Puu Alii 2-2 46-160 Kiowai Street Unit 2313, Kaneohe 96744 Puu Alii 2-2

Status: Sold	MLS#: **202302803**	Parcel#: **1-4-6-002-033-0029**
List Price: $525,000	Original Price: $525,000	Price Change: $0
Beds: 1 | Baths: 1/0	Year Built: 1981	Remodeled:
Region: Kaneohe	Neighborhood: Puualii	Building: Puu Alii 2-2
Living Sq Ft: 729	Other Sq Ft: 0	Total Sq Ft: 1,096
Land Sq Ft: 172,628	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 367
Total Parking: 1	Date Listed: 02-17-2023	Days on Market: 59
View: Garden	Frontage:	Type: Condo/Townhouse
Assessed Building: $400,700	Assessed Land: $124,200	Assessed Value: $524,900
Taxes: $153 | Year: 2022	Maintenence Fee: $325	Association Fee: $571
Flood Zone: Zone X	Stories: Two	CPR: No
Condition: Above Average	Parking: Assigned, Covered - 1, Guest	Zoning: 12 - A-2 Medium Density Apartme
Close Price: $520,000	Close Date: 05-31-2023	Financing: VA | Concessions:
Elementary: Heeia	Middle School: King	High School: Castle

Public Remarks: Peaceful and quiet ground floor unit with your own lanai next to a koi pond and lush green landscape and waterfall. Puu Alii Community Association has 3 pools, tennis courts and walking/jogging paths. New stack washer and dryer, new ceiling fans with lights, new bathroom vent. Puu Alii AOAO MF $324.84 and Puu Alii Community Association MF $570.77. On or more photos has virtual staging. **Sale Conditions:** None * Photos, History

Inclusions: Dryer, Microwave Hood, Range/Oven, Refrigerator, Washer **Amenities:** BBQ, Meeting Room, Patio/Deck, Pool on Property, Recreation Area, Resident Manager, Sauna, Security Guard, Tennis Court, Walking/Jogging Path, Whirlpool **Utilities: Construction:** Concrete, Double Wall, Masonry/Stucco, Slab, Wood Frame **Lot Features: Floor:** Ceramic Tile, W/W Carpet **Disclosures:** Pet on Property, Pets Allowed (Verify), Property Disclosure Stmt **Land Recorded:** Dual Systems **Furnished:** None **Architectural Style:** Townhouse **Construction Materials:** Concrete,Double Wall,Masonry/Stucco,Slab,Wood Frame **Roof: Flooring:** Ceramic Tile,W/W Carpet **SecurityFeatures:** Key,Security Patrol **Easements: Set Backs: Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 8085939100