

Windward Harbour 1030 Aoloa Place Unit 9409A, Kailua 96734 * Windward Harbour ***\$359,000**

Sold Price: \$337,600	Sold Date: 03-21-2012	Sold Ratio: 94%
Beds: 1	MLS#: 1200431, FS	Year Built: 1980
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 865	List Date & DOM: 01-12-2012 & 7	Total Parking: 1
Land Sq. Ft.: 160,693	Condition: Average	Assessed Value
Lanai Sq. Ft.: 440	Frontage:	Building: \$275,600
Sq. Ft. Other: 0	Tax/Year: \$108/2011	Land: \$94,600
Total Sq. Ft. 1,305	Neighborhood: Kailua Town	Total: \$370,200
Maint./Assoc. \$520 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: / No
Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry	Frontage:	
Zoning :	View: Garden, Mountain, Sunrise	

Public Remarks: Freshly painted with some other minor upgrades makes this unit ready to move in or rent out. Unit on the cool, Lanikai side of the building with great breezes and view. Relax and soak in the Vitamin D on your 440 sf rooftop lanai. Wonderful amenities in this complex. Perfect location and walking distance to Kailua's shopping center. **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kalaheo](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1030 Aoloa Place 9409A	\$359,000	1 & 1/0	865 \$415	160,693 \$2	440	0%	4	7

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1030 Aoloa Place 9409A	\$108 \$520 \$0	\$94,600	\$275,600	\$370,200	97%	1980 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1030 Aoloa Place 9409A	\$337,600	03-21-2012	94%	94%	Conventional

[1030 Aoloa Place 9409A](#) - MLS#: **1200431** - Freshly painted with some other minor upgrades makes this unit ready to move in or rent out. Unit on the cool, Lanikai side of the building with great breezes and view. Relax and soak in the Vitamin D on your 440 sf rooftop lanai. Wonderful amenities in this complex. Perfect location and walking distance to Kailua's shopping center. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Average **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** Garden, Mountain, Sunrise **Frontage:** **Pool:** **Zoning:** **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kalaheo](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number