

Pats At Punaluu 53-567 Kamehameha Highway Unit 101, Hauula 96717 * Pats At Punaluu *

\$197,500 * Originally \$220,000

Sold Price: \$195,000	Sold Date: 08-27-2021	Sold Ratio: 99%
Beds: 1	MLS#: 202113206 , FS	Year Built: 1975
Bath: 1/0	Status: Sold	Remodeled: 2013
Living Sq. Ft.: 468	List Date & DOM: 05-28-2021 & 43	Total Parking: 1
Land Sq. Ft.: 126,672	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 85	Frontage:	Building: \$94,300
Sq. Ft. Other: 0	Tax/Year: \$64/2015	Land: \$59,300
Total Sq. Ft. 553	Neighborhood: Punaluu	Total: \$153,600
Maint./Assoc. \$695 / \$0	Flood Zone : Zone AE - Tool	Stories / CPR: One / No
Parking: Open - 1, Unassigned	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: None	

Public Remarks: Steps away from the sandy Punaluu beach. Remodeled in 2013 with ceramic flooring and bath, upgraded cabinets and appliances. Great investment property. Tenant occupied - month to month. Other fees of \$255. include \$42.12 for Reserve Contribution & \$212.80 Special Assessment. Seller to complete 1031 exchange at no cost to Buyer. **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
53-567 Kamehameha Highway 101	\$197,500	1 & 1/0	468 \$422	126,672 \$2	85	42%	1	43

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
53-567 Kamehameha Highway 101	\$64 \$695 \$0	\$59,300	\$94,300	\$153,600	129%	1975 & 2013

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
53-567 Kamehameha Highway 101	\$195,000	08-27-2021	99%	89%	Conventional

53-567 Kamehameha Highway 101 - MLS#: 202113206 - Original price was \$220,000 - Steps away from the sandy Punaluu beach. Remodeled in 2013 with ceramic flooring and bath, upgraded cabinets and appliances. Great investment property. Tenant occupied - month to month. Other fees of \$255. include \$42.12 for Reserve Contribution & \$212.80 Special Assessment. Seller to complete 1031 exchange at no cost to Buyer. Region: Kaneohe Neighborhood: Punaluu Condition: Above Average Parking: Open - 1, Unassigned Total Parking: 1 View: None Frontage: Pool: Zoning: 12 - A-2 Medium Density Apartme Sale Conditions: None Schools: , , * Request Showing , Photos , History , Maps , Deed , Watch List , Tax Info					
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DOM = Days on Market, Occ. = Occupancy, FL = Floor Number