Park Tower 625 Iolani Avenue Unit A304, Honolulu 96813 * $550,000

Beds: **2**	MLS#: **202413780, FS**	Year Built: **1962**
Bath: **1/0**	Status: **Active**	Remodeled: **2024**
Living Sq. Ft.: **803**	List Date & DOM: **06-18-2024** & **27**	Total Parking: **1**
Land Sq. Ft.: **11,761**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **93**	Frontage: **Other**	Building: **$336,200**
Sq. Ft. Other: **0**	Tax/Year: **$126/2024**	Land: **$95,100**
Total Sq. Ft. **896**	Neighborhood: **Punchbowl-lower**	Total: **$431,300**
Maint./Assoc. **$919 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **8-14 / No**
Parking: **Assigned, Covered - 1**		Frontage: **Other**
Zoning: **12 - A-2 Medium Density Apartme**		View: **City, Ocean, Sunrise, Sunset**

Public Remarks: A must-see spacious and breezy end unit awaits your viewing. Located in a secured building, this completely renovated and upgraded unit offers stunning panoramic views of the city. Units are rarely available due to the building's prime location. Enjoy close proximity to the H-1, Pali Highway, Ward Village, Ala Moana, and Downtown Honolulu. A full-size covered deeded parking stall, guest parking, and a pool are definite pluses as well! The classic yet contemporary redesign includes a brand-new stainless steel Whirlpool kitchen suite (counter-depth full-size refrigerator, range, microwave/hood, and dishwasher), small appliances hub within a built-in pantry, built-in spice rack cabinet, deep drawers for pots and pans, ceiling-high kitchen wall cabinets, quartz countertops, two closet systems, black-out drapes in both bedrooms, and refreshed ceilings. Entertain and enjoy sunrises and sunsets from two generously-sized lanais. Monthly property tax amount based on 2023 Assessed values. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
625 Iolani Avenue A304	$550,000	2 & 1/0	803 | $685	11,761 | $47	27

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
625 Iolani Avenue A304	$126 | $919 | $0	$95,100	$336,200	$431,300	128%	1962 & 2024

625 Iolani Avenue A304 - MLS#: 202413780 - A must-see spacious and breezy end unit awaits your viewing. Located in a secured building, this completely renovated and upgraded unit offers stunning panoramic views of the city. Units are rarely available due to the building's prime location. Enjoy close proximity to the H-1, Pali Highway, Ward Village, Ala Moana, and Downtown Honolulu. A full-size covered deeded parking stall, guest parking, and a pool are definite pluses as well! The classic yet contemporary redesign includes a brand-new stainless steel Whirlpool kitchen suite (counter-depth full-size refrigerator, range, microwave/hood, and dishwasher), small appliances hub within a built-in pantry, built-in spice rack cabinet, deep drawers for pots and pans, ceiling-high kitchen wall cabinets, quartz countertops, two closet systems, black-out drapes in both bedrooms, and refreshed ceilings. Entertain and enjoy sunrises and sunsets from two generously-sized lanais. Monthly property tax amount based on 2023 Assessed values. **Region:** Metro **Neighborhood:** Punchbowl-lower **Condition:** Excellent **Parking:** Assigned, Covered - 1 **Total Parking:** 1 **View:** City, Ocean, Sunrise, Sunset **Frontage:** Other **Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market