

**Ala Wai Townhouse 2421 Ala Wai Boulevard Unit 1802, Honolulu 96815 \* Ala Wai Townhouse \* \$519,000 \* Originally \$565,000**

Beds: <b>2</b>	MLS#: <b>202409198, FS</b>	Year Built: <b>1973</b>
Bath: <b>2/0</b>	Status: <b>Active</b>	Remodeled: <b>2021</b>
Living Sq. Ft.: <b>756</b>	List Date & DOM: <b>04-29-2024 &amp; 78</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>18,905</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>50</b>	Frontage:	Building: <b>\$460,900</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$152/2023</b>	Land: <b>\$62,900</b>
Total Sq. Ft. <b>806</b>	Neighborhood: <b>Waikiki</b>	Total: <b>\$523,800</b>
Maint./Assoc. <b>\$623 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone AE - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Assigned, Covered - 1</b>	Frontage:	
<a href="#">Zoning</a> : <b>X2 - Apartment Precinct</b>	View: <b>Golf Course, Mountain</b>	

**Public Remarks:** High floor with beautiful view to Ala Wai Golf Course. This very rare building design features two separate entrances and also two mailboxes that offer a lot of potential. This two-bedroom unit can be easily converted into a one-bedroom, one-bath unit with a full kitchen and laundry; and a separate studio unit with one bath. The entire unit was renovated recently with new cabinets, quartz countertop, LVT flooring and appliances. New lanai deck-coating flooring. Excellent opportunity for investors or owner occupant. Situated in the middle of Waikiki with short and walkable distances to all the entertainment, shopping, eating and beaches. Covered parking on the second floor. Building security includes keyed entry and elevators, security camera. Amenities include a pool (newly renovated), surfboard & bicycle storage. Unit to be sold in 'as is' condition. **Sale Conditions:** None **Schools:** [Jefferson](#), [Washington](#), [Kaimuki](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">2421 Ala Wai Boulevard 1802</a>	<b>\$519,000</b>	2 & 2/0	756   \$687	18,905   \$27	50	45%	18	78

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">2421 Ala Wai Boulevard 1802</a>	\$152   \$623   \$0	\$62,900	\$460,900	\$523,800	99%	1973 & 2021

[2421 Ala Wai Boulevard 1802](#) - MLS#: [202409198](#) - Original price was \$565,000 - High floor with beautiful view to Ala Wai Golf Course. This very rare building design features two separate entrances and also two mailboxes that offer a lot of potential. This two-bedroom unit can be easily converted into a one-bedroom, one-bath unit with a full kitchen and laundry; and a separate studio unit with one bath. The entire unit was renovated recently with new cabinets, quartz countertop, LVT flooring and appliances. New lanai deck-coating flooring. Excellent opportunity for investors or owner occupant. Situated in the middle of Waikiki with short and walkable distances to all the entertainment, shopping, eating and beaches. Covered parking on the second floor. Building security includes keyed entry and elevators, security camera. Amenities include a pool (newly renovated), surfboard & bicycle storage. Unit to be sold in 'as is' condition. **Region:** Metro **Neighborhood:** Waikiki **Condition:** Above Average **Parking:** Assigned, Covered - 1 **Total Parking:** 1 **View:** Golf Course, Mountain **Frontage:** **Pool:** **Zoning:** X2 - Apartment Precinct **Sale Conditions:** None **Schools:** [Jefferson](#), [Washington](#), [Kaimuki](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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