

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

|   |   |                                |
|---|---|--------------------------------|
| Beds: <b>1</b>  | MLS#: <b>202412087, FS</b>                          | Year Built: <b>1974</b>        |
| Bath: <b>1/0</b>  | Status: <b>Active</b>                               | Remodeled: <b>2024</b>         |
| Living Sq. Ft.: <b>537</b>                              | List Date & DOM: <b>05-31-2024 &amp; 27</b>         | Total Parking: <b>0</b>        |
| Land Sq. Ft.: <b>0</b>                                  | Condition: <b>Above Average, Average</b>            | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>60</b>                                | Frontage:   | Building: <b>\$330,200</b>     |
| Sq. Ft. Other: <b>0</b>                                 | Tax/Year: <b>\$58/2024</b>                          | Land: <b>\$55,300</b>          |
| Total Sq. Ft. <b>597</b>                                | Neighborhood: <b>Waikiki</b>                        | Total: <b>\$385,500</b>        |
| Maint./Assoc. <b>\$955 / \$0</b>                        | <a href="#">Flood Zone</a> : <b>Zone AE - Tool</b>  | Stories / CPR: <b>21+ / No</b> |
| Parking: <b>None, Guest</b>                             | Frontage:   |                                |
| <a href="#">Zoning</a> : <b>X2 - Apartment Precinct</b> | View: <b>City, Mountain, Ocean, Sunrise, Sunset</b> |                                |

**Public Remarks:** 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! **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





| Address                                | Price                     | Bd & Bth | Living / Avg. | Land   Avg. | DOM |
|--|---------------------------|----------|---------------|-------------|-----|
| <a href="#">2440 Kuhio Avenue 1101</a> | <a href="#">\$390,000</a> | 1 & 1/0  | 537   \$726   | 0   \$inf   | 27  |

| Address                                | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">2440 Kuhio Avenue 1101</a> | \$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](#)

DOM = Days on Market