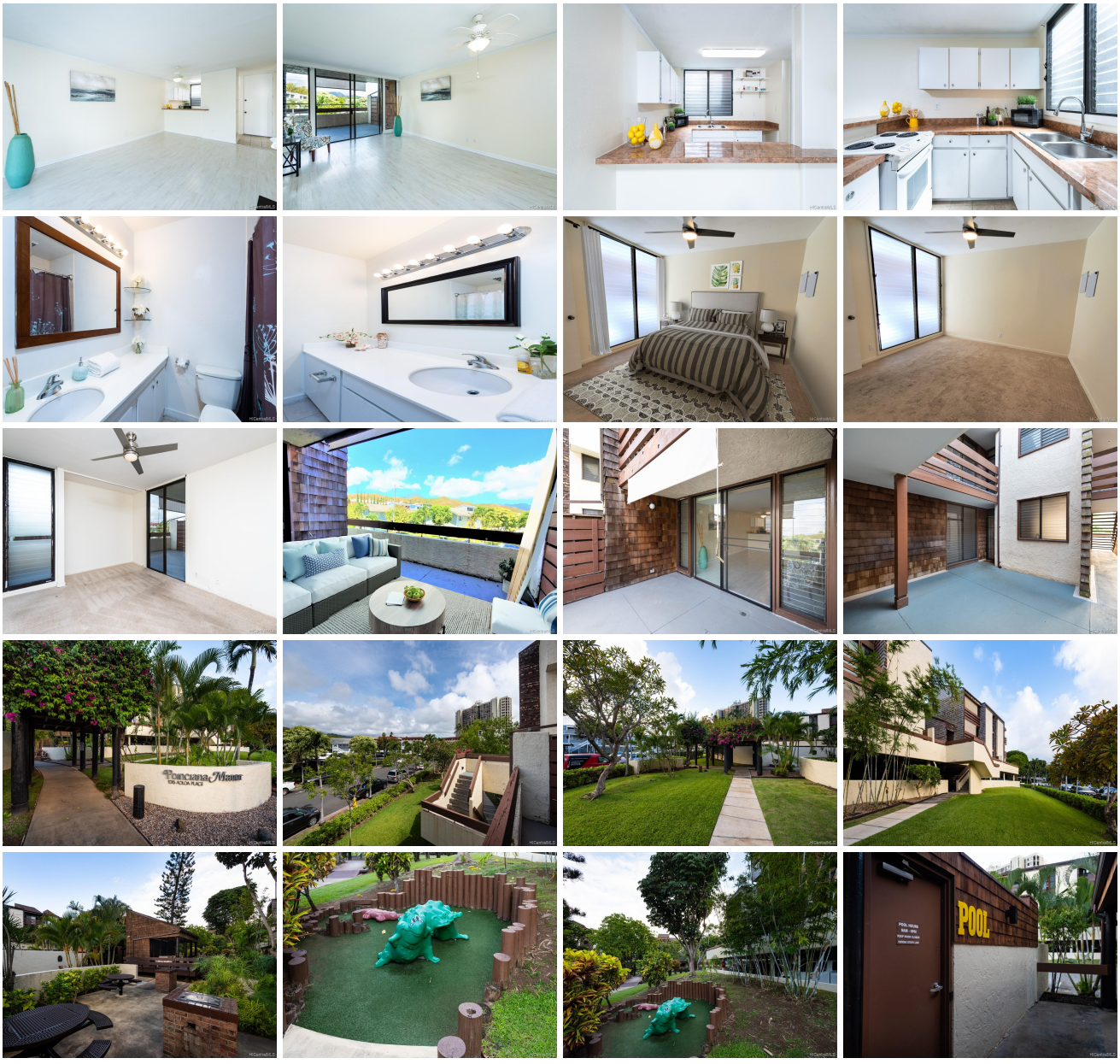
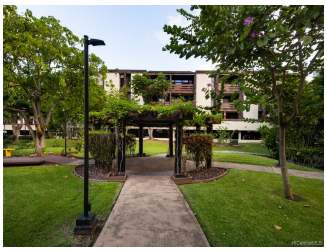
Poinciana Manor 1015 Aoloa Place Unit 258, Kailua 96734 * Poinciana Manor * $660,000 * Originally $700,000

Sold Price: $660,000	Sold Date: 01-24-2023	Sold Ratio: 100%
Beds: **2**	MLS#: **202210729, FS**	Year Built: **1975**
Bath: **2/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **944**	List Date & DOM: **06-05-2022** & **195**	Total Parking: **2**
Land Sq. Ft.: **220,762**	Condition: **Average**	Assessed Value
Lanai Sq. Ft.: **266**	Frontage:	Building: **$403,500**
Sq. Ft. Other: **0**	Tax/Year: **$171/2022**	Land: **$183,300**
Total Sq. Ft. **1,210**	Neighborhood: **Kailua Town**	Total: **$586,800**
Maint./Assoc. **$720 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **One / No**
Parking: **Assigned, Covered - 2, Street**	Frontage:	
Zoning: **12 - A-2 Medium Density Apartme**	View: **Mountain**	

Public Remarks: Back on Market and Ready to Sell! Call your Realtor for details. Just where you want to be, In the Heart of Kailua. This perfectly situated 2 bed, 2 bath unit skirts the perimeter of the Poinciana Manor in desirable Kailua Town. Enjoy beautiful white sandy beaches, majestic Ko'olaus and tons of extracurricular activities just minutes away. Convenience galore with shopping, entertainment, eateries, Target, and the bus line close by. Call today!!! **Sale Conditions:** Short Sale **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 Aoloa Place 258	**$660,000**	2 & 2/0	944 | $699	220,762 | $3	266	51%	2	195

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1015 Aoloa Place 258	$171 | $720 | $0	$183,300	$403,500	$586,800	112%	1975 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1015 Aoloa Place 258	$660,000	01-24-2023	100%	94%	Cash

1015 Aoloa Place 258 - MLS#: 202210729 - Original price was $700,000 - Back on Market and Ready to Sell! Call your Realtor for details. Just where you want to be, In the Heart of Kailua. This perfectly situated 2 bed, 2 bath unit skirts the perimeter of the Poinciana Manor in desirable Kailua Town. Enjoy beautiful white sandy beaches, majestic Ko'olaus and tons of extracurricular activities just minutes away. Convenience galore with shopping, entertainment, eateries, Target, and the bus line close by. Call today!!! **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Average **Parking:** Assigned, Covered - 2, Street **Total Parking:** 2 **View:** Mountain **Frontage: Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** Short Sale **Schools:** Kailua, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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