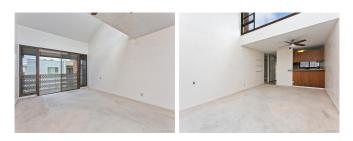
Gardenia Manor 333 Aoloa Street Unit 413, Kailua 96734 * Gardenia Manor * \$612,000 *

| | Originally \$59 | 9,000 | |
|----------------------------------|----------------------------|---------------------|----------------------------|
| Sold Price: \$612,000 | Sold Date: 09-17 | 7-2021 | Sold Ratio: 100% |
| Beds: 2 | MLS#: 2021 | . <u>19623</u> , FS | Year Built: 1974 |
| Bath: 2/0 | Status: Sold | | Remodeled: |
| Living Sq. Ft.: 944 | List Date & DOM: 07-3 | 0-2021 & 12 | Total Parking: 2 |
| Land Sq. Ft.: 0 | Condition: Fair | | Assessed Value |
| Lanai Sq. Ft.: 82 | Frontage: | | Building: \$376,000 |
| Sq. Ft. Other: 0 | Tax/Year: \$130 | /2021 | Land: \$168,400 |
| Total Sq. Ft. 1,026 | Neighborhood: Kailı | ia Town | Total: \$544,400 |
| Maint./Assoc. \$601 / \$0 | Flood Zone: Zone | e X - <u>Tool</u> | Stories / CPR: 4-7 / No |
| Parking: Covered - 2 | | Frontage: | |
| Zoning: 12 - A-2 Medium | Density Anartme | View M | lountain |

Zoning: 12 - A-2 Medium Density Apartme

View: **Mountain**

Public Remarks: Rarely available 4th floor unit with vaulted ceilings and rooftop windows. Big & Bright living area with a partial mountain/tree top view. 2 bedrooms, 2 baths, 2 covered stalls. Parking stalls are close to the elevator. Assigned storage shed for your surfboards. Full size washer and dryer. Original condition, a blank slate to express yourself and make it your own. Pool, Kiddie pool, BBQ. Pet Friendly. Guest parking. Walk to Kailua Town for shopping and dining. Well managed building with good reserves. Elevator done. 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 |
|----------------------|------------------|----------|---------------|-------------|-------|------|----|-----|
| 333 Aoloa Street 413 | <u>\$612,000</u> | 2 & 2/0 | 944 \$648 | 0 \$inf | 82 | 62% | 4 | 12 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|----------------------|---------------------|------------------|----------------------|-------------------|-------|---------------------|
| 333 Aoloa Street 413 | \$130 \$601 \$0 | \$168,400 | \$376,000 | \$544,400 | 112% | 1974 & NA |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|----------------------|------------|------------|------------|----------------|--------------|
| 333 Aoloa Street 413 | \$612,000 | 09-17-2021 | 100% | 102% | Conventional |

333 Aoloa Street 413 - MLS#: 202119623 - Original price was \$599,000 - Rarely available 4th floor unit with vaulted ceilings and rooftop windows. Big & Bright living area with a partial mountain/tree top view. 2 bedrooms, 2 baths, 2 covered stalls. Parking stalls are close to the elevator. Assigned storage shed for your surfboards. Full size washer and dryer. Original condition, a blank slate to express yourself and make it your own. Pool, Kiddie pool, BBQ. Pet Friendly. Guest parking. Walk to Kailua Town for shopping and dining. Well managed building with good reserves. Elevator done. Region: Kailua Neighborhood: Kailua Town Condition: Fair Parking: Covered - 2 Total Parking: 2 View: Mountain Frontage: Pool: Zoning: 12 - A-2 Medium Density Apartme Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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