

Koolau Vista 350 Aoloa Street Unit C112, Kailua 96734 * Koolau Vista * \$415,000

Sold Price: \$400,000 Sold Date: 05-27-2021 Sold Ratio: 96%
 Beds: **1** MLS#: **202103847, FS** Year Built: **1985**
 Bath: **1/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **587** List Date & DOM: **02-15-2021 & 33** Total Parking: **1**
 Land Sq. Ft.: **151,763** Condition: **Average** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage:
 Sq. Ft. Other: **0** Tax/Year: **\$111/2021** Building: **\$288,900**
 Total Sq. Ft. **587** Neighborhood: **Kailua Town** Land: **\$93,100**
 Maint./Assoc. **\$384 / \$0** [Flood Zone](#): **Zone X - Tool** Total: **\$382,000**
 Parking: **Covered - 1, Guest, Street** Frontage:
 Zoning: **12 - A-2 Medium Density Apartme** View: **Mountain**

Public Remarks: OPEN TO BACKUPS! The only 1-bedroom currently for sale in Koolau Vista. Single level 1-bed, 1-bath with 1 covered parking stall and a storage unit. Washer and dryer in unit. Breakfast bar. AC window unit. Ample guest parking. Pulling in \$1875/mo rent with approx 4% cap rate. Current lease ends June 30, 2021. Excellent tenant prefers to stay. Playground, BBQ, and Resident Manager on site. VA approved building. Maintenance fee: \$384.16/mo. No pets (except birds and fish). In the heart of Kailua: 5-minute walk to Target/Safeway/restaurants/shops, 1 mile to Kailua Beach, 4 miles to Marine Corp Base. **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
350 Aoloa Street C112	\$415,000	1 & 1/0	587 \$707	151,763 \$3	0	30%	1	33

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
350 Aoloa Street C112	\$111 \$384 \$0	\$93,100	\$288,900	\$382,000	109%	1985 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
350 Aoloa Street C112	\$400,000	05-27-2021	96%	96%	Cash

[350 Aoloa Street C112](#) - MLS#: [202103847](#) - OPEN TO BACKUPS! The only 1-bedroom currently for sale in Koolau Vista. Single level 1-bed, 1-bath with 1 covered parking stall and a storage unit. Washer and dryer in unit. Breakfast bar. AC window unit. Ample guest parking. Pulling in \$1875/mo rent with approx 4% cap rate. Current lease ends June 30, 2021. Excellent tenant prefers to stay. Playground, BBQ, and Resident Manager on site. VA approved building. Maintenance fee: \$384.16/mo. No pets (except birds and fish). In the heart of Kailua: 5-minute walk to Target/Safeway/restaurants/shops, 1 mile to Kailua Beach, 4 miles to Marine Corp Base. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Average **Parking:** Covered - 1, Guest, Street **Total Parking:** 1 **View:** Mountain **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