Waiea - 1118 Ala Moana 1118 Ala Moana Boulevard Unit 1203, Honolulu 96814 * Waiea - 1118 Ala Moana * $2,050,000

Beds:	**1**	MLS#:	**202407937, FS**	Year Built:	**2016**
Bath:	**2/0**	Status:	**Active**	Remodeled:	
Living Sq. Ft.:	**1,139**	List Date & DOM:	**04-10-2024** & **96**	Total Parking:	**1**
Land Sq. Ft.:	**0**	Condition:	**Excellent, Above Average**	Assessed Value	
Lanai Sq. Ft.:	**69**	Frontage:	**Other**	Building:	**$1,726,400**
Sq. Ft. Other:	**0**	Tax/Year:	**$898/2023**	Land:	**$62,500**
Total Sq. Ft.	**1,208**	Neighborhood:	**Kakaako**	Total:	**$1,788,900**
Maint./Assoc.	**$1,626 / $0**	Flood Zone:	**Zone AE - Tool**	Stories / CPR:	**21+ / No**
Parking:	**Covered - 1**			Frontage:	**Other**
Zoning:	**Kak – Kakaako Community Development Project**			View:	**City, Coastline, Marina/Canal, Mountain, Ocean, Sunset**

Public Remarks: Elevate your lifestyle to new heights at Waiea, the prestigious flagship project of Ward Village. Immerse yourself in a world of unparalleled luxury, where you can indulge in a myriad of exquisite amenities. These include poolside cabanas with commanding views of the infinity-edged ocean-view pool and hot tub, outdoor resident barbecue pavilions, fitness center, spas, a library, movie theater, golf simulator, sunset bar, a chef's kitchen, and the dedicated services resident specialists. Waiea's enviable location places you in close proximity to Ala Moana Beach Park, Ala Moana Shopping Center, Whole Foods Market, and a plethora of fine dining options. Unit #1203 is a generously proportioned 1-bedroom, 2-bathroom residence, 10-foot ceilings that frame breathtaking view of the ocean and Kewalo Harbor. With a spacious 1,139 sf, plus a 69 sf lanai. The primary bedroom offers lanai access and a walk-in closet. The well-appointed kitchen is a haven for culinary enthusiasts, and the lanai beckons you to step outside and savor the invigorating trade winds. At Waiea, you can truly embrace the epitome of luxury living and elevate your lifestyle to a level of unparalleled sophistication. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
1118 Ala Moana Boulevard 1203	$2,050,000	1 & 2/0	1,139 | $1,800	0 | $inf	69	83%	12	96

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1118 Ala Moana Boulevard 1203	$898 | $1,626 | $0	$62,500	$1,726,400	$1,788,900	115%	2016 & NA

1118 Ala Moana Boulevard 1203 - MLS#: 202407937 - Elevate your lifestyle to new heights at Waiea, the prestigious flagship project of Ward Village. Immerse yourself in a world of unparalleled luxury, where you can indulge in a myriad of exquisite amenities. These include poolside cabanas with commanding views of the infinity-edged ocean-view pool and hot tub, outdoor resident barbecue pavilions, fitness center, spas, a library, movie theater, golf simulator, sunset bar, a chef's kitchen, and the dedicated services resident specialists. Waiea's enviable location places you in close proximity to Ala Moana Beach Park, Ala Moana Shopping Center, Whole Foods Market, and a plethora of fine dining options. Unit #1203 is a generously proportioned 1-bedroom, 2-bathroom residence, 10-foot ceilings that frame breathtaking view of the ocean and Kewalo Harbor. With a spacious 1,139 sf, plus a 69 sf lanai. The primary bedroom offers lanai access and a walk-in closet. The well-appointed kitchen is a haven for culinary enthusiasts, and the lanai beckons you to step outside and savor the invigorating trade winds. At Waiea, you can truly embrace the epitome of luxury living and elevate your lifestyle to a level of unparalleled sophistication. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent, Above Average **Parking:** Covered - 1 **Total Parking:** 1 **View:** City, Coastline, Marina/Canal, Mountain, Ocean, Sunset **Frontage:** Other **Pool:** **Zoning:** Kak – Kakaako Community Development Project **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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