Waikiki Park Hgts 2440 Kuhio Avenue Unit 1101, Honolulu 96815 * \$390,000

MLS#: 202412087, FS Beds: 1 Year Built: 1974 Bath: 1/0 Status: Active Remodeled: 2024 Living Sq. Ft.: 537 List Date & DOM: 05-31-2024 & 27 Total Parking: 0

Condition: Above Average, Average Land Sq. Ft.: 0 **Assessed Value**

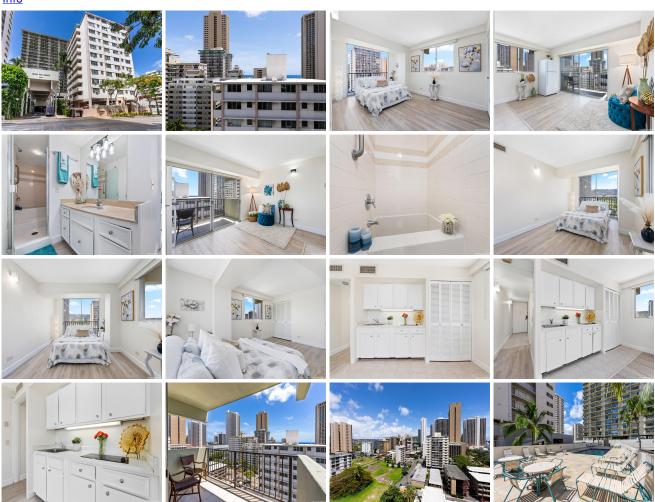
Lanai Sq. Ft.: 60 Building: \$330,200 Frontage: Sq. Ft. Other: 0 Tax/Year: \$58/2024 Land: \$55,300 Total Sq. Ft. 597 Neighborhood: Waikiki Total: **\$385,500** Maint./Assoc. \$955 / \$0 Flood Zone: Zone AE - Tool Stories / CPR: 21+ / No

Parking: None, Guest Frontage:

Zoning: X2 - Apartment Precinct

View: City, Mountain, Ocean, Sunrise, Sunset

Public Remarks: Ocean Views! This is the pinnacle of island living at Waikiki Park Heights! Nestled in an extra secure wellmaintained building setback and away from the hustle and bustle but still right in the heart of Waikiki! Experience this 1-bed, 1-bath residence enjoy a peaceful lifestyle right in the heart of Waikiki. Residents enjoy Air Conditioning, Electricity and more included in the monthly fees! Looking for a true value? This higher floor upgraded unit w/lanai is the lowest priced unit in the building. Enjoy extra privacy from this breezy quiet corner unit just upgraded with brand new vinyl flooring, brand new refrigerator, interior paint, recently serviced air conditioning coil system and so much more! Completely move-in-ready and so close to the international market place, dining, beaches, Kapiolani Park, bus line and more! Building amenities include sparkling pool, community laundry, community lounge areas, security, on-site building manager and Hy's Steakhouse right at your doorstep! Perfect for investors with a 30-day minimum rental policy. Welcome home to your very own Waikiki paradise at its finest! Must see! Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax <u>Info</u>

















Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
2440 Kuhio Avenue 1101	\$390,000	1 & 1/0	537 \$726	0 \$inf	27

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2440 Kuhio Avenue 1101	\$58 \$955 \$0	\$55,300	\$330,200	\$385,500	101%	1974 & 2024

2440 Kuhio Avenue 1101 - MLS#: 202412087 - Ocean Views! This is the pinnacle of island living at Waikiki Park Heights!

Nestled in an extra secure well-maintained building setback and away from the hustle and bustle but still right in the heart of Waikiki! Experience this 1-bed, 1-bath residence enjoy a peaceful lifestyle right in the heart of Waikiki. Residents enjoy Air Conditioning, Electricity and more included in the monthly fees! Looking for a true value? This higher floor upgraded unit w/lanai is the lowest priced unit in the building. Enjoy extra privacy from this breezy quiet corner unit just upgraded with brand new vinyl flooring, brand new refrigerator, interior paint, recently serviced air conditioning coil system and so much more! Completely move-in-ready and so close to the international market place, dining, beaches, Kapiolani Park, bus line and more! Building amenities include sparkling pool, community laundry, community lounge areas, security, on-site building manager and Hy's Steakhouse right at your doorstep! Perfect for investors with a 30-day minimum rental policy. Welcome home to your very own Waikiki paradise at its finest! Must see! Region: Metro Neighborhood: Waikiki Condition: Above Average, Average Parking: None, Guest Total Parking: 0 View: City, Mountain, Ocean, Sunrise, Sunset Frontage: Pool: Zoning: X2 - Apartment Precinct Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info