Spinnaker 91-1021 Kaipalaoa Street Unit 806, Ewa Beach 96706 Spinnaker

Status: Sold	MLS#: **202609425**	Parcel#: **1-9-1-012-040-0036**
List Price: $730,000	Original Price: $725,000	Price Change: $5,000
Beds: 3 | Baths: 2/0	Year Built: 2005	Remodeled:
Region: Ewaplain	Neighborhood: Ocean Pointe	Building: Spinnaker
Living Sq Ft: 1,001	Other Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **126** 0	Total Sq Ft: 1,067
Land Sq Ft: 5,893	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 66
Total Parking: 2	Date Listed: 06-26-2026	Days on Market: 5
View: City, Garden	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: $296,600	Assessed Land: $347,400	Assessed Value: $644,000
Taxes: $157 | Year: 2026	Maintenence Fee: $581	Association Fee: $67
Flood Zone: Zone D	Stories: One	CPR: No
Condition: Excellent, Above Average	Parking: Garage, Guest	Zoning: 05 - R-5 Residential District
Close Price: $730,000	Close Date: 10-02-2026	Financing: Assumption,VA | Concessions:
Elementary:	Middle School:	High School:

Public Remarks: 3.00% VA ASSUMABLE LOAN! Approx. PITI $3,483.98/month | Est. Assumption Gap ~$44K (based on an approximate $681,000 loan balance as of April 2026). Rarely does a home like this become available! Featuring one of the most desirable single-level floor plans in Spinnaker at Ocean Pointe, this rare corner end-unit offers added privacy with only two single-story homes located at each end of the building—a highly sought-after layout that seldom comes on the market. Beautifully maintained, this 3-bedroom, 2-bath home combines exceptional financing, outstanding condition, and everyday convenience. Move-in ready with a bright, open floor plan, brand-new central A/C (June 2026), a spacious 2-car garage, and plentiful guest parking just steps away. Ideally located near parks, schools, golf courses, beaches, Wai Kai, Ka Makana Ali?i, shopping, and dining, this home offers the best of island living. A rare combination of a highly desirable floor plan, premium end-unit location, move-in-ready condition, and a 3.00% VA assumable loan makes this an opportunity you won't want to miss. **Sale Conditions:** None * Photos, History

Inclusions: AC Central, Auto Garage Door Opener, Blinds, Book Shelves, Cable TV, Ceiling Fan, Chandelier, Dishwasher, Disposal, Dryer, Microwave Hood, Range/Oven, Refrigerator, Smoke Detector, Washer, Water Heater **Amenities:** BBQ, Community Association Pool, Fire Sprinkler, Patio/Deck, Playground, Pool on Property, Private Yard, Recreation Room, Resident Manager, Storage, Walking/Jogging Path, Wall/Fence, Whirlpool **Utilities:**
Deprecated: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **206**
Construction: Above Ground, Double Wall, Slab, Steel Frame **Lot Features:**
Deprecated: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **216**
Floor: Ceramic Tile, Hardwood **Disclosures:** Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** Townhouse **Construction Materials:** Above Ground,Double Wall,Slab,Steel Frame **Roof: Flooring:** Ceramic Tile,Hardwood **SecurityFeatures:** Key **Easements: Set Backs: Special Listing Conditions:** None **Management Company:** Associa **Management Company Phone:** 808-836-0911