Gardenia Manor 333 Aoloa Street Unit 240, Kailua 96734 * Gardenia Manor * $545,000

Sold Price: $523,500	Sold Date: 06-08-2020	Sold Ratio: 96%
Beds: **2**	MLS#: **202004710, FS**	Year Built: **1974**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **825**	List Date & DOM: **03-06-2020** & **48**	Total Parking: **2**
Land Sq. Ft.: **130,680**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **300**	Frontage: **Other**	Building: **$335,400**
Sq. Ft. Other: **0**	Tax/Year: **$148/2019**	Land: **$171,200**
Total Sq. Ft. **1,125**	Neighborhood: **Kailua Town**	Total: **$506,600**
Maint./Assoc. **$503 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **One / No**
Parking: **Assigned, Covered - 2, Guest, Street**	Frontage: **Other**	
Zoning: **12 - A-2 Medium Density Apartme**	View: **Garden**	

Public Remarks: Gorgeous corner unit with wrap around lanais overlooking the beautiful gardens and pool below. No unit in front of you, spacious and bright with lots of natural light. Renovated, new flooring, washer/dryer, storage, walk-in closet and so much more. Close to shopping, restaurants, beaches, schools and all that Kailua has to offer. Pets allowed (please verify). Three photos are virtually staged to give a sense of space. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
333 Aoloa Street 240	$545,000	2 & 1/0	825 | $661	130,680 | $4	300	58%	2	48

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
333 Aoloa Street 240	$148 | $503 | $0	$171,200	$335,400	$506,600	108%	1974 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
333 Aoloa Street 240	$523,500	06-08-2020	96%	96%	VA

333 Aoloa Street 240 - MLS#: 202004710 - Gorgeous corner unit with wrap around lanais overlooking the beautiful gardens and pool below. No unit in front of you, spacious and bright with lots of natural light. Renovated, new flooring, washer/dryer, storage, walk-in closet and so much more. Close to shopping, restaurants, beaches, schools and all that Kailua has to offer. Pets allowed (please verify). Three photos are virtually staged to give a sense of space. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average **Parking:** Assigned, Covered - 2, Guest, Street **Total Parking:** 2 **View:** Garden **Frontage:** Other **Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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