

PoINCIANA Manor 1015 AolOA Place Unit 350, Kailua 96734 * PoINCIANA Manor * \$519,000

Sold Price: \$525,000 Sold Date: 02-27-2019 Sold Ratio: 101%
 Beds: **2** MLS#: **201901824, FS** Year Built: **1975**
 Bath: **2/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **959** List Date & DOM: **01-23-2019 & 12** Total Parking: **2**
 Land Sq. Ft.: **220,762** Condition: **Above Average, Excellent** [Assessed Value](#)
 Lanai Sq. Ft.: **82** Frontage: Building: **\$410,600**
 Sq. Ft. Other: **0** Tax/Year: **\$138/2018** Land: **\$143,200**
 Total Sq. Ft. **1,041** Neighborhood: **Kailua Town** Total: **\$553,800**
 Maint./Assoc. **\$721 / \$0** [Flood Zone](#): **Zone X - Tool** Stories / CPR: **Three / No**
 Parking: **Covered - 2** Frontage:
[Zoning](#): **12 - A-2 Medium Density Apartme** View: **Garden**

Public Remarks: Enjoy the lifestyle of Kailua with this beautifully upgraded home, priced to sell! Within minutes, you can be at the sparking beach, at a great restaurant or taking a stroll through Kailua town. This home features stainless steel appliances, custom built-in wood kitchen cabinets and entertainment center, and upgraded bathrooms. The location of this unit is amazing! It overlooks beautiful gardens with water features and walking paths. It gets great trade-wind breezes and does not get hot due to direct sunlight. Come home and unwind on your lanai while you enjoy the peace and tranquility. Easy to see and move in ready. It also comes with two covered parking stalls conveniently located near the elevator. **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 350	\$519,000	2 & 2/0	959 \$541	220,762 \$2	82	51%	3	12

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 AolOA Place 350	\$138 \$721 \$0	\$143,200	\$410,600	\$553,800	94%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 AolOA Place 350	\$525,000	02-27-2019	101%	101%	VA

[1015 AolOA Place 350](#) - MLS#: [201901824](#) - Enjoy the lifestyle of Kailua with this beautifully upgraded home, priced to sell! Within minutes, you can be at the sparking beach, at a great restaurant or taking a stroll through Kailua town. This home features stainless steel appliances, custom built-in wood kitchen cabinets and entertainment center, and upgraded bathrooms. The location of this unit is amazing! It overlooks beautiful gardens with water features and walking paths. It gets great trade-wind breezes and does not get hot due to direct sunlight. Come home and unwind on your lanai while you enjoy the peace and tranquility. Easy to see and move in ready. It also comes with two covered parking stalls conveniently located near the elevator. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Excellent **Parking:** Covered - 2 **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