

**Puu Alii 2-1 46-118 Kiowai Street Unit 2922, Kaneohe 96744 \* Puu Alii 2-1 \* \$560,000**

Sold Price: \$550,000      Sold Date: 10-12-2020      Sold Ratio: 98%  
 Beds: **2**      MLS#: **202020206, FS**      Year Built: **1980**  
 Bath: **2/0**      Status: **Sold**      Remodeled: **2019**  
 Living Sq. Ft.: **1,089**      List Date & DOM: **08-14-2020 & 21**      Total Parking: **2**  
 Land Sq. Ft.: **0**      Condition: **Above Average**      [Assessed Value](#)  
 Lanai Sq. Ft.: **128**      Frontage: **Other**      Building: **\$471,500**  
 Sq. Ft. Other: **0**      Tax/Year: **\$174/2019**      Land: **\$124,100**  
 Total Sq. Ft. **1,217**      Neighborhood: **Puualii**      Total: **\$595,600**  
 Maint./Assoc. **\$375 / \$482**      [Flood Zone](#): **Zone X - Tool**      Stories / CPR: **Two / No**  
 Parking: **Assigned, Covered - 1, Guest, Open - 1**      Frontage: **Other**

**Zoning: 12 - A-2 Medium Density Apartme****View: Garden, Mountain, Ocean**

**Public Remarks:** Desirable 2 Bedroom/2 Bath Split-Level Townhouse features upgraded Engineered Hardwood, Slate Tile & Ceramic Tile floors. Located in beautiful Kaneohe, unit has a partial view of the Ko'olau Mountains and Kaneohe Bay. From its Lanai, enjoy a tranquil view of a Koi Fish Pond. Unit is very quiet since noise from the Pool & Recreation Area is blocked by other buildings in the complex. In 2019, the Master Bedroom was enhanced with plantation style shutters & door for privacy. It is just a few minutes walk to Kaneohe Bay Shopping Center (includes Safeway, CVS Longs, banks, etc.) and Windward Mall for popular restaurants and shopping. **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
<a href="#">46-118 Kiowai Street 2922</a>	<a href="#">\$560,000</a>	2 & 2/0	1,089   \$514	0   \$inf	128	50%	2	21

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">46-118 Kiowai Street 2922</a>	\$174   \$375   \$482	\$124,100	\$471,500	\$595,600	94%	1980 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">46-118 Kiowai Street 2922</a>	\$550,000	10-12-2020	98%	98%	Conventional

[46-118 Kiowai Street 2922](#) - MLS#: [202020206](#) - Desirable 2 Bedroom/2 Bath Split-Level Townhouse features upgraded Engineered Hardwood, Slate Tile & Ceramic Tile floors. Located in beautiful Kaneohe, unit has a partial view of the Ko'olau Mountains and Kaneohe Bay. From its Lanai, enjoy a tranquil view of a Koi Fish Pond. Unit is very quiet since noise from the Pool & Recreation Area is blocked by other buildings in the complex. In 2019, the Master Bedroom was enhanced with plantation style shutters & door for privacy. It is just a few minutes walk to Kaneohe Bay Shopping Center (includes Safeway, CVS Longs, banks, etc.) and Windward Mall for popular restaurants and shopping. **Region:** Kaneohe **Neighborhood:** Puualii **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest, Open - 1 **Total Parking:** 2 **View:** Garden, Mountain, Ocean **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