Honolulu Park Place 1212 Nuuanu Avenue Unit 1209, Honolulu 96817 * $630,000

Beds:	**2**	MLS#:	**202410545, FS**	Year Built:	**1989**
Bath:	**2/0**	Status:	**Active Under Contract**	Remodeled:	**2024**
Living Sq. Ft.:	**905**	List Date & DOM:	**05-24-2024** & **27**	Total Parking:	**1**
Land Sq. Ft.:	**0**	Condition:	**Above Average**	Assessed Value	
Lanai Sq. Ft.:	**113**	Frontage:		Building:	**$573,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$183/2024**	Land:	**$52,800**
Total Sq. Ft.	**1,018**	Neighborhood:	**Chinatown**	Total:	**$626,300**
Maint./Assoc.	**$1,167 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**21+ / No**
Parking:	**Assigned, Covered - 1, Guest, Secured Entry**	Frontage:			
Zoning:	**34 - BMX-4 Central Business Mix**	View:	**City, Ocean, Sunset**		

Public Remarks: Welcome to luxury living at Honolulu Park Place! This pet-friendly, fully secured, 2 bed, 2 bath oasis in downtown is where resort style living meets modern convenience. Enter the unit and immerse yourself in the well-lit, functional floor plan with no wasted space. Freshly painted with the popcorn ceiling removed in 2024, this unit also features central AC and a full-sized washer and dryer. The spacious living room seamlessly connects to the kitchen, creating an open and inviting atmosphere. Enjoy the privacy of having each bedroom positioned on opposite sides of the living room. Imagine starting your mornings with a cup of coffee or unwinding at the end of the day with your favorite beverage on the lanai, gazing out over Chinatown into the ocean. Experience resort-style living with access to a range of amenities including a pool & hot tub, sauna/steam room, tennis, racquetball & basketball court, gym, golf driving range nets, billiards room, & bowling alley. Host your favorite guests for gatherings in the BBQ areas that sit above the beautiful koi ponds, a restaurant, & 40+ guest stalls. Perfectly situated near downtown, be minutes away from everything Honolulu has to offer! **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
1212 Nuuanu Avenue 1209	$630,000	2 & 2/0	905 | $696	0 | $inf	27

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1212 Nuuanu Avenue 1209	$183 | $1,167 | $0	$52,800	$573,500	$626,300	101%	1989 & 2024

1212 Nuuanu Avenue 1209 - MLS#: 202410545 - Welcome to luxury living at Honolulu Park Place! This pet-friendly, fully secured, 2 bed, 2 bath oasis in downtown is where resort style living meets modern convenience. Enter the unit and immerse yourself in the well-lit, functional floor plan with no wasted space. Freshly painted with the popcorn ceiling removed in 2024, this unit also features central AC and a full-sized washer and dryer. The spacious living room seamlessly connects to the kitchen, creating an open and inviting atmosphere. Enjoy the privacy of having each bedroom positioned on opposite sides of the living room. Imagine starting your mornings with a cup of coffee or unwinding at the end of the day with your favorite beverage on the lanai, gazing out over Chinatown into the ocean. Experience resort-style living with access to a range of amenities including a pool & hot tub, sauna/steam room, tennis, racquetball & basketball court, gym, golf driving range nets, billiards room, & bowling alley. Host your favorite guests for gatherings in the BBQ areas that sit above the beautiful koi ponds, a restaurant, & 40+ guest stalls. Perfectly situated near downtown, be minutes away from everything Honolulu has to offer! **Region:** Metro **Neighborhood:** Chinatown **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest, Secured Entry **Total Parking:** 1 **View:** City, Ocean, Sunset **Frontage: Pool: Zoning:** 34 - BMX-4 Central Business Mix **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market