Poha Kea Point 3 46-149 Meheanu Loop Unit 3116, Kaneohe 96744 * Poha Kea Point 3 * $510,000 * Originally $515,000

Sold Price: $489,000	Sold Date: 06-01-2007	Sold Ratio: 96%
Beds: **2**	MLS#: **2700134, FS**	Year Built: **1986**
Bath: **1/1**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **1,001**	List Date & DOM: **01-02-2007** & **126**	Total Parking: **2**
Land Sq. Ft.: **172,846**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **123**	Frontage: **Other**	Building: **$414,300**
Sq. Ft. Other: **0**	Tax/Year: **$155/2006**	Land: **$79,300**
Total Sq. Ft. **1,124**	Neighborhood: **Lilipuna**	Total: **$493,600**
Maint./Assoc. **$158 / $250**	Flood Zone: **Zone X - Tool**	Stories / CPR: **/ No**
Parking: **Assigned, Garage, Guest, Open - 1, Tandem**	Frontage: **Other**	
Zoning:	View: **Coastline, Mountain, Ocean, Sunrise**	

Public Remarks: A terrific 2 bed 1.5 bath Centrally located unit, exceptionally well maintained with new ceramic tile flooring, new water heater, new stove and fresh paint. Kitchen cabinets have been refurbished, Carpeting is about one year old. Complex offers loads of amenities. One car garage with one open parking. Poha Kea complex offers mountain and bay views. Sit on the large lanai and enjoy the sunset. **Sale Conditions: Schools:** Heeia, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info











Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
46-149 Meheanu Loop 3116	**$510,000**	2 & 1/1	1,001 | $509	172,846 | $3	123	0%	2	126

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
46-149 Meheanu Loop 3116	$155 | $158 | $250	$79,300	$414,300	$493,600	103%	1986 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
46-149 Meheanu Loop 3116	$489,000	06-01-2007	96%	95%	Conventional

46-149 Meheanu Loop 3116 - MLS#: 2700134 - Original price was $515,000 - A terrific 2 bed 1.5 bath Centrally located unit, exceptionally well maintained with new ceramic tile flooring, new water heater, new stove and fresh paint. Kitchen cabinets have been refurbished, Carpeting is about one year old. Complex offers loads of amenities. One car garage with one open parking. Poha Kea complex offers mountain and bay views. Sit on the large lanai and enjoy the sunset. **Region:** Kaneohe **Neighborhood:** Lilipuna **Condition:** Excellent **Parking:** Assigned, Garage, Guest, Open - 1, Tandem **Total Parking:** 2 **View:** Coastline, Mountain, Ocean, Sunrise **Frontage:** Other **Pool: Zoning: Sale Conditions: Schools:** Heeia, King, Castle * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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