

3162 Poelua Place, Honolulu 96822 * \$2,450,000

Beds: 4	MLS#: 202407544, FS	Year Built: 1961
Bath: 4/0	Status: Active Under Contract	Remodeled: 2024
Living Sq. Ft.: 3,433	List Date & DOM: 04-02-2024 & 23	Total Parking: 8
Land Sq. Ft.: 9,899	Condition: Excellent, Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$433,300
Sq. Ft. Other: 0	Tax/Year: \$575/2024	Land: \$1,537,200
Total Sq. Ft. 3,433	Neighborhood: Manoa Area	Total: \$2,130,500
Maint./Assoc. \$0 / \$0	Flood Zone: Zone X - Tool	Stories / CPR: One, Two / No
Parking: 3 Car+, Driveway, Garage, Street	Frontage: Other	
Zoning: 04 - R-7.5 Residential District	View: Mountain, Other	

Public Remarks: Welcome to this exquisite Manoa gem. This beautiful, fully remodeled home is a rare find. The house is completely remodeled and an ADU added for your guest or some extra income. The owners spent lavishly to create this marvelous lifestyle. It is nestled in a peaceful cul-de-sac with a long driveway, allowing for privacy and tranquility. The stunning upstairs overlook provides breathtaking views of the mountains and picturesque Manoa scenery. Step into your dream home, where every detail has been meticulously crafted for ideal living. The property backs up to the serene Manoa Community Gardens, offering a sense of connection to nature. For recreation and community amenities, residents enjoy the convenience of the nearby community pool, just a short stroll beyond the Manoa Elementary School. Pet lovers will appreciate the proximity of the Manoa dog park, providing a perfect space for furry friends to play and socialize. Also, on the property, discover a private gate and walkway that leads to the district park and easy access to the market. **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
3162 Poelua Place	\$2,450,000	4 & 4/0	3,433 \$714	9,899 \$247	23

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
3162 Poelua Place	\$575 \$0 \$0	\$1,537,200	\$433,300	\$2,130,500	115%	1961 & 2024

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Region: Metro **Neighborhood:** Manoa Area **Condition:** Excellent, Above Average **Parking:** 3 Car+, Driveway, Garage, Street **Total Parking:** 8 **View:** Mountain, Other **Frontage:** Other **Pool:** None **Zoning:** 04 - R-7.5 Residential District **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market