Kapiolani Residence 1631 Kapiolani Boulevard Unit 1303, Honolulu 96814 * \$549,000 *

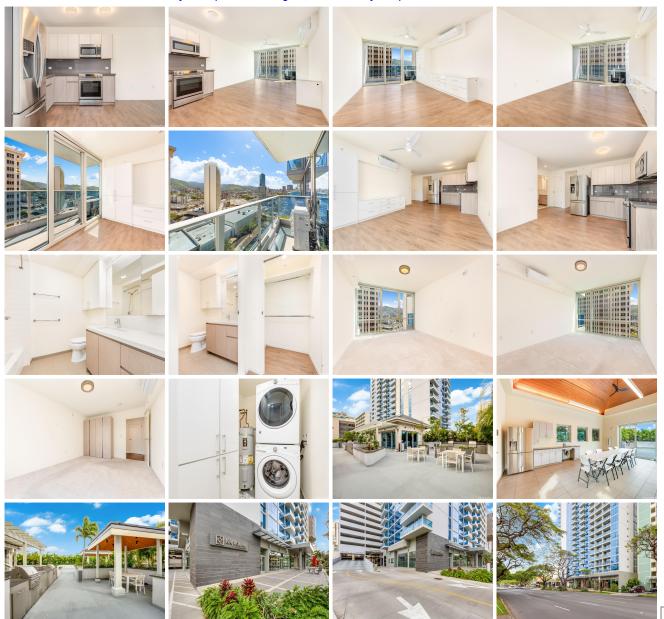
Originally \$625,000

Beds: 1 MLS#: 202411268, FS Year Built: 2018 Bath: 1/0 Status: Active Remodeled: Living Sq. Ft.: 696 List Date & DOM: 05-16-2024 & 42 Total Parking: 1 Land Sq. Ft.: 0 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Building: \$574,200 Sa. Ft. Other: 0 Tax/Year: \$185/2023 Land: **\$59.200** Total: \$633,400 Total Sq. Ft. 696 Neighborhood: Ala Moana Maint./Assoc. \$532 / \$0 Flood Zone: Zone X - Tool Stories / CPR: 21+ / No

Parking: **Assigned** Frontage:

Zoning: 33 - BMX-3 Community Business M View: City, Mountain

Public Remarks: Well priced clean 1 bedroom 1 bathroom built in 2018. Elegant floor to ceiling windows in the entire unit. You will love the matching stainless steel appliances. Cool off with the split AC. Low maintenance fee makes life easier. Ready to move in now! Walk to dining, shopping & entertainment at Ala Moana Shopping center, on Kapiolani Blvd & around Don Quixote. Ride a bike to Ala Moana Beach Park, Magic Island & everything Waikiki has to offer. Convenient EV charging & bicycle storage. The management team & security team make this condo feel like home. Amenities include guest parking, BBQ, party room & trash chute. Sale is subject to Bankruptcy Court approval & possible overbid. Contract may include J-1 physical inspection & M-1 condo doc review. No seller disclosure. Sale is AS IS Where Is. Cable \$53.00 and electricity (submetered) are billed for monthly, separate line items on the maintenance bill. Buyer must be a "qualified resident" as defined under HRS 201H-32. Ask your agent for a copy of the document posted at the MLS. **Sale Conditions:** Bankruptcy **Schools:** Kaahumanu, Stevenson, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
1631 Kapiolani Boulevard 1303	\$549,000	1 & 1/0	696 \$789	0 \$inf	42

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1631 Kapiolani Boulevard 1303	\$185 \$532 \$0	\$59,200	\$574,200	\$633,400	87%	2018 & NA

1631 Kapiolani Boulevard 1303 - MLS#: 202411268 - Original price was \$625,000 - Well priced clean 1 bedroom 1 bathroom built in 2018. Elegant floor to ceiling windows in the entire unit. You will love the matching stainless steel appliances. Cool off with the split AC. Low maintenance fee makes life easier. Ready to move in now! Walk to dining, shopping & entertainment at Ala Moana Shopping center, on Kapiolani Blvd & around Don Quixote. Ride a bike to Ala Moana Beach Park, Magic Island & everything Waikiki has to offer. Convenient EV charging & bicycle storage. The management team & security team make this condo feel like home. Amenities include guest parking, BBQ, party room & trash chute. Sale is subject to Bankruptcy Court approval & possible overbid. Contract may include J-1 physical inspection & M-1 condo doc review. No seller disclosure. Sale is AS IS Where Is. Cable \$53.00 and electricity (sub-metered) are billed for monthly, separate line items on the maintenance bill. Buyer must be a "qualified resident" as defined under HRS 201H-32. Ask your agent for a copy of the document posted at the MLS. Region: Metro Neighborhood: Ala Moana Condition: Excellent Parking: Assigned Total Parking: 1 View: City, Mountain Frontage: Pool: Zoning: 33 - BMX-3 Community Business M Sale Conditions: Bankruptcy Schools: Kaahumanu, Stevenson, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info