

## Poinciana Manor 1015 Aoloa Place Unit 201, Kailua 96734 \* Poinciana Manor \* \$510,000

Sold Price: \$518,000	Sold Date: 04-18-2019	Sold Ratio: 102%
Beds: <b>2</b>	MLS#: <b>201905663, FS</b>	Year Built: <b>1975</b>
Bath: <b>1/0</b>	Status: <b>Sold</b>	Remodeled:
Living Sq. Ft.: <b>825</b>	List Date & DOM: <b>03-04-2019 &amp; 7</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>220,762</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>300</b>	Frontage: <b>Other</b>	Building: <b>\$392,700</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$150/2018</b>	Land: <b>\$123,200</b>
Total Sq. Ft. <b>1,125</b>	Neighborhood: <b>Kailua Town</b>	Total: <b>\$515,900</b>
Maint./Assoc. <b>\$619 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Assigned, Covered - 2, Guest, Street</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>Mountain</b>	

**Public Remarks:** This 2 bed/1bath corner end unit was recently painted and includes a rare 300 sq ft wrap around lanai overlooking the landscaped entrance. Love the spacious outdoor living space for morning coffee, an afternoon with a book, gardening, or dining alfresco. Enjoy a morning swim at the beach, shop in Kailua, check out the Kailua Farmers' Market on Thursday, or walk to the restaurants all from your convenient location. Two parking stalls are also included. This pet friendly building comes with ample guest parking located near the unit. Easy to see - Broker's Open 3/7 9:30-11:30am and 1st Open House 3/10 1-5pm. **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kalaheo](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">1015 Aoloa Place 201</a>	<a href="#">\$510,000</a>	2 & 1/0	825   \$618	220,762   \$2	300	51%	2	7

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1015 Aoloa Place 201</a>	\$150   \$619   \$0	\$123,200	\$392,700	\$515,900	99%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">1015 Aoloa Place 201</a>	\$518,000	04-18-2019	102%	102%	Conventional

[1015 Aoloa Place 201](#) - MLS#: [201905663](#) - This 2 bed/1bath corner end unit was recently painted and includes a rare 300 sq ft wrap around lanai overlooking the landscaped entrance. Love the spacious outdoor living space for morning coffee, an afternoon with a book, gardening, or dining alfresco. Enjoy a morning swim at the beach, shop in Kailua, check out the Kailua Farmers' Market on Thursday, or walk to the restaurants all from your convenient location. Two parking stalls are also included. This pet friendly building comes with ample guest parking located near the unit. Easy to see - Broker's Open 3/7 9:30-11:30am and 1st Open House 3/10 1-5pm. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average **Parking:** Assigned, Covered - 2, Guest, Street **Total Parking:** 2 **View:** Mountain **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kalaheo](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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