Sq Ft: 0	Total Sq Ft: 2,400
Land Sq Ft: 126,672	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 500
Total Parking: 2	Date Listed: 02-27-2017	Days on Market: 354
View: Mountain, Ocean, Sunrise, Sunset	Frontage: Ocean, Sandy Beach	Type: Condo/Townhouse
Assessed Building: \$431,900	Assessed Land: \$216,200	Assessed Value: \$648,100
Taxes: \$206 Year: 2016	Maintenance Fee: \$2,016	Association Fee: \$0
Flood Zone: Zone AE	Stories: Split Level	CPR: No
Condition: Excellent	Parking: Covered - 2	Zoning : 12 - A-2 Medium Density Apartme
Elementary: Hauula	Middle School: Kahuku	High School: Kahuku

Public Remarks: The sellers are motivated so picture yourself relaxing in the breeze on your lanai overlooking the gorgeous East Oahu coastline or enjoying the secluded sandy beach below. Whether you're spotting whales spouting out front or enjoying a swim in the clear Hawaiian waters, you'll appreciate every second of it. This tastefully remodeled, split level penthouse is just minutes away from grocery stores, top tourist attractions like the Polynesian Cultural Center and some of Hawaii's most beautiful North Shore beaches. Live in it full time or enjoy an attractive, turn key rental unit. Listed below appraisal value and featured on HGTV's, "Beach Hunters" 1/1/18! Furnishings negotiable. **Sale**
Conditions: None * [Photos](#), [History](#)

Inclusions: Cable TV, Ceiling Fan, Chandelier, Dishwasher, Disposal, Drapes, Dryer, Microwave Hood, Microwave, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** BBQ, Exercise Room, Meeting Room, Patio/Deck, Pool on Property, Resident Manager, Security Guard, Trash Chute **Utilities:** **Construction:** Concrete **Lot Features:** **Floor:** Laminate **Disclosures:** Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** Full **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Concrete **Roof:** **Flooring:** Laminate **SecurityFeatures:** Keyed Elevator, Security Patrol, Video **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 808-593-9100



