

Poinciana Manor 1015 Aolaa Place Unit 243, Kailua 96734 * Poinciana Manor * \$575,000

Sold Price: \$586,000	Sold Date: 08-09-2021	Sold Ratio: 102%
Beds: 2	MLS#: 202116588, FS	Year Built: 1975
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 959	List Date & DOM: 06-29-2021 & 9	Total Parking: 2
Land Sq. Ft.: 220,762	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 266	Frontage:	Building: \$334,600
Sq. Ft. Other: 0	Tax/Year: \$130/2020	Land: \$172,600
Total Sq. Ft. 1,225	Neighborhood: Kailua Town	Total: \$507,200
Maint./Assoc. \$720 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Three / No
Parking: Assigned, Covered - 2, Guest, Street	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden	

Public Remarks: Welcome to Poinciana Manor LOCATED IN THE HEART OF KAILUA. Live the Quintessential Kailua Lifestyle, ride your bike or walk a block to Kailua Town or a couple blocks to Kailua Beach. Poinciana Manor is known for its Beautiful Court Yards, Ponds, Pool, Playgrounds and BBQ Party Cabanas. This is unit Features 2 bedrooms, 2 full baths, 2 parking and recently renovated Master Bathroom and living room floor, New Paint PLUS one of the few floor plans with an Extra Large Lanai. Bring your personal touch to update the Kitchen and Hallway Bathroom. Not to mention Pet Friendly! Public Open Houses: Thursday, 7/1: 9:30a-11:30a, Friday 7/2: 12noon-1p and 5p-6:30pm, Saturday 7/3: 10a-1p. **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
1015 Aolaa Place 243	\$575,000	2 & 2/0	959 \$600	220,762 \$3	266	51%	2	9

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 Aolaa Place 243	\$130 \$720 \$0	\$172,600	\$334,600	\$507,200	113%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 Aolaa Place 243	\$586,000	08-09-2021	102%	102%	Conventional

[1015 Aolaa Place 243](#) - MLS#: [202116588](#) - Welcome to Poinciana Manor LOCATED IN THE HEART OF KAILUA. Live the Quintessential Kailua Lifestyle, ride your bike or walk a block to Kailua Town or a couple blocks to Kailua Beach. Poinciana Manor is known for its Beautiful Court Yards, Ponds, Pool, Playgrounds and BBQ Party Cabanas. This is unit Features 2 bedrooms, 2 full baths, 2 parking and recently renovated Master Bathroom and living room floor, New Paint PLUS one of the few floor plans with an Extra Large Lanai. Bring your personal touch to update the Kitchen and Hallway Bathroom. Not to mention Pet Friendly! Public Open Houses: Thursday, 7/1: 9:30a-11:30a, Friday 7/2: 12noon-1p and 5p-6:30pm, Saturday 7/3: 10a-1p. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average **Parking:** Assigned, Covered - 2, Guest, Street **Total Parking:** 2 **View:** Garden **Frontage:** Pool: **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None
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DOM = Days on Market, Occ. = Occupancy, FL = Floor Number