

Poha Kea Point 3 46-159 Meheanu Loop Unit 3222, Kaneohe 96744 * Poha Kea Point 3 *

\$579,000

| | | |
|--|---|--------------------------------|
| Sold Price: \$579,000 | Sold Date: 08-15-2019 | Sold Ratio: 100% |
| Beds: 2 | MLS#: <u>201918349</u> , FS | Year Built: 1986 |
| Bath: 2/0 | Status: Sold | Remodeled: 2016 |
| Living Sq. Ft.: 998 | List Date & DOM: 06-27-2019 & 14 | Total Parking: 2 |
| Land Sq. Ft.: 669,517 | Condition: Excellent | Assessed Value |
| Lanai Sq. Ft.: 123 | Frontage: | Building: \$415,000 |
| Sq. Ft. Other: 0 | Tax/Year: \$149/2018 | Land: \$174,300 |
| Total Sq. Ft. 1,121 | Neighborhood: Lilipuna | Total: \$589,300 |
| Maint./Assoc. \$360 / \$454 | Flood Zone : Zone X - Tool | Stories / CPR: Two / No |
| Parking: Assigned, Covered - 1, Garage, Guest, Open - 1, Tandem | Frontage: | |
| Zoning : 03 - R10 - Residential District | View: Garden, Mountain, Ocean | |

Public Remarks: ABSOLUTELY GORGEOUS & MOVE IN READY! 2/2/2 (2-story) unit at highly desirable Poha Kea Pt. features upgraded kitchen & bathrooms, spacious lanai & a 1-car garage (shared w/next door neighbor). Resort-style amenities & beautiful views of the KBay surroundings. Did you know that you can use AMAZING common/rec facilities of 3 complexes (Poha Kea Pt., Puu Alii 1 & Puu Alii 2)? That includes 3 pools, a pavillion, picnic areas, tennis courts, walking paths that connect & more! Perfect alternative to a SFH & much more affordable! Open floor-plan for true indoor/outdoor living w/open kitchen, bar seating & generous lanai. Shopping /restaurants/major thoroughfares/ocean fun just minutes away. Rumor has it as the best complex in the neighborhood. What a beautiful privilege to live here! **Sale Conditions:** None **Schools:** [Heeia, King, Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | Lanai | Occ. | FL | DOM |
|--|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| 46-159 Meheanu Loop 3222 | \$579,000 | 2 & 2/0 | 998 \$580 | 669,517 \$1 | 123 | 55% | 1 | 14 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|-----------------------|---------------|-------------------|----------------|-------|------------------|
| 46-159 Meheanu Loop 3222 | \$149 \$360 \$454 | \$174,300 | \$415,000 | \$589,300 | 98% | 1986 & 2016 |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|--|------------|------------|------------|----------------|------------|
| 46-159 Meheanu Loop 3222 | \$579,000 | 08-15-2019 | 100% | 100% | VA |

[46-159 Meheanu Loop 3222](#) - MLS#: [201918349](#) - ABSOLUTELY GORGEOUS & MOVE IN READY! 2/2/2 (2-story) unit at highly desirable Poha Kea Pt. features upgraded kitchen & bathrooms, spacious lanai & a 1-car garage (shared w/next door neighbor). Resort-style amenities & beautiful views of the KBay surroundings. Did you know that you can use AMAZING common/rec facilities of 3 complexes (Poha Kea Pt., Puu Alii 1 & Puu Alii 2)? That includes 3 pools, a pavillion, picnic areas, tennis courts, walking paths that connect & more! Perfect alternative to a SFH & much more affordable! Open floor-plan for true indoor/outdoor living w/open kitchen, bar seating & generous lanai. Shopping /restaurants/major thoroughfares/ocean fun just minutes away. Rumor has it as the best complex in the neighborhood. What a beautiful privilege to live here!

Region: Kaneohe **Neighborhood:** Lilipuna **Condition:** Excellent **Parking:** Assigned, Covered - 1, Garage, Guest, Open - 1, Tandem **Total Parking:** 2 **View:** Garden, Mountain, Ocean **Frontage:** **Pool:** **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** [Heeia](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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