

## Windward Cove 1020 Aoloa Place Unit 109B, Kailua 96734 Windward Cove

Status: Sold	MLS#: <a href="#">202504776</a>	Parcel#: <a href="#">1-4-2-001-050-0017</a>
List Price: \$785,000	Original Price: \$855,000	Price Change: \$-70,000
Beds: 3   Baths: 2/0	Year Built: 1980	Remodeled:
Region: Kailua	Neighborhood: Kailua Town	Building: Windward Cove
Living Sq Ft: 1,200	Other Sq Ft: <b>Deprecated:</b> number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in <a href="#">/home/oahure/public_html/PDF_Summary.php</a> on line 1260	Total Sq Ft: 1,320
Land Sq Ft: 142,833	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 120
Total Parking: 2	Date Listed: 02-11-2025	Days on Market: 164
View: Garden	Frontage: Lake/Pond, Waterfront	Type: Condo/Townhouse
Assessed Building: \$625,700	Assessed Land: \$277,200	Assessed Value: \$902,900
Taxes: \$261   Year: 2025	Maintenance Fee: \$1,311	Association Fee: \$0
Flood Zone: Zone X	Stories: One	CPR: No
Condition: Excellent	Parking: Assigned, Covered - 1, Open - 1, Tandem	<a href="#">Zoning:</a> 12 - A-2 Medium Density Apartme
Close Price: \$725,000	Close Date: 09-29-2025	Financing: VA   Concessions:
Elementary:	Middle School:	High School:

**Public Remarks:** Lowest Priced 3 bed/2 bath in Kailua Beautifully refreshed ground floor 3-bed, 2-bath in highly sought-after Windward Cove, a secure gated community located just 1 mile from iconic Kailua Beach. This private unit features a tranquil lanai overlooking lush water features and includes two tandem parking stalls in the gated garage Recent upgrades include fresh interior paint (2025), new water heater (2021), new dishwasher (2024), new washer/dryer (2024), and new microwave (2025). Located steps from the on-site dog park—perfect for pet lovers Windward Cove is a low-density community with only 88 units, Board of Directors voted not to raise HOA dues in 2025 and HOA fees include a group cable package Resort Style Amenities include: Resort-style pool, spa, and sauna, Renovated recreation room available for resident parties, Rooftop deck with mountain views, Tennis and pickleball courts, EV charging stations, On-site management and secure entry, Ample guest parking, Beautifully maintained koi ponds and water features throughout, Dog park steps away Enjoy peaceful cul-de-sac living just minutes from Whole Foods, Target, restaurants, and Kailua’s vibrant shopping and café scene. **Sale Conditions:** None \* [Photos](#), [History](#)

**Inclusions:** Auto Garage Door Opener, Blinds, Cable TV, Ceiling Fan, Convection Oven, Dishwasher, Disposal, Drapes, Dryer, Microwave Hood, Microwave, Range/Oven, Refrigerator, Smoke Detector, Washer, Water Heater **Amenities:** BBQ, Car Wash, Club House, Dog Park, Fire Sprinkler, Heated Pool, Meeting Room, Patio/Deck, Pool on Property, Recreation Room, Resident Manager, Sauna, Security Guard, Storage, Tennis Court, Trash Chute, Walking/Jogging Path, Wall/Fence, Whirlpool **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:** Laminate **Disclosures:** Call Listor, Pets Allowed (Verify), See Remarks **Land Recorded:** Regular System **Furnished:** None **Architectural Style:** Low-Rise 6 or Less Stories,Townhouse **Construction Materials:** Concrete **Roof:** **Flooring:** Laminate **SecurityFeatures:** Gated Community,Key,Security Patrol,Video **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 808-593-9100

