Puu Alii 1-4 46-057 Aliianela Place Unit 1623, Kaneohe 96744 * Puu Alii 1-4 * $625,000

Sold Price: $625,000	Sold Date: 12-31-2018	Sold Ratio: 100%
Beds: **3**	MLS#: **201821975, FS**	Year Built: **1979**
Bath: **2/0**	Status: **Sold**	Remodeled: **2009**
Living Sq. Ft.: **1,277**	List Date & DOM: **10-30-2018** & **6**	Total Parking: **2**
Land Sq. Ft.: **123,972**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **84**	Frontage:	Building: **$524,100**
Sq. Ft. Other: **0**	Tax/Year: **$165/2018**	Land: **$121,200**
Total Sq. Ft. **1,361**	Neighborhood: **Puualii**	Total: **$645,300**
Maint./Assoc. **$274 / $454**	Flood Zone: **Zone X - Tool**	Stories / CPR: **Two / No**
Parking: **Assigned, Garage, Guest, Open - 1, Tandem**	Frontage:	
Zoning: **03 - R10 - Residential District**	View: **Mountain**	

Public Remarks: From Kaneohe “breadbasket of O’ahu,” this lovely townhome perches high above. Multi-level living w/ 1-car enclosed garage below offers spacious interiors. An outdoor stall & guest parking, too. Gorgeous Wellborn cabinetry & formed solid surface counters; inviting master suite on first floor & mirror image bedrooms/ full bath upstairs. Custom blinds in living/dining & Venetian blinds in bedrooms. 4 split AC’s keep you comfortable in hot/ humid weather; beautiful grounds & amenities. Mainstream Kaneohe town within walking distance; comfortable, local lifestyle abounds. **Sale Conditions:** None
Schools: Parker, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
46-057 Aliianela Place 1623	$625,000	3 & 2/0	1,277 | $489	123,972 | $5	84	60%	2	6

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-057 Aliianela Place 1623	$165 | $274 | $454	$121,200	$524,100	$645,300	97%	1979 & 2009

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-057 Aliianela Place 1623	$625,000	12-31-2018	100%	100%	Conventional

46-057 Aliianela Place 1623 - MLS#: 201821975 - From Kaneohe “breadbasket of O’ahu,” this lovely townhome perches high above. Multi-level living w/ 1-car enclosed garage below offers spacious interiors. An outdoor stall & guest parking, too. Gorgeous Wellborn cabinetry & formed solid surface counters; inviting master suite on first floor & mirror image bedrooms/ full bath upstairs. Custom blinds in living/dining & Venetian blinds in bedrooms. 4 split AC’s keep you comfortable in hot/ humid weather; beautiful grounds & amenities. Mainstream Kaneohe town within walking distance; comfortable, local lifestyle abounds. **Region:** Kaneohe **Neighborhood:** Puualii **Condition:** Excellent **Parking:** Assigned, Garage, Guest, Open - 1, Tandem **Total Parking:** 2 **View:** Mountain **Frontage: Pool: Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** Parker, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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