Hale O Pumehana 757 kinalau Place Unit 605, Honolulu 96813 * \$410,000

Beds: 2 MLS#: 202409206, FS Year Built: 1975 Bath: 2/0 Status: Active Remodeled: 2024 Living Sq. Ft.: 786 List Date & DOM: 04-29-2024 & 60 Total Parking: 1 Land Sq. Ft.: 0 Condition: Average **Assessed Value** Lanai Sq. Ft.: 78 Frontage: Building: \$342,300 Sq. Ft. Other: 0 Tax/Year: \$120/2024 Land: **\$69,400** Total Sq. Ft. 864 Neighborhood: Punchbowl-lower Total: **\$411,700** Maint./Assoc. \$933 / \$0 Flood Zone: Zone X - Tool Stories / CPR: 15-20 / No

Parking: Assigned, Covered - 1, Guest, Secured Entry Frontage:

Zoning: 12 - A-2 Medium Density Apartme View: City, Sunset

Public Remarks: \$10,000 SELLER'S CREDIT! Discover potential in this 2-bed, 2-bath downtown Honolulu condo! This pet friendly building is located in Honolulu with close access to Queens hospital, Blaisdell Arena, Ala Mona Mall, and only 10 minutes from Waikiki. Recent updates in 2022 include wood luxury vinyl plank flooring and a fresh interior paint job. The guest bathroom was recently renovated in 2024 with a brand new tub and shower. This unit includes a covered parking stall in the basement, access to a private dog yard, and a community pool for lifestyle perks. Notably, the building recently completed a major piping upgrade, replacing all old, leaking iron pipes with new ones, ensuring lasting quality and peace of mind for residents. Additional fee includes a \$119 special assessment set to expire by 2025. **Sale Conditions:** None **Schools:** Royal, Keelikolani, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	DOM
757 kinalau Place 605	\$410,000	2 & 2/0	786 \$522	0 \$inf	60

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
757 kinalau Place 605	\$120 \$933 \$0	\$69,400	\$342,300	\$411,700	100%	1975 & 2024

757 kinalau Place 605 - MLS#: 202409206 - \$10,000 SELLER'S CREDIT! Discover potential in this 2-bed, 2-bath downtown Honolulu condo! This pet friendly building is located in Honolulu with close access to Queens hospital, Blaisdell Arena, Ala Mona Mall, and only 10 minutes from Waikiki. Recent updates in 2022 include wood luxury vinyl plank flooring and a fresh interior paint job. The guest bathroom was recently renovated in 2024 with a brand new tub and shower. This unit includes a covered parking stall in the basement, access to a private dog yard, and a community pool for lifestyle perks. Notably, the building recently completed a major piping upgrade, replacing all old, leaking iron pipes with new ones, ensuring lasting quality and peace of mind for residents. Additional fee includes a \$119 special assessment set to expire by 2025. **Region:** Metro **Neighborhood:** Punchbowl-lower **Condition:** Average **Parking:** Assigned, Covered - 1, Guest, Secured Entry **Total Parking:** 1 **View:** City, Sunset **Frontage: Pool: Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** Royal, Keelikolani, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info