

1254 Puualoha Street, Kailua 96734 * \$2,250,000

Bed(s): 3	MLS#: 202415602, FS	Year Built: 1968
Bath: 3/0	Status: Active	Remodeled: 2020
Living Sq. Ft.: 2,568	List Date & DOM: 07-23-2024 & 4	Total Parking: 6
Land Sq. Ft.: 12,261	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$616,100
Sq. Ft. Other: 0	Tax/Year: \$587/2024	Land: \$1,516,100
Total Sq. Ft. 2,568	Neighborhood: Maunawili	Total: \$2,132,200
Maint./Assoc. \$0 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Two / No
Parking: 2 Car, Driveway, Garage, Street	Frontage:	
Zoning : 02 - R-20 Residential District	View: Garden, Mountain	

Public Remarks: Nestled in the tranquil & coveted Maunawili neighborhood, this thoughtful renovated residence offers the best of island living. Discover the perfect blend of luxury, comfort, & natural beauty in this exquisite home that shows pride of ownership throughout. You'll be pleased to see elegant floors, custom automatic blinds, split ceiling AC system, newer windows, & numerous renovated details throughout. The main level features a well-appointed kitchen w/Bosch appliances, granite countertops, curved soffit & built-in desk area. A spacious dining & laundry room add to well designed upstairs layout. The primary boasts a cedar lined walk-in closet & breathtaking views of Mt. Olomana. Offering three upstairs bedrooms & two 2 full baths, along with a spacious downstairs family room complete with its own full kitchen & bath - the perfect home for hosting guests or simply relaxing & enjoying the views. You'll love the outdoors in your own backyard oasis. Adorned w/numerous fruit trees & a dedicated gardening/hydroponic area. Relax by the pool or fire up the gas grill, or simply savor the surrounding stunning views of the Ko'olau Range & Mt. Olomana. First open house July 28th. **Sale Conditions:** None

Schools: [Maunawili](#), [Kailua](#), [Kailua](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1254 Puualoha Street	\$2,250,000	3 & 3/0	2,568 \$876	12,261 \$184	4

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1254 Puualoha Street	\$587 \$0 \$0	\$1,516,100	\$616,100	\$2,132,200	106%	1968 & 2020

1254 Puualoha Street - MLS#: **202415602** - Nestled in the tranquil & coveted Maunawili neighborhood, this thoughtful renovated residence offers the best of island living. Discover the perfect blend of luxury, comfort, & natural beauty in this exquisite home that shows pride of ownership throughout. You'll be pleased to see elegant floors, custom automatic blinds, split ceiling AC system, newer windows, & numerous renovated details throughout. The main level features a well-appointed kitchen w/Bosch appliances, granite countertops, curved soffit & built-in desk area. A spacious dining & laundry room add to well designed upstairs layout. The primary boasts a cedar lined walk-in closet & breathtaking views of Mt. Olomana. Offering three upstairs bedrooms & two 2 full baths, along with a spacious downstairs family room complete with its own full kitchen & bath - the perfect home for hosting guests or simply relaxing & enjoying the views. You'll love the outdoors in your own backyard oasis. Adorned w/numerous fruit trees & a dedicated gardening/hydroponic area. Relax by the pool or fire up the gas grill, or simply savor the surrounding stunning views of the Ko'olau Range & Mt. Olomana. First open house July 28th.

Region: Kailua **Neighborhood:** Maunawili **Condition:** Excellent **Parking:** 2 Car, Driveway, Garage, Street **Total Parking:** 6 **View:** Garden, Mountain **Frontage:** Pool: In Ground, Tile **Zoning:** 02 - R-20 Residential District **Sale Conditions:** None

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DOM = Days on Market