

## Poincia Manor 1015 Aoloa Place Unit 427, Kailua 96734 \* Poincia Manor \* \$527,000 \*

**Originally \$533,000**

Sold Price: \$525,000	Sold Date: 09-06-2019	Sold Ratio: 100%
Beds: <b>2</b>	MLS#: <b>201914106, 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>05-17-2019 &amp; 51</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>0</b>	Condition: <b>Above Average, Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>114</b>	Frontage:	Building: <b>\$360,300</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$107/2019</b>	Land: <b>\$199,700</b>
Total Sq. Ft. <b>1,058</b>	Neighborhood: <b>Kailua Town</b>	Total: <b>\$560,000</b>
Maint./Assoc. <b>\$709 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: / <b>No</b>
Parking: <b>Assigned, Covered - 2</b>	Frontage:	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>Garden, Mountain</b>	

**Public Remarks:** Experience resort living in the heart of Kailua Town. Spacious, move in ready 2 bedroom, 2 bath, 2 covered parking stalls. Upgraded laminated wood and ceramic tile flooring throughout the unit. Natural stone kitchen counters and Maple cabinets. Renovated bathrooms with ceramic walk in shower. The living area is spacious with cathedral ceiling that brings natural light in the unit. Top unit, no unit upstairs. Surrounded by trees and luscious greens. Enjoy and relax in the lanai looking overlooking the Koolau Mountain. Relax in the pool or simply hang out in the gazebo/Barbecue area. Around the corner are shops, restaurants, Down to Earth and much more. If you want simple living and convenience, this is the place for you! **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 427</a>	<b>\$527,000</b>	2 & 2/0	944   \$558	0   \$inf	114	51%	4	51

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1015 Aoloa Place 427</a>	\$107   \$709   \$0	\$199,700	\$360,300	\$560,000	94%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">1015 Aoloa Place 427</a>	\$525,000	09-06-2019	100%	98%	Conventional

[1015 Aoloa Place 427](#) - MLS#: [201914106](#) - Original price was \$533,000 - Experience resort living in the heart of Kailua Town. Spacious, move in ready 2 bedroom, 2 bath, 2 covered parking stalls. Upgraded laminated wood and ceramic tile flooring throughout the unit. Natural stone kitchen counters and Maple cabinets. Renovated bathrooms with ceramic walk in shower. The living area is spacious with cathedral ceiling that brings natural light in the unit. Top unit, no unit upstairs. Surrounded by trees and luscious greens. Enjoy and relax in the lanai looking overlooking the Koolau Mountain. Relax in the pool or simply hang out in the gazebo/Barbecue area. Around the corner are shops, restaurants, Down to Earth and much more. If you want simple living and convenience, this is the place for you! **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Excellent **Parking:** Assigned, Covered - 2 **Total Parking:** 2 **View:** Garden, Mountain **Frontage:** **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