

**Poincia Manor 1015 Aolaa Place Unit 331, Kailua 96734 \* Poincia Manor \* \$509,000 \***

**Originally \$525,000**

Sold Price: \$500,000	Sold Date: 08-29-2019	Sold Ratio: 98%
Beds: <b>2</b>	MLS#: <b>201907799, FS</b>	Year Built: <b>1975</b>
Bath: <b>2/0</b>	Status: <b>Sold</b>	Remodeled:
Living Sq. Ft.: <b>944</b>	List Date & DOM: <b>03-20-2019 &amp; 120</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>0</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>82</b>	Frontage: <b>Other</b>	Building: <b>\$359,900</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$160/2019</b>	Land: <b>\$199,700</b>
Total Sq. Ft. <b>1,026</b>	Neighborhood: <b>Kailua Town</b>	Total: <b>\$559,600</b>
Maint./Assoc. <b>\$721 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Assigned, Covered - 2, Secured Entry</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>Garden</b>	

**Public Remarks:** This 2 bedroom, 2 bathroom apartment right in the heart of Kailua is perfect to enjoy a beach lifestyle. Just a short walk away from shops and local restaurants. Located on the third floor with a wonderful quiet view of the gardens, and a nice ocean breeze. Building management fees include water, sewage, common areas, pool, elevators, and general ground maintenance. With this, you have access to all of the amenities on the property, including the pool, bbq, koi ponds, and more! Come take a walk through, and see your next home! **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 Aolaa Place 331</a>	<b>\$509,000</b>	2 & 2/0	944   \$539	0   \$inf	82	51%	2	120

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1015 Aolaa Place 331</a>	\$160   \$721   \$0	\$199,700	\$359,900	\$559,600	91%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">1015 Aolaa Place 331</a>	\$500,000	08-29-2019	98%	95%	VA

[1015 Aolaa Place 331](#) - MLS#: **201907799** - Original price was \$525,000 - This 2 bedroom, 2 bathroom apartment right in the heart of Kailua is perfect to enjoy a beach lifestyle. Just a short walk away from shops and local restaurants. Located on the third floor with a wonderful quiet view of the gardens, and a nice ocean breeze. Building management fees include water, sewage, common areas, pool, elevators, and general ground maintenance. With this, you have access to all of the amenities on the property, including the pool, bbq, koi ponds, and more! Come take a walk through, and see your next home! **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average **Parking:** Assigned, Covered - 2, Secured Entry **Total Parking:** 2 **View:** Garden **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