

Puu Alii 1-4 46-033 Aliianela Place Unit 1913, Kaneohe 96744 * Puu Alii 1-4 * \$590,000 *

Originally \$622,000

Sold Price: \$585,000	Sold Date: 08-15-2019	Sold Ratio: 99%
Beds: 2	MLS#: 201831770, FS	Year Built: 1980
Bath: 2/0	Status: Sold	Remodeled: 2017
Living Sq. Ft.: 974	List Date & DOM: 03-01-2019 & 115	Total Parking: 2
Land Sq. Ft.: 55,278	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 84	Frontage: Other	Building: \$413,600
Sq. Ft. Other: 0	Tax/Year: \$151/2018	Land: \$103,300
Total Sq. Ft. 1,058	Neighborhood: Puualii	Total: \$516,900
Maint./Assoc. \$185 / \$455	Flood Zone : Zone X - Tool	Stories / CPR: Two / No
Parking: Assigned, Garage, Open - 1	Frontage: Other	
Zoning : 03 - R10 - Residential District	View: Garden	

Public Remarks: Recent price reduction makes this 2 bedroom, lush contemporary-styled town home even more desirable! The work's all done and we are move-in ready whether you are a resident or an investor. Sellers thoughtfully detailed new kitchen, baths, flooring, appliances, even the windows, all replaced to bring the unit into like-new condition. Split level, bedrooms/baths downstairs, kitchen and living areas at ground floor level. Enclosed 1 car garage plus 1 open parking stall. Beautiful grounds, pet friendly and ready for new owners to grow their story. **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
46-033 Aliianela Place 1913	\$590,000	2 & 2/0	974 \$606	55,278 \$11	84	60%	0	115

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-033 Aliianela Place 1913	\$151 \$185 \$455	\$103,300	\$413,600	\$516,900	114%	1980 & 2017

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-033 Aliianela Place 1913	\$585,000	08-15-2019	99%	94%	Cash

[46-033 Aliianela Place 1913](#) - MLS#: **201831770** - Original price was \$622,000 - Recent price reduction makes this 2 bedroom, lush contemporary-styled town home even more desirable! The work's all done and we are move-in ready whether you are a resident or an investor. Sellers thoughtfully detailed new kitchen, baths, flooring, appliances, even the windows, all replaced to bring the unit into like-new condition. Split level, bedrooms/baths downstairs, kitchen and living areas at ground floor level. Enclosed 1 car garage plus 1 open parking stall. Beautiful grounds, pet friendly and ready for new owners to grow their story. **Region:** Kaneohe **Neighborhood:** Puualii **Condition:** Excellent **Parking:** Assigned, Garage, Open - 1 **Total Parking:** 2 **View:** Garden **Frontage:** Other **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