Hawaiian Monarch 444 Niu Street Unit 3403, Honolulu 96815 * $690,000

Beds:	**1**	MLS#:	**202414491, FS**	Year Built:	**1978**
Bath:	**2/0**	Status:	**Active Under Contract**	Remodeled:	**2018**
Living Sq. Ft.:	**532**	List Date & DOM:	**06-18-2024** & **1**	Total Parking:	**0**
Land Sq. Ft.:	**0**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$394,400**
Sq. Ft. Other:	**0**	Tax/Year:	**$590/2023**	Land:	**$202,200**
Total Sq. Ft.	**532**	Neighborhood:	**Waikiki**	Total:	**$596,600**
Maint./Assoc.	**$844 / $0**	Flood Zone:	**Zone AO - Tool**	Stories / CPR:	**21+ / No**
Parking:	**None**	Frontage:			
Zoning:	**X2 - Apartment Precinct**	View:	**City, Diamond Head, Golf Course, Ocean**		

Public Remarks: Most preferred "03" stack in the building with Panoramic View of Diamond Head, Ala Wai Canal and the breathtaking Ocean. This unit can be rented out as 2 studios or a combined 1 bedroom with 2 entrances. Enjoy this unique feature to maximize your income potential. Great location with walking distance to shops, restaurants and the world famous Waikiki Beach. Building offers Pool, Fitness Center, Jacuzzi, BBQ, Community Laundry and Paid Daily Parking. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
444 Niu Street 3403	$690,000	1 & 2/0	532 | $1,297	0 | $inf	1

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
444 Niu Street 3403	$590 | $844 | $0	$202,200	$394,400	$596,600	116%	1978 & 2018

444 Niu Street 3403 - MLS#: 202414491 - Most preferred "03" stack in the building with Panoramic View of Diamond Head, Ala Wai Canal and the breathtaking Ocean. This unit can be rented out as 2 studios or a combined 1 bedroom with 2 entrances. Enjoy this unique feature to maximize your income potential. Great location with walking distance to shops, restaurants and the world famous Waikiki Beach. Building offers Pool, Fitness Center, Jacuzzi, BBQ, Community Laundry and Paid Daily Parking. **Region:** Metro **Neighborhood:** Waikiki **Condition:** Excellent **Parking:** None **Total Parking:** 0 **View:** City, Diamond Head, Golf Course, Ocean **Frontage: Pool: Zoning:** X2 - Apartment Precinct **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market