

Puu Alii 1 46-044 Puulena Street Unit 824, Kaneohe 96744 * Puu Alii 1 * \$689,000

Sold Price: \$720,000	Sold Date: 03-18-2021	Sold Ratio: 104%
Beds: 3	MLS#: 202102183 , FS	Year Built: 1979
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 1,277	List Date & DOM: 02-02-2021 & 6	Total Parking: 2
Land Sq. Ft.: 38,551	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 84	Frontage:	Building: \$407,700
Sq. Ft. Other: 0	Tax/Year: \$196/2021	Land: \$252,100
Total Sq. Ft. 1,361	Neighborhood: Puualii	Total: \$659,800
Maint./Assoc. \$259 / \$496	Flood Zone : Zone X - Tool	Stories / CPR: Two / No
Parking: Assigned, Covered - 2, Guest	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Coastline, Mountain, Ocean, Sunset	

Public Remarks: Imagine coming home to (or working from) your 3BR oasis's in hills of Kaneohe. Perched perfectly offering privacy as you enjoy the landscape views looking over Kaneohe Bay and Ko'olau Mountains. With grand 17ft vaulted ceilings with a Juliet balcony looking over your living space, master bedroom and wood wall accents, banana leaves fans and boho style accent light, you will fall in love at first sight! Close proximity and walking distance to the secluded amenities including sauna, hot tub, pool, and jogging path. 2 side by side covered parking. Pet friendly & VA approved. Look out for our virtual tour link. **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
46-044 Puulena Street 824	\$689,000	3 & 2/0	1,277 \$540	38,551 \$18	84	55%	2	6

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-044 Puulena Street 824	\$196 \$259 \$496	\$252,100	\$407,700	\$659,800	104%	1979 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-044 Puulena Street 824	\$720,000	03-18-2021	104%	104%	Conventional

[46-044 Puulena Street 824](#) - MLS#: [202102183](#) - Imagine coming home to (or working from) your 3BR oasis's in hills of Kaneohe. Perched perfectly offering privacy as you enjoy the landscape views looking over Kaneohe Bay and Ko'olau Mountains. With grand 17ft vaulted ceilings with a Juliet balcony looking over your living space, master bedroom and wood wall accents, banana leaves fans and boho style accent light, you will fall in love at first sight! Close proximity and walking distance to the secluded amenities including sauna, hot tub, pool, and jogging path. 2 side by side covered parking. Pet friendly & VA approved. Look out for our virtual tour link. **Region:** Kaneohe **Neighborhood:** Puualii **Condition:** Above Average **Parking:** Assigned, Covered - 2, Guest **Total Parking:** 2 **View:** Coastline, Mountain, Ocean, Sunset **Frontage:** **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