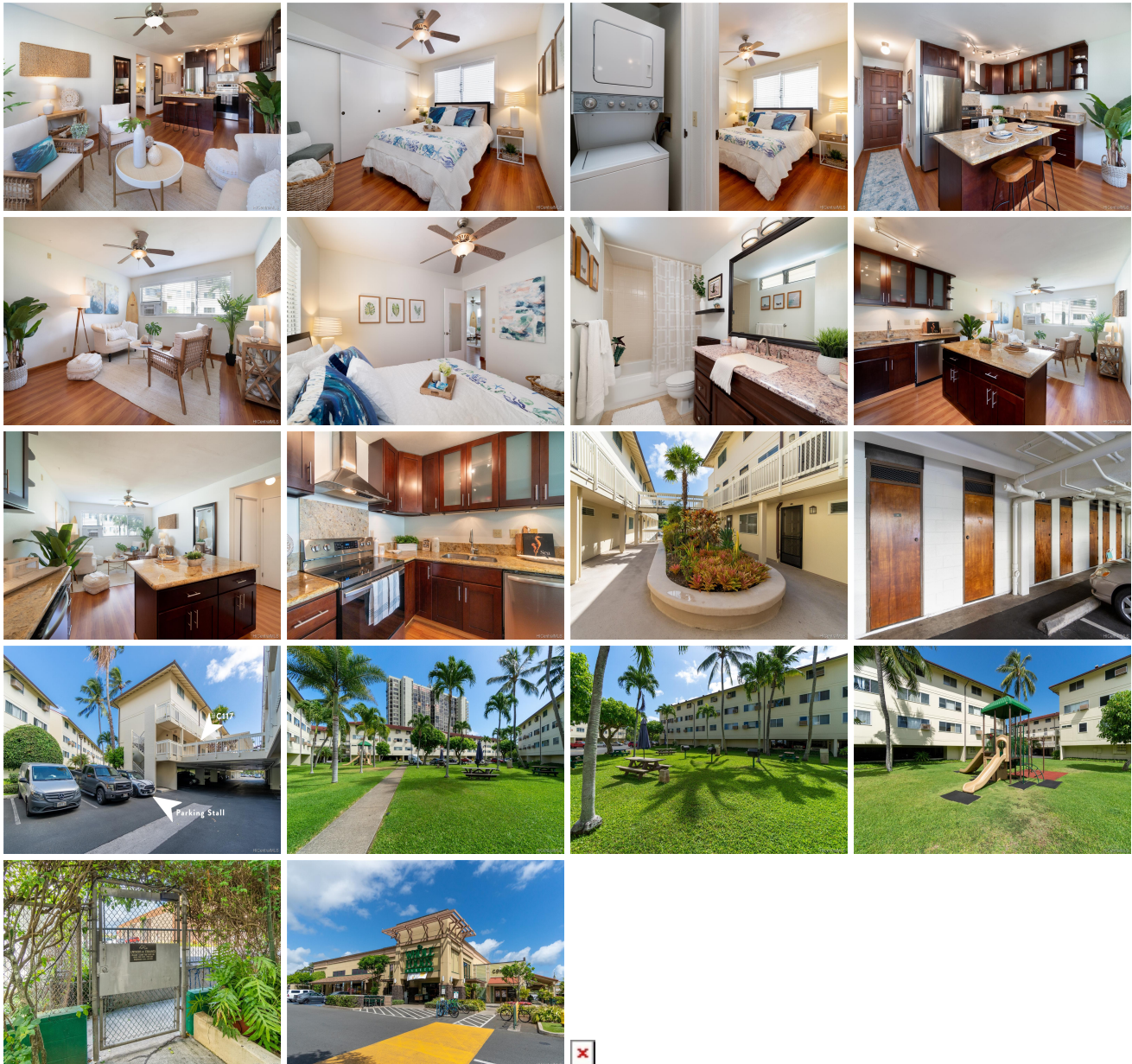


Koolau Vista 350 Aolaa Street Unit C117, Kailua 96734 * Koolau Vista * \$450,000

Sold Price: \$440,000	Sold Date: 12-10-2021	Sold Ratio: 98%
Beds: 1	MLS#: <u>202125388</u>, FS	Year Built: 1985
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 587	List Date & DOM: 10-06-2021 & 15	Total Parking: 1
Land Sq. Ft.: 151,763	Condition: Above Average, Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$312,000
Sq. Ft. Other: 0	Tax/Year: \$89/2021	Land: \$93,100
Total Sq. Ft. 587	Neighborhood: Kailua Town	Total: \$405,100
Maint./Assoc. \$385 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One / No
Parking: Assigned	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: None	

Public Remarks: Live the Kailua dream! You can own your very own little slice of paradise in this updated 1 level 1 bed/1 bath unit with open gourmet kitchen! Comes with a parking spot right next to the unit (just 1 flight of stairs up) plus a storage unit too! Elevator, lots of guest parking, community BBQ area, kids playground and laundry in the unit are all additional features to love about living here. Love to walk everywhere? Located in the HEART of Kailua town you can walk to 6 different grocery stores including Whole Foods, great restaurants, the local bakery and coffee shops, banks and other great shopping. And talk about convenience, there is even a private gate JUST for Koolau Vista residents that cuts straight through to Target! Best of all, Kailua's world famous beach is just a 5 minute bike ride or a 20 minute easy walk from your front door! Don't miss this one!! Registered Service Animals only. **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
350 Aoloa Street C117	\$450,000	1 & 1/0	587 \$767	151,763 \$3	0	31%	1	15

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
350 Aoloa Street C117	\$89 \$385 \$0	\$93,100	\$312,000	\$405,100	111%	1985 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
350 Aoloa Street C117	\$440,000	12-10-2021	98%	98%	Conventional

[350 Aoloa Street C117](#) - MLS#: [202125388](#) - Live the Kailua dream! You can own your very own little slice of paradise in this updated 1 level 1 bed/1 bath unit with open gourmet kitchen! Comes with a parking spot right next to the unit (just 1 flight of stairs up) plus a storage unit too! Elevator, lots of guest parking, community BBQ area, kids playground and laundry in the unit are all additional features to love about living here. Love to walk everywhere? Located in the HEART of Kailua town you can walk to 6 different grocery stores including Whole Foods, great restaurants, the local bakery and coffee shops, banks and other great shopping. And talk about convenience, there is even a private gate JUST for Koolau Vista residents that cuts straight through to Target! Best of all, Kailua's world famous beach is just a 5 minute bike ride or a 20 minute easy walk from your front door! Don't miss this one!! Registered Service Animals only. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Above Average, Excellent **Parking:** Assigned **Total Parking:** 1 **View:** None **Frontage:** Pool: **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kailua](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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