

45-252 Puaae Road Unit A, Kaneohe 96744 * \$749,000

Sold Price: \$810,000 Sold Date: 06-03-2022 Sold Ratio: 108%
 Beds: **2** MLS#: **202205581, FS** Year Built: **1968**
 Bath: **1/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **704** List Date & DOM: **03-25-2022 & 6** Total Parking: **3**
 Land Sq. Ft.: **3,824** Condition: **Above Average** [Assessed Value](#)
 Lanai Sq. Ft.: **0** Frontage: Building: **\$43,000**
 Sq. Ft. Other: **0** Tax/Year: **\$117/2021** Land: **\$457,800**
 Total Sq. Ft. **704** Neighborhood: **Pikoiloa** Total: **\$500,800**
 Maint./Assoc. **\$0 / \$75** [Flood Zone](#): **Zone X - Tool** Stories / CPR: **One / Yes**
 Parking: **3 Car+, Carport** Frontage:
 Zoning: **04 - R-7.5 Residential District** View: **Garden, Mountain**

Public Remarks: Look no further than this Resort-inspired cottage with GORGEOUS KOOLAU MOUNTAIN views, Premium & Spacious outdoor Gazebo, surrounded by lush green lawn, tropical palms, cooled by calming BREEZY TRADES and enough room for 3+ parking. Outdoor potting area is perfect for orchids or any gardening project, roof is generously covered with highly desired GACO roof coating. Conveniently located. **Sale Conditions:** None **Schools:** [Puohala](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
45-252 Puaae Road A	\$749,000	2 & 1/0	704 \$1,064	3,824 \$196	6

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
45-252 Puaae Road A	\$117 \$0 \$75	\$457,800	\$43,000	\$500,800	150%	1968 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
45-252 Puaae Road A	\$810,000	06-03-2022	108%	108%	Conventional

[45-252 Puaae Road A](#) - MLS#: [202205581](#) - Look no further than this Resort-inspired cottage with GORGEOUS KOOLAU MOUNTAIN views, Premium & Spacious outdoor Gazebo, surrounded by lush green lawn, tropical palms, cooled by calming BREEZY TRADES and enough room for 3+ parking. Outdoor potting area is perfect for orchids or any gardening project, roof is generously covered with highly desired GACO roof coating. Conveniently located. **Region:** Kaneohe **Neighborhood:** Pikoiloa **Condition:** Above Average **Parking:** 3 Car+, Carport **Total Parking:** 3 **View:** Garden, Mountain **Frontage:** Pool: None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** [Puohala](#), [King](#), [Castle](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market