

Poincia Manor 1015 Aoloa Place Unit 450, Kailua 96734 * Poincia Manor * \$510,000 *

Originally \$554,500

Sold Price: \$510,000	Sold Date: 01-29-2019	Sold Ratio: 100%
Beds: 2	MLS#: 201824973, FS	Year Built: 1975
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 959	List Date & DOM: 09-25-2018 & 99	Total Parking: 2
Land Sq. Ft.: 220,762	Condition: Above Average, Excellent	Assessed Value
Lanai Sq. Ft.: 82	Frontage:	Building: \$409,700
Sq. Ft. Other: 0	Tax/Year: \$154/2017	Land: \$143,200
Total Sq. Ft. 1,041	Neighborhood: Kailua Town	Total: \$552,900
Maint./Assoc. \$700 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: / No
Parking: Assigned, Covered - 2, Street	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden	

Public Remarks: Nestled at the edge of Kailua town lies a peaceful retreat known as Poincia Manor. Minutes from fine dining, one of the 10 best beaches in the world and unique boutiques. Charming paths through the property coupled with useable amenities combine to make this Kailua living at it's best. Recently renovated within the last three years. Soaring ceilings in the living space plus well laid-out bedrooms, and a easy to use kitchen complete this Kailua retreat. **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1015 Aoloa Place 450	\$510,000	2 & 2/0	959 \$532	220,762 \$2	82	51%	4	99

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 Aoloa Place 450	\$154 \$700 \$0	\$143,200	\$409,700	\$552,900	92%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 Aoloa Place 450	\$510,000	01-29-2019	100%	92%	Conventional

[1015 Aoloa Place 450](#) - MLS#: [201824973](#) - Original price was \$554,500 - Nestled at the edge of Kailua town lies a peaceful retreat known as Poincia Manor. Minutes from fine dining, one of the 10 best beaches in the world and unique boutiques. Charming paths through the property coupled with useable amenities combine to make this Kailua living at it's best. Recently renovated within the last three years. Soaring ceilings in the living space plus well laid-out bedrooms, and a easy to use kitchen complete this Kailua retreat. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Excellent **Parking:** Assigned, Covered - 2, Street **Total Parking:** 2 **View:** Garden **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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