154 Pauahilani Way, Kailua 96734 * $1,275,000

Sold Price:	$1,311,088	Sold Date:	04-09-2018	Sold Ratio:	103%
Beds:	**4**	MLS#:	**201725100, FS**	Year Built:	**1967**
Bath:	**2/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**1,661**	List Date & DOM:	**02-06-2018** & **17**	Total Parking:	**3**
Land Sq. Ft.:	**10,060**	Condition:	**Average**	Assessed Value	
Lanai Sq. Ft.:	**383**	Frontage:		Building:	**$239,100**
Sq. Ft. Other:	**0**	Tax/Year:	**$455/2017**	Land:	**$868,100**
Total Sq. Ft.	**2,044**	Neighborhood:	**Cntry Club Knoll**	Total:	**$1,107,200**
Maint./Assoc.	**$0 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**One / No**
Parking:	**3 Car+, Boat, Carport, Driveway, Street**	Frontage:			
Zoning:	**04 - R-7.5 Residential District**	View:	**Garden, Mountain, Sunrise, Sunset**		

Public Remarks: Rarely available Country Club Knoll home offered for sale by the original owner. Located in a serene cul-de-sac with over 10,000 sq.ft. of level land! Single-level floor plan featuring four bedrooms, two baths, ample outdoor space, and expansive parking area with 2-car carport plus room for two additional cars—and even a boat! Just up the street from desirable Ka'ohao Elementary School and world renowned Kailua and Lanikai Beach. Only two miles from the center of Kailua Town where you will find fabulous boutiques, dining and grocery options. Kailua living in a much sought-after neighborhood; this classic island home is a must see! **Sale Conditions:** None **Schools:** Lanikai, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
154 Pauahilani Way	$1,275,000	4 & 2/0	1,661 | $768	10,060 | $127	17

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
154 Pauahilani Way	$455 | $0 | $0	$868,100	$239,100	$1,107,200	115%	1967 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
154 Pauahilani Way	$1,311,088	04-09-2018	103%	103%	Conventional

154 Pauahilani Way - MLS#: 201725100 - Rarely available Country Club Knoll home offered for sale by the original owner. Located in a serene cul-de-sac with over 10,000 sq.ft. of level land! Single-level floor plan featuring four bedrooms, two baths, ample outdoor space, and expansive parking area with 2-car carport plus room for two additional cars—and even a boat! Just up the street from desirable Ka'ohao Elementary School and world renowned Kailua and Lanikai Beach. Only two miles from the center of Kailua Town where you will find fabulous boutiques, dining and grocery options. Kailua living in a much sought-after neighborhood; this classic island home is a must see! **Region:** Kailua **Neighborhood:** Cntry Club Knoll **Condition:** Average **Parking:** 3 Car+, Boat, Carport, Driveway, Street **Total Parking:** 3 **View:** Garden, Mountain, Sunrise, Sunset **Frontage: Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** Lanikai, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market