Pats At Punaluu 53-567 Kamehameha Highway Unit BH-516, Hauula 96717 * Pats At

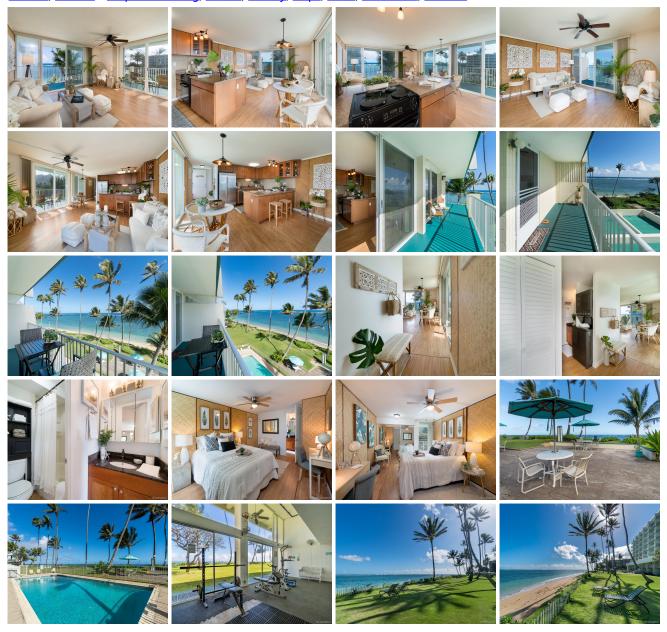
Punaluu * \$375,000

Sold Price: \$375,000 Sold Date: 03-04-2021 Sold Ratio: 100% MLS#: 202032869, FS Beds: 1 Year Built: 1975 Bath: 1/0 Status: Sold Remodeled: 2017 Living Sq. Ft.: 706 List Date & DOM: 01-05-2021 & 3 Total Parking: 1 Land Sq. Ft.: 126,672 Condition: Above Average **Assessed Value** Lanai Sq. Ft.: 295 Frontage: Ocean Building: \$179,100 Sq. Ft. Other: 0 Tax/Year: \$85/2020 Land: \$112,600 Total Sq. Ft. 1,001 Neighborhood: Punaluu Total: \$291,700 Maint./Assoc. **\$925 / \$56** Flood Zone: Zone AE - Tool Stories / CPR: One / No

Parking: **Open - 1** Frontage: **Ocean**

Zoning: 12 - A-2 Medium Density Apartme View: Coastline, Mountain, Ocean, Sunrise

Public Remarks: Beautifully remodeled corner unit with wraparound outdoor lanai offering incredible ocean & mountain views. Open concept floor plan with full kitchen, natural light coming in through 3 double sliding doors making for great indoor/outdoor living and wonderful cross breezes throughout! Spacious 1 bedroom with full bath and laundry. Freshly painted with upgrades throughout! This beachfront condo offers a spectacular beach great for kids, snorkeling, swimming, fishing, paddle boarding, long walks or relaxing with a book. Lg grassy area, picnic tables, BBQ, watersport storage, reserved parking plus plenty of guest parking. Easy access to BYU, PCC, shopping at Hauula Kai Center & Laie Village Center. 20 min to Turtle Bay & North Shore, 30 min to Kaneohe town and 45 min to Honolulu and airport. **Sale Conditions:** None **Schools:** Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info









Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
53-567 Kamehameha Highway BH-516	\$375,000	1 & 1/0	706 \$531	126,672 \$3	295	42%	5	3

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
53-567 Kamehameha Highway BH-516	\$85 \$925 \$56	\$112,600	\$179,100	\$291,700	129%	1975 & 2017

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
53-567 Kamehameha Highway BH-516	\$375,000	03-04-2021	100%	100%	Conventional

53-567 Kamehameha Highway BH-516 - MLS#: 202032869 - Beautifully remodeled corner unit with wraparound outdoor lanai offering incredible ocean & mountain views. Open concept floor plan with full kitchen, natural light coming in through 3 double sliding doors making for great indoor/outdoor living and wonderful cross breezes throughout! Spacious 1 bedroom with full bath and laundry. Freshly painted with upgrades throughout! This beachfront condo offers a spectacular beach great for kids, snorkeling, swimming, fishing, paddle boarding, long walks or relaxing with a book. Lg grassy area, picnic tables, BBQ, watersport storage, reserved parking plus plenty of guest parking. Easy access to BYU, PCC, shopping at Hauula Kai Center & Laie Village Center. 20 min to Turtle Bay & North Shore, 30 min to Kaneohe town and 45 min to Honolulu and airport. Region: Kaneohe Neighborhood: Punaluu Condition: Above Average Parking: Open - 1 Total Parking: 1 View: Coastline, Mountain, Ocean, Sunrise Frontage: Ocean Pool: Zoning: 12 - A-2 Medium Density Apartme Sale Conditions: None Schools: Hauula, Kahuku, Kahuku * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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