

Windward Passage 322 Aolaa Street Unit 1008, Kailua 96734 * Windward Passage ***\$585,000 * Originally \$595,000**

Sold Price: \$580,000 Sold Date: 09-29-2021 Sold Ratio: 99%
 Beds: **1** MLS#: **202115585, FS** Year Built: **1979**
 Bath: **1/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **737** List Date & DOM: **06-15-2021 & 71** Total Parking: **1**
 Land Sq. Ft.: **134,600** Condition: **Above Average, Average** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage: Building: **\$437,900**
 Sq. Ft. Other: **0** Tax/Year: **\$152/2020** Land: **\$77,400**
 Total Sq. Ft. **737** Neighborhood: **Kailua Town** Total: **\$515,300**
 Maint./Assoc. **\$644 / \$0** [Flood Zone: Zone X - Tool](#) Stories / CPR: **15-20 / No**
 Parking: **Covered - 1, Garage, Guest** Frontage:
[Zoning: 12 - A-2 Medium Density Apartme](#) View: **Mountain**

Public Remarks: EASY to see, so contact your Realtor or the listing agent today! Start your Kailua day right while lying in bed and watching the sunrise reflect off the stunning Ko'olau Mountains! Updated 1 bedroom sits high above the hustle & bustle of Kailua Gardens yet is a short stroll from Kailua Town's array of shops, restaurants, bars, supermarkets & world-famous Kailua Beach. Unit feature include: 2 window AC Units, stackable washer dryer in the unit, walk in shower, granite counter in the bathroom and kitchen, stainless appliances, newer vinyl flooring in the living room, mirrored closet doors and more. Resort-like complex has all the desired amenities inc. tennis/pickle ball courts, gym, on-site property manager, 24 hour security, dog park, racketball court, secured parking, bike storage & so much more. The previous owner removed the bedroom wall so the unit is currently more like a studio. If preferred, the owner will replace the wall/door at closing. **Sale Conditions:** None **Schools:** [Kailua, Kailua](#), * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
322 Aolaa Street 1008	\$585,000	1 & 1/0	737 \$794	134,600 \$4	0	58%	10	71

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
322 Aolaa Street 1008	\$152 \$644 \$0	\$77,400	\$437,900	\$515,300	114%	1979 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
322 Aolaa Street 1008	\$580,000	09-29-2021	99%	97%	Cash

[322 Aolaa Street 1008](#) - MLS#: [202115585](#) - Original price was \$595,000 - EASY to see, so contact your Realtor or the listing agent today! Start your Kailua day right while lying in bed and watching the sunrise reflect off the stunning Ko'olau Mountains! Updated 1 bedroom sits high above the hustle & bustle of Kailua Gardens yet is a short stroll from Kailua Town's array of shops, restaurants, bars, supermarkets & world-famous Kailua Beach. Unit feature include: 2 window AC Units, stackable washer dryer in the unit, walk in shower, granite counter in the bathroom and kitchen, stainless appliances, newer vinyl flooring in the living room, mirrored closet doors and more. Resort-like complex has all the desired amenities inc. tennis/pickle ball courts, gym, on-site property manager, 24 hour security, dog park, racketball court, secured parking, bike storage & so much more. The previous owner removed the bedroom wall so the unit is currently more like a studio. If preferred, the owner will replace the wall/door at closing. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Average **Parking:** Covered - 1, Garage, Guest **Total Parking:** 1 **View:** Mountain **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kailua, Kailua](#), * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

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