Windward Passage 322 Aoloa Street Unit 1305, Kailua 96734 * $898,000

Beds:	**2**	MLS#:	**202415942, FS**	Year Built:	**1979**
Bath:	**2/0**	Status:	**Active**	Remodeled:	
Living Sq. Ft.:	**964**	List Date & DOM:	**07-16-2024** & **1**	Total Parking:	**2**
Land Sq. Ft.:	**0**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**92**	Frontage:	**Other**	Building:	**$738,000**
Sq. Ft. Other:	**0**	Tax/Year:	**$270/2023**	Land:	**$104,400**
Total Sq. Ft.	**1,056**	Neighborhood:	**Kailua Town**	Total:	**$842,400**
Maint./Assoc.	**$839 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**15-20 / No**
Parking:	**Assigned, Covered - 1, Open - 1, Secured Entry**	Frontage:	**Other**		
Zoning:	**12 - A-2 Medium Density Apartme**	View:	**Coastline, Mountain, Ocean, Sunrise**		

Public Remarks: Experience luxury in this 2-bedroom, 2-bathroom condominium on the 13th floor with sweeping views of the ocean and Kailua. Windward Passage merges a peaceful retreat with urban convenience. The unit features resort-like amenities such as a swimming pool, jacuzzi, tennis courts, fitness center, and landscaped gardens. Spend your days at the beach and discover the vibrant local community of Kailua. **Sale Conditions:** None **Schools:** Kailua, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
322 Aoloa Street 1305	$898,000	2 & 2/0	964 | $932	0 | $inf	1

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
322 Aoloa Street 1305	$270 | $839 | $0	$104,400	$738,000	$842,400	107%	1979 & NA

322 Aoloa Street 1305 - MLS#: 202415942 - Experience luxury in this 2-bedroom, 2-bathroom condominium on the 13th floor with sweeping views of the ocean and Kailua. Windward Passage merges a peaceful retreat with urban convenience. The unit features resort-like amenities such as a swimming pool, jacuzzi, tennis courts, fitness center, and landscaped gardens. Spend your days at the beach and discover the vibrant local community of Kailua. **Region:** Kailua **Neighborhood:** Kailua Town **Condition:** Excellent **Parking:** Assigned, Covered - 1, Open - 1, Secured Entry **Total Parking:** 2 **View:** Coastline, Mountain, Ocean, Sunrise **Frontage:** Other **Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** Kailua, Kailua, Kalaheo * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market