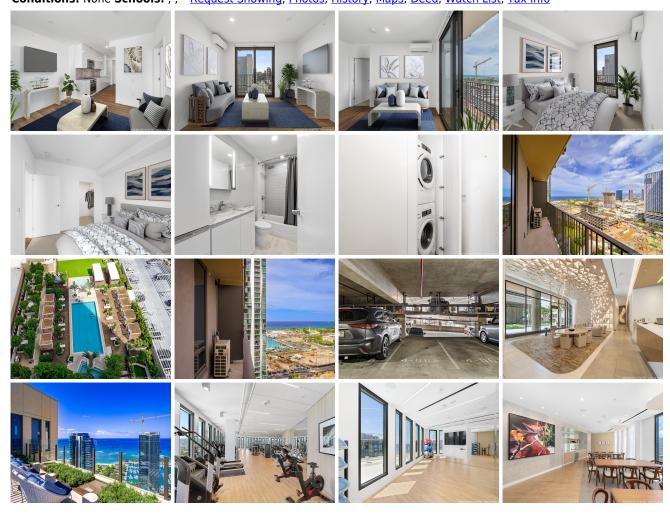
## Aalii 987 Queen Street Unit 2105, Honolulu 96814 \* \$738,000

MLS#: 202410543, FS Beds: 1 Year Built: 2019 Bath: 1/0 Status: Active Remodeled: 2021 Living Sq. Ft.: 493 List Date & DOM: 06-17-2024 & 13 Total Parking: 1 Land Sq. Ft.: 0 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 68 Frontage: Other Building: \$743,000 Sq. Ft. Other: 0 Tax/Year: \$223/2023 Land: \$22,400 Total Sq. Ft. 561 Neighborhood: Kakaako Total: \$765,400 Stories / CPR: 21+ / No Maint./Assoc. \$672 / \$27 Flood Zone: Zone AE - Tool

Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry Frontage: Other

City, Coastline, Mountain, Ocean, Zoning: 00 - Residential Other, Sunset

Public Remarks: A'ali'i is the best value in Kaka'ako! Gorgeous & new, w/ amenities like the most luxuriously priced buildings, yet much more affordable. A'ali'i was designed by SF architect, Solomon Cordwell Buenz, who also designed Anaha, so it's no wonder that A'ali'i rivals those in Ward Village's 1st row. This 05 Ewa-facing, PET-FRIENDLY unit is fantastic, looking over the recreation deck and not into the side of another building. You get a feeling of space, w/ city, mountain, and ocean views from the lanai. The 2105 interior has been meticulously maintained, w split AC, & luxury plank flooring & carpet in the bedroom. Internationally-renowned Rottet Studio outfitted the well-designed kitchen w/ integrated Bosch appliances, full height cabinetry, & natural stone counters, for modern appeal. A'ali'i features two amenity decks. FLOOR 42 incl. a penthouse-level sky deck w/ panoramic ocean views, fitness center, yoga room, & public & private gathering spaces. There's another ~acre amenities at FLOOR 8, inlcuding a pool & spa, kids play area & pool, many private cabanas & BBQs, a great lawn, & indoor-outdoor event rooms. At ground level, is surfboard storage & a dog park. 2105 is the one to see! Sale Conditions: None Schools: , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

















Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
987 Queen Street 2105	<u>\$738,000</u>	1 & 1/0	493   \$1,497	0   \$inf	13

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
987 Queen Street 2105	\$223   \$672   \$27	\$22,400	\$743,000	\$765,400	96%	2019 & 2021

987 Queen Street 2105 - MLS#: 202410543 - A'ali'i is the best value in Kaka'ako! Gorgeous & new, w/ amenities like the most luxuriously priced buildings, yet much more affordable. A'ali'i was designed by SF architect, Solomon Cordwell Buenz, who also designed Anaha, so it's no wonder that A'ali'i rivals those in Ward Village's 1st row. This 05 Ewa-facing, PET-FRIENDLY unit is fantastic, looking over the recreation deck and not into the side of another building. You get a feeling of space, w/ city, mountain, and ocean views from the lanai. The 2105 interior has been meticulously maintained, w split AC, & luxury plank flooring & carpet in the bedroom. Internationally-renowned Rottet Studio outfitted the well-designed kitchen w/ integrated Bosch appliances, full height cabinetry, & natural stone counters, for modern appeal. A'ali'i features two amenity decks. FLOOR 42 incl. a penthouse-level sky deck w/ panoramic ocean views, fitness center, yoga room, & public & private gathering spaces. There's another ~acre amenities at FLOOR 8, inlcuding a pool & spa, kids play area & pool, many private cabanas & BBQs, a great lawn, & indoor-outdoor event rooms. At ground level, is surfboard storage & a dog park. 2105 is the one to see! Region: Metro Neighborhood: Kakaako Condition: Excellent Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry Total Parking: 1 View: City, Coastline, Mountain, Ocean, Other, Sunset Frontage: Other Pool: Zoning: 00 - Residential Sale Conditions: None Schools: , , \* Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market