

PoINCIANA Manor 1015 AolOA Place Unit 250, Kailua 96734 * PoINCIANA Manor * \$580,000

Sold Price: \$575,000 Sold Date: 12-31-2020 Sold Ratio: 99%
 Beds: **2** MLS#: **202028624, FS** Year Built: **1975**
 Bath: **2/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **959** List Date & DOM: **11-09-2020 & 7** Total Parking: **2**
 Land Sq. Ft.: **0** Condition: **Above Average** [Assessed Value](#)
 Lanai Sq. Ft.: **266** Frontage: Building: **\$380,600**
 Sq. Ft. Other: **0** Tax/Year: **\$118/2020** Land: **\$163,500**
 Total Sq. Ft. **1,225** Neighborhood: **Kailua Town** Total: **\$544,100**
 Maint./Assoc. **\$720 / \$0** [Flood Zone](#): **Zone X - Tool** Stories / CPR: **One / No**
 Parking: **Covered - 2, Garage, Guest, Street** Frontage:
[Zoning](#): **12 - A-2 Medium Density Apartme** View: **Garden**

Public Remarks: Welcome Home to this wonderful 2nd floor unit with large 266 sqft lanai. Private and secluded by a healthy stand of Bamboo, your view includes the serene koi pond and interior court yard. Building is quiet and away from the street. Newer appliances, fresh paint and vinyl flooring make this a turn key, move in ready unit. Built-in desk in the second bedroom make stay-at-home work a breeze. Refreshing pool and two dining Gazebos, BBQ grills and play areas for children add to the amenities. All of Kailua town charms are nearby. Side-by side parking spots in covered garage. Excellent Resident manager and a well-run complex. Your search is over!!! Welcome Home!!! **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
1015 AolOA Place 250	\$580,000	2 & 2/0	959 \$605	0 \$inf	266	52%	2	7

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 AolOA Place 250	\$118 \$720 \$0	\$163,500	\$380,600	\$544,100	107%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 AolOA Place 250	\$575,000	12-31-2020	99%	99%	Conventional

[1015 AolOA Place 250](#) - MLS#: [202028624](#) - Welcome Home to this wonderful 2nd floor unit with large 266 sqft lanai. Private and secluded by a healthy stand of Bamboo, your view includes the serene koi pond and interior court yard. Building is quiet and away from the street. Newer appliances, fresh paint and vinyl flooring make this a turn key, move in ready unit. Built-in desk in the second bedroom make stay-at-home work a breeze. Refreshing pool and two dining Gazebos, BBQ grills and play areas for children add to the amenities. All of Kailua town charms are nearby. Side-by side parking spots in covered garage. Excellent Resident manager and a well-run complex. Your search is over!!! Welcome Home!!! **Region:** Kailua
Neighborhood: Kailua Town **Condition:** Above Average **Parking:** Covered - 2, Garage, Guest, Street **Total Parking:** 2
View: Garden **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