

**Poha Kea Point 3 46-075 Meheanu Place Unit 3365, Kaneohe 96744 \* Poha Kea Point 3 \***

**\$755,000 \* Originally \$725,000**

|                                                                 |                                                   |                                |
|-----------------------------------------------------------------|---------------------------------------------------|--------------------------------|
| Sold Price: \$765,000                                           | Sold Date: 07-27-2021                             | Sold Ratio: 101%               |
| Beds: <b>3</b>                                                  | MLS#: <b><u>202109797</u></b> , FS                | Year Built: <b>1989</b>        |
| Bath: <b>2/0</b>                                                | Status: <b>Sold</b>                               | Remodeled:                     |
| Living Sq. Ft.: <b>1,008</b>                                    | List Date & DOM: <b>05-07-2021 &amp; 15</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>669,517</b>                                    | Condition: <b>Above Average, Excellent</b>        | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>146</b>                                       | Frontage:                                         | Building: <b>\$347,400</b>     |
| Sq. Ft. Other: <b>0</b>                                         | Tax/Year: <b>\$182/2020</b>                       | Land: <b>\$282,700</b>         |
| Total Sq. Ft. <b>1,154</b>                                      | Neighborhood: <b>Lilipuna</b>                     | Total: <b>\$630,100</b>        |
| Maint./Assoc. <b>\$428 / \$496</b>                              | <a href="#">Flood Zone</a> : <b>Zone X - Tool</b> | Stories / CPR: / <b>No</b>     |
| Parking: <b>Assigned, Carport, Covered - 1, Guest, Open - 1</b> | Frontage:                                         |                                |
| <a href="#">Zoning</a> : <b>03 - R10 - Residential District</b> | View: <b>Mountain, Ocean</b>                      |                                |

**Public Remarks:** Oahu's most breathtaking view!!!! This top floor 3 bed/2 bath condo is everything you've been looking for! Spectacular views across Kaneohe Bay's sandbar waters with views of the Koolau's all the way to Chinaman's Hat. Renovated open kitchen with large breakfast bar, open dining/living space, laundry and large lanai on the first floor. Bedrooms offer total privacy as they back up to lush end of the property plus a spacious primary bedroom w/en-suite bathroom and more incredible ocean views! Split AC units throughout! Ideal location w/close proximity to MCBH or easy access to all highways that quickly get you around the island. Resort style amenities incl. tennis courts, jogging paths, BBQs, pools & hot tubs. Pet friendly, quiet community plus 2 designated parking stalls & 24 hr security. **Sale Conditions:** None **Schools:** [Heeia](#), [King](#), [Castle](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





| Address                                   | Price            | Bd & Bth | Living / Avg. | Land   Avg.   | Lanai | Occ. | FL | DOM |
|-------------------------------------------|------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">46-075 Meheanu Place 3365</a> | <b>\$755,000</b> | 3 & 2/0  | 1,008   \$749 | 669,517   \$1 | 146   | 63%  | 7  | 15  |

| Address                                   | Tax   Maint.   Ass.   | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|-----------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">46-075 Meheanu Place 3365</a> | \$182   \$428   \$496 | \$282,700     | \$347,400         | \$630,100      | 120%  | 1989 & NA        |

| Address                                   | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|-------------------------------------------|------------|------------|------------|----------------|------------|
| <a href="#">46-075 Meheanu Place 3365</a> | \$765,000  | 07-27-2021 | 101%       | 106%           | VA         |

[46-075 Meheanu Place 3365](#) - MLS#: [202109797](#) - Original price was \$725,000 - Oahu's most breathtaking view!!!! This top floor 3 bed/2 bath condo is everything you've been looking for! Spectacular views across Kaneohe Bay's sandbar waters with views of the Koolau's all the way to Chinaman's Hat. Renovated open kitchen with large breakfast bar, open dining/living space, laundry and large lanai on the first floor. Bedrooms offer total privacy as they back up to lush end of the property plus a spacious primary bedroom w/en-suite bathroom and more incredible ocean views! Split AC units throughout! Ideal location w/close proximity to MCBH or easy access to all highways that quickly get you around the island. Resort style amenities incl. tennis courts, jogging paths, BBQs, pools & hot tubs. Pet friendly, quiet community plus 2 designated parking stalls & 24 hr security. **Region:** Kaneohe **Neighborhood:** Lilipuna **Condition:** Above Average, Excellent **Parking:** Assigned, Carport, Covered - 1, Guest, Open - 1 **Total Parking:** 2 **View:** Mountain, Ocean **Frontage:** **Pool:** **Zoning:** 03 - R10 - Residential District **Sale Conditions:** None **Schools:** [Heeia](#), [King](#), [Castle](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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