

## Aikahi Gardens 1123 Puwa Place Unit 303, Kailua 96734 \* Aikahi Gardens \* \$551,800

Sold Price: \$560,000	Sold Date: 06-18-2019	Sold Ratio: 101%
Beds: <b>2</b>	MLS#: <b>201911896, FS</b>	Year Built: <b>1971</b>
Bath: <b>1/1</b>	Status: <b>Sold</b>	Remodeled: <b>2016</b>
Living Sq. Ft.: <b>1,048</b>	List Date & DOM: <b>05-01-2019 &amp; 11</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>1,022,484</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>240</b>	Frontage:	Building: <b>\$377,400</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$117/2018</b>	Land: <b>\$138,600</b>
Total Sq. Ft. <b>1,288</b>	Neighborhood: <b>Aikahi Park</b>	Total: <b>\$516,000</b>
Maint./Assoc. <b>\$497 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>Two / No</b>
Parking: <b>Assigned, Guest, Open - 2</b>	Frontage:	
<a href="#">Zoning</a> : <b>03 - R10 - Residential District</b>	View: <b>Ocean</b>	

**Public Remarks:** This turn-key Aikahi Gardens townhouse is perfect for the discriminating buyer; this unit has it all! Beautifully remodeled kitchen and bathrooms (2016), wood laminate flooring, new carpet and paint - plus a stylish dining nook with built-in seating that doubles as extra storage! There's even a peek-a-boo ocean view from the master lanai. The private back lanai backs up to a walking path and the green hillside. The home is located on a quiet cul-de-sac so there's limited traffic and there is a fabulous pool with a great rec area! Aikahi Gardens is in the highly desirable Aikahi School District. It is 2 blocks to H3 and 2 blocks to Aikahi Shopping Center. This unit even has 10 owned solar panels to keep the electric bill down and a whole house fan system to help keep the home cool! **Sale Conditions:** None **Schools:** [Aikahi](#), [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="#">1123 Puwa Place 303</a>	<b>\$551,800</b>	2 & 1/1	1,048   \$527	1,022,484   \$1	240	70%	1	11

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1123 Puwa Place 303</a>	\$117   \$497   \$0	\$138,600	\$377,400	\$516,000	107%	1971 & 2016

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">1123 Puwa Place 303</a>	\$560,000	06-18-2019	101%	101%	Conventional

[1123 Puwa Place 303](#) - MLS#: **201911896** - This turn-key Aikahi Gardens townhouse is perfect for the discriminating buyer; this unit has it all! Beautifully remodeled kitchen and bathrooms (2016), wood laminate flooring, new carpet and paint - plus a stylish dining nook with built-in seating that doubles as extra storage! There's even a peek-a-boo ocean view from the master lanai. The private back lanai backs up to a walking path and the green hillside. The home is located on a quiet cul-de-sac so there's limited traffic and there is a fabulous pool with a great rec area! Aikahi Gardens is in the highly desirable Aikahi School District. It is 2 blocks to H3 and 2 blocks to Aikahi Shopping Center. This unit even has 10 owned solar panels to keep the electric bill down and a whole house fan system to help keep the home cool! **Region:** Kailua **Neighborhood:** Aikahi Park **Condition:** Excellent **Parking:** Assigned, Guest, Open - 2 **Total Parking:** 2 **View:** Ocean **Frontage:** Pool: **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** [Aikahi](#), [Kailua](#), [Kalaheo](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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