

Banyan Tree Plaza 1212 Punahou Street Unit 3103, Honolulu 96826 * Banyan Tree Plaza *

\$565,000 * Originally \$575,000

Beds: 2	MLS#: 202406195, FS	Year Built: 1974
Bath: 2/0	Status: Active	Remodeled:
Living Sq. Ft.: 981	List Date & DOM: 03-13-2024 & 126	Total Parking: 1
Land Sq. Ft.: 92,478	Condition: Excellent, Above Average, Average	Assessed Value
Lanai Sq. Ft.: 78	Frontage: Ocean	Building: \$466,700
Sq. Ft. Other: 0	Tax/Year: \$123/2024	Land: \$72,500
Total Sq. Ft. 1,059	Neighborhood: Punahou	Total: \$539,200
Maint./Assoc. \$1,087 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: One, 21+ / No
Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry	Frontage: Ocean	
Zoning : 13 - A-3 High Density Apartment	View: City, Coastline, Diamond Head, Garden, Mountain, Ocean	

Public Remarks: Reduced price, motivated seller! You have to see this view in person! The pictures do not do it justice, there are stunning ocean/mountain/city views from every room. You will love living in Punahou where you will be close to shopping, schools, restaurants, and have very convenient access to public transportation, the H-1, Waikiki, and Downtown. The unit is very breezy, has plenty of natural light, a very open layout, 981sf living area, 78sf lanai, and has been very tastefully remodeled. Comes with covered parking, washer and dryer in the unit, newer appliances, newer vinyl floors, fresh paint, custom closet organizer, and no popcorn ceiling. It's a very secure building with concrete construction for quiet and privacy, has plenty of guest parking, and amenities that include a remodeled pool, BBQ's, bike and surfboard storage, ping pong, car wash, extra storage, and 24/7 security. A VA loan assumption at 2.75% with early occupancy might be possible. Check out our online tour and make your appointment today. **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Washington](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1212 Punahou Street 3103	\$565,000	2 & 2/0	981 \$576	92,478 \$6	78	61%	30	126

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1212 Punahou Street 3103	\$123 \$1,087 \$0	\$72,500	\$466,700	\$539,200	105%	1974 & NA

[1212 Punahou Street 3103](#) - MLS#: [202406195](#) - Original price was \$575,000 - Reduced price, motivated seller! You have to see this view in person! The pictures do not do it justice, there are stunning ocean/mountain/city views from every room. You will love living in Punahou where you will be close to shopping, schools, restaurants, and have very convenient access to public transportation, the H-1, Waikiki, and Downtown. The unit is very breezy, has plenty of natural light, a very open layout, 981sf living area, 78sf lanai, and has been very tastefully remodeled. Comes with covered parking, washer and dryer in the unit, newer appliances, newer vinyl floors, fresh paint, custom closet organizer, and no popcorn ceiling. It's a very secure building with concrete construction for quiet and privacy, has plenty of guest parking, and amenities that include a remodeled pool, BBQ's, bike and surfboard storage, ping pong, car wash, extra storage, and 24/7 security. A VA loan assumption at 2.75% with early occupancy might be possible. Check out our online tour and make your appointment today. **Region:** Metro **Neighborhood:** Punahou **Condition:** Excellent, Above Average, Average **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** City, Coastline, Diamond Head, Garden, Mountain, Ocean **Frontage:** Ocean **Pool:** **Zoning:** 13 - A-3 High Density Apartment **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Washington](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number