

Koolani 1177 Queen Street Unit 4307, Honolulu 96814 * Koolani * \$1,339,000

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|---|---|--------------------------------|
| Beds: 2 | MLS#: 202409066, FS | Year Built: 2006 |
| Bath: 2/0 | Status: Active | Remodeled: |
| Living Sq. Ft.: 1,108 | List Date & DOM: 06-10-2024 & 16 | Total Parking: 2 |
| Land Sq. Ft.: 0 | Condition: Excellent | Assessed Value |
| Lanai Sq. Ft.: 49 | Frontage: | Building: \$1,170,000 |
| Sq. Ft. Other: 0 | Tax/Year: \$548/2023 | Land: \$62,600 |
| Total Sq. Ft. 1,157 | Neighborhood: Kakaako | Total: \$1,232,600 |
| Maint./Assoc. \$1,265 / \$0 | Flood Zone : Zone AE - Tool | Stories / CPR: 21+ / No |
| Parking: Assigned, Covered - 2, Garage, Guest, Secured Entry, Street | Frontage: | |
| Zoning : KA - State jurisdiction, refer | View: City, Coastline, Marina/Canal, Mountain, Ocean, Sunset | |

Public Remarks: Welcome to luxurious Ko'olani on the island of Oahu. Live in luxury with sunset, ocean & coastline views of the sparkling Pacific Ocean in the blossoming Kaka'ako neighborhood of Honolulu. The views from the Ko'olani 4307 are breathtaking. This 2BR/2BA/2PK condo has floor-to-ceiling windows offering an expansive coastline vista with amazing sunset views. The kitchen is appointed with high-end, stainless steel appliances. Chefs will love the gas stove. Ready to move in upgrades include brand new vinyl plank flooring, window coverings, washer/dryer and fresh paint throughout. The lanai has space for a table and chairs to soak up the view. The primary bathroom features superior natural stone finishes with a shower stall and soaking tub. There are two tandem parking stalls that can exit both fore and aft. Ko'olani has fabulous amenities including tennis courts, putting green, pool, pet park, game room, a large party room and more. 1 Pet Friendly up to 25 lbs. Conveniently located in Honolulu near Ala Moana Shopping Center, theaters, restaurants, museums, parks and the beach. Shown by appointment only. One or more photos have been enhanced. **Sale Conditions:** None **Schools:** , , * [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)





| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | Lanai | Occ. | FL | DOM |
|--|--------------------|----------|-----------------|-------------|-------|------|----|-----|
| 1177 Queen Street 4307 | \$1,339,000 | 2 & 2/0 | 1,108 \$1,208 | 0 \$inf | 49 | 54% | 42 | 16 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|-----------------------|---------------|-------------------|----------------|-------|------------------|
| 1177 Queen Street 4307 | \$548 \$1,265 \$0 | \$62,600 | \$1,170,000 | \$1,232,600 | 109% | 2006 & NA |

[1177 Queen Street 4307](#) - MLS#: [202409066](#) - Welcome to luxurious Ko'olani on the island of Oahu. Live in luxury with sunset, ocean & coastline views of the sparkling Pacific Ocean in the blossoming Kaka'ako neighborhood of Honolulu. The views from the Ko'olani 4307 are breathtaking. This 2BR/2BA/2PK condo has floor-to-ceiling windows offering an expansive coastline vista with amazing sunset views. The kitchen is appointed with high-end, stainless steel appliances. Chefs will love the gas stove. Ready to move in upgrades include brand new vinyl plank flooring, window coverings, washer/dryer and fresh paint throughout. The lanai has space for a table and chairs to soak up the view. The primary bathroom features superior natural stone finishes with a shower stall and soaking tub. There are two tandem parking stalls that can exit both fore and aft. Ko'olani has fabulous amenities including tennis courts, putting green, pool, pet park, game room, a large party room and more. 1 Pet Friendly up to 25 lbs. Conveniently located in Honolulu near Ala Moana Shopping Center, theaters, restaurants, museums, parks and the beach. Shown by appointment only. One or more photos have been enhanced.

Region: Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Assigned, Covered - 2, Garage, Guest, Secured Entry, Street **Total Parking:** 2 **View:** City, Coastline, Marina/Canal, Mountain, Ocean, Sunset **Frontage:** **Pool:** **Zoning:** KA - State jurisdiction, refer **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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