Poha Kea Point 3 46-159 Meheanu Loop Unit 3222, Kaneohe 96744 * Poha Kea Point 3 * \$579,000

Sold Price: \$579,000 Beds: 2 Bath: 2/0 Living Sq. Ft.: 998 Land Sq. Ft.: 669,517 Lanai Sq. Ft.: 123 Sq. Ft. Other: 0 Total Sq. Ft: 1,121 Maint./Assoc. \$360 / \$454

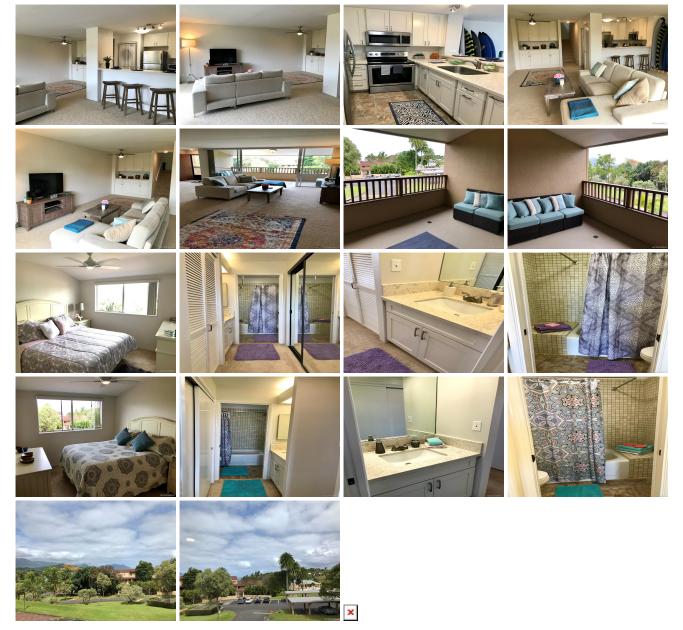
Parking: Assigned, Covered - 1, Garage, Guest, Open - 1, Tandem Zoning: 03 - R10 - Residential District

Sold Date: 08-15-2019 MLS#: 201918349, FS Status: Sold List Date & DOM: 06-27-2019 & 14 Condition: Excellent Frontage: Tax/Year: \$149/2018 Neighborhood: Lilipuna Flood Zone: Zone X - Tool Sold Ratio: 100% Year Built: **1986** Remodeled: **2016** Total Parking: **2** <u>Assessed Value</u> Building: **\$415,000** Land: **\$174,300** Total: **\$589,300** Stories / CPR: **Two / No**

Frontage:

View: Garden, Mountain, Ocean

Public Remarks: ABSOLUTELY GORGEOUS & MOVE IN READY! 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:** <u>Heeia</u>, 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	<u>\$579,000</u>	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