

Windward Passage 322 Aolaa Street Unit 208, Kailua 96734 Windward Passage

Status: Expired	MLS#: 202428702	Parcel#: 1-4-2-001-046-0008
List Price: \$498,000	Original Price: \$530,000	Price Change: \$-32,000
Beds: 1 Baths: 1/0	Year Built: 1979	Remodeled:
Region: Kailua	Neighborhood: Kailua Town	Building: Windward Passage
Living Sq Ft: 737	Other Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 126 0	Total Sq Ft: 737
Land Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 130 0	Land Tenure: FS - Fee Simple	Lanai Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 132 0
Total Parking: 1	Date Listed: 01-16-2025	Days on Market: 123
View: None	Frontage: Deprecated: str_replace(): Passing null to parameter #3 (\$subject) of type array string is deprecated in /home/oahure/public_html/PDF_Summary.php on line 141	Type: Condo/Townhouse
Assessed Building: \$518,500	Assessed Land: \$89,600	Assessed Value: \$608,100
Taxes: \$122 Year: 2025	Maintenance Fee: \$798	Association Fee: \$0
Flood Zone: Zone X	Stories: 21+	CPR: No
Condition: Fair	Parking: Assigned, Covered - 1, Guest, Secured Entry	Zoning : 12 - A-2 Medium Density Apartme
Elementary:	Middle School:	High School:

Public Remarks: NEW PRICE! One or more photos have been enhanced.Experience the Kailua Lifestyle. This 1-bedroom, 1-bathroom Windward Passage unit—Kailua's only luxury high-rise condominium—offers an exceptional opportunity to become part of a vibrant, sought-after community. Floor-to-ceiling windows that fill the space with natural light. The unit is a blank canvas, ready for the right buyer to bring their imagination and trusted contractor to transform it into a personalized island retreat. Windward Passage offers the security and comfort along with premium amenities, including a heated pool, fitness room, tennis courts, BBQ area, Carwash, fire sprinkler, meeting room, resident manager, sauna, trash chute, security guard and storage. One secured parking stall is included for added convenience. Pet friendly building with a dog park. Just a short stroll away, you'll find the famous Kailua Beach, restaurants, grocery stores, shopping, parks, and schools—everything you need to embrace the island lifestyle. Schedule a showing today and envision the possibilities! Some photos have been virtually staged. **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: Blinds, Ceiling Fan, Dryer, Range/Oven, Refrigerator, Washer **Amenities:** BBQ, Car Wash, Condo Association Pool, Dog Park, Exercise Room, Fire Sprinkler, Patio/Deck, Recreation Area, Resident Manager, Sauna, Security Guard, Storage, Tennis Court, Trash Chute **Utilities:**

Deprecated: str_replace(): Passing null to parameter #3 (\$subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **206**

Construction: Concrete **Lot Features:**

Deprecated: str_replace(): Passing null to parameter #3 (\$subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **216**

Floor: Ceramic Tile, W/W Carpet **Disclosures:** Pets Allowed (Verify), Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Concrete **Roof:** **Flooring:** Ceramic Tile,W/W Carpet **SecurityFeatures:** Security Patrol,Video **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 808-593-9100