

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

Sold Price: \$440,000      Sold Date: 12-10-2021      Sold Ratio: 98%  
 Beds: **1**      MLS#: **202125388, 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:  
 Sq. Ft. Other: **0**      Tax/Year: **\$89/2021**      Building: **\$312,000**  
 Total Sq. Ft. **587**      Neighborhood: **Kailua Town**      Land: **\$93,100**  
 Maint./Assoc. **\$385 / \$0**      [Flood Zone](#): **Zone X - Tool**      Total: **\$405,100**  
 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 |
|---------------------------------------|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">350 Aoloa Street C117</a> | <a href="#">\$450,000</a> | 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 |
|---------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">350 Aoloa Street C117</a> | \$89   \$385   \$0  | \$93,100      | \$312,000         | \$405,100      | 111%  | 1985 & NA        |

| Address                               | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms   |
|---------------------------------------|------------|------------|------------|----------------|--------------|
| <a href="#">350 Aoloa Street C117</a> | \$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