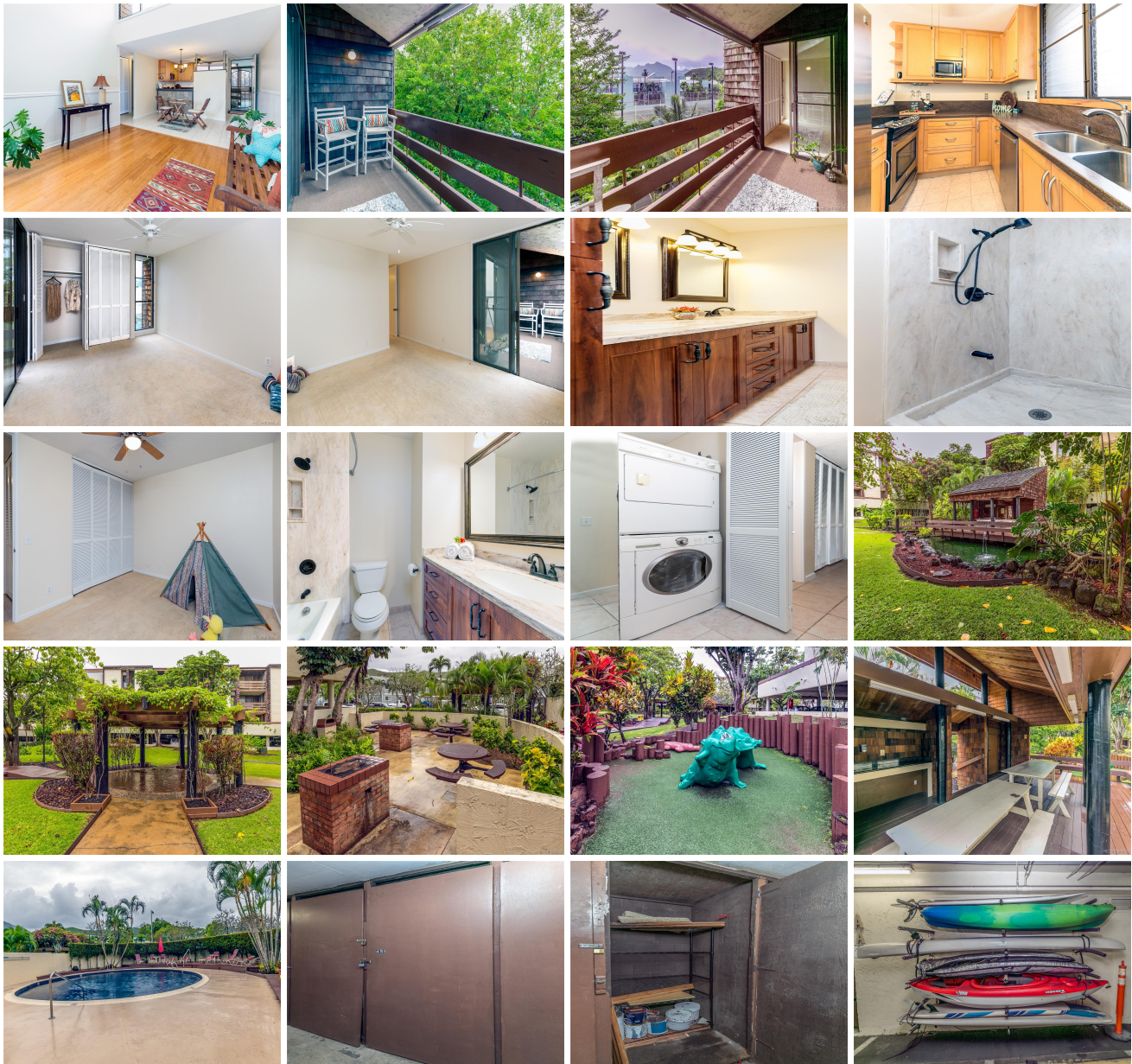


PoINCIANA Manor 1015 Aoloa Place Unit 451, Kailua 96734 * PoINCIANA Manor * \$538,000

Sold Price: \$536,000	Sold Date: 03-28-2019	Sold Ratio: 100%
Beds: 2	MLS#: <u>201904344</u> , FS	Year Built: 1975
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 959	List Date & DOM: 02-15-2019 & 7	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: \$161/2018	Land: \$143,200
Total Sq. Ft. 1,041	Neighborhood: Kailua Town	Total: \$552,900
Maint./Assoc. \$720 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: Assigned, Covered - 2, Garage, Guest, Street	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden, Mountain, Sunset	

Public Remarks: Soaring cathedral ceilings welcome you home to the top floor, outside perimeter unit of PoINCIANA Manor. Enjoy cocktails on the lanai with sunset views over Mt. Olomana. Or visit the many newly established restaurants and shopping venues in Kailua Town. World famous Kailua Beach- a bike ride away. EZ freeway access also. This serene unit has bamboo, ceramic tile & carpeted bedroom floors. An updated, open designer kitchen awaits the master chef. Bathrooms are upgraded as well & have excellent storage. Two side by side covered parking stalls are steps from the elevator. The assigned storage locker is also nearby. Resort living in the best town on Oahu awaits for you to call it home. Life is Good!! **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 451	\$538,000	2 & 2/0	959 \$561	220,762 \$2	82	51%	4	7

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 Aoloa Place 451	\$161 \$720 \$0	\$143,200	\$409,700	\$552,900	97%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 Aoloa Place 451	\$536,000	03-28-2019	100%	100%	VA

[1015 Aoloa Place 451](#) - MLS#: [201904344](#) - Soaring cathedral ceilings welcome you home to the top floor, outside perimeter unit of Poinciana Manor. Enjoy cocktails on the lanai with sunset views over Mt. Olomana. Or visit the many newly established restaurants and shopping venues in Kailua Town. World famous Kailua Beach- a bike ride away. EZ freeway access also. This serene unit has bamboo, ceramic tile & carpeted bedroom floors. An updated, open designer kitchen awaits the master chef. Bathrooms are upgraded as well & have excellent storage. Two side by side covered parking stalls are steps from the elevator. The assigned storage locker is also nearby. Resort living in the best town on Oahu awaits for you to call it home. Life is Good!! **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Excellent **Parking:** Assigned, Covered - 2, Garage, Guest, Street **Total Parking:** 2 **View:** Garden, Mountain, Sunset **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