

Bougainville 98-340 Koauka Loop Unit 112, Aiea 96701 * Bougainville * \$505,000

Beds: 3	MLS#: 202415072, FS	Year Built: 1975
Bath: 2/0	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 1,261	List Date & DOM: 06-27-2024 & 18	Total Parking: 1
Land Sq. Ft.: 233,351	Condition: Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$314,700
Sq. Ft. Other: 0	Tax/Year: \$157/2023	Land: \$224,400
Total Sq. Ft. 1,261	Neighborhood: Pearlridge	Total: \$539,100
Maint./Assoc. \$638 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Two, Split Level / No
Parking: Assigned, Covered - 1, Street	Frontage: Other	
Zoning : 12 - A-2 Medium Density Apartme	View: Garden, Other	

Public Remarks: Welcome to The Bougainville! This open concept, 3 bed/2 bath, split level townhome unit is partially renovated and just waiting for your finishing touches. Featuring vinyl plank flooring and wall to wall carpet downstairs along with a full bathroom and in unit washer and dryer. Conveniently located right across from Pali Momi Medical Center and Pearlridge Shopping Center, you are also just minutes from the Waimalu Shopping Plaza, freeway on and off ramps, schools, Newtown Driving Range, and so much more! Perfect for both owner occupants and as an investment property. Easy to see! Don't let this on pass you by. **Sale Conditions:** Lender Sale **Schools:** [Alvah Scott, Aiea, Aiea](#) * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
98-340 Koauka Loop 112	\$505,000	3 & 2/0	1,261 \$400	233,351 \$2	0	67%	2	18

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
98-340 Koauka Loop 112	\$157 \$638 \$0	\$224,400	\$314,700	\$539,100	94%	1975 & NA

[98-340 Koauka Loop 112](#) - MLS#: [202415072](#) - Welcome to The Bougainville! This open concept, 3 bed/2 bath, split level townhome unit is partially renovated and just waiting for your finishing touches. Featuring vinyl plank flooring and wall to wall carpet downstairs along with a full bathroom and in unit washer and dryer. Conveniently located right across from Pali Momi Medical Center and Pearlridge Shopping Center, you are also just minutes from the Waimalu Shopping Plaza, freeway on and off ramps, schools, Newtown Driving Range, and so much more! Perfect for both owner occupants and as an investment property. Easy to see! Don't let this on pass you by. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Average **Parking:** Assigned, Covered - 1, Street **Total Parking:** 1 **View:** Garden, Other **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** Lender Sale **Schools:** [Alvah Scott, Aiea, Aiea](#) * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

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