Modea 168 Queen Street Unit 1801, Honolulu 96813 * Modea * $862,800

Beds:	**1**	MLS#:	**202411337, FS**	Year Built:	**1972**
Bath:	**1/0**	Status:	**Active Under Contract**	Remodeled:	
Living Sq. Ft.:	**509**	List Date & DOM:	**06-03-2024** & **11**	Total Parking:	**1**
Land Sq. Ft.:	**0**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:		Building:	**$728,023**
Sq. Ft. Other:	**0**	Tax/Year:	**$216/2024**	Land:	**$134,777**
Total Sq. Ft.	**509**	Neighborhood:	**Downtown**	Total:	**$862,800**
Maint./Assoc.	**$687 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**/ No**
Parking:	**Assigned**	Frontage:			
Zoning:	**34 - BMX-4 Central Business Mix**	View:	**City, Ocean, Sunset**		

Public Remarks: Welcome to Modea, the pinnacle of urban living in Honolulu. This high-floor, corner unit in a newly transformed adaptive reuse building offers a stylish and modern lifestyle with sweeping views of the ocean. The residence features high-end finishes, including quartz countertops, stainless steel appliances, Italian-designed European-style custom cabinetry, a Fisher & Paykel dishwasher, and an in-unit washer/dryer. Modea provides an array of amenities to enhance your living experience. Stay active in the 3,000 sq ft fitness facility, relax in outdoor cabanas and BBQ spaces, and entertain in indoor areas. The building also includes a chic urban co-work space, a resident club room, a karaoke room, a music room, and a yoga/dance studio. Pet-friendly, Modea features a dedicated dog run and doggy bath on-site. Additional conveniences include 24-hour security, EV charging stations, and guest parking. Experience the best of cosmopolitan living with exceptional amenities and unparalleled views at Modea. **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
168 Queen Street 1801	$862,800	1 & 1/0	509 | $1,695	0 | $inf	0	0%	18	11

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
168 Queen Street 1801	$216 | $687 | $0	$134,777	$728,023	$862,800	100%	1972 & NA

168 Queen Street 1801 - MLS#: 202411337 - Welcome to Modea, the pinnacle of urban living in Honolulu. This high-floor, corner unit in a newly transformed adaptive reuse building offers a stylish and modern lifestyle with sweeping views of the ocean. The residence features high-end finishes, including quartz countertops, stainless steel appliances, Italian-designed European-style custom cabinetry, a Fisher & Paykel dishwasher, and an in-unit washer/dryer. Modea provides an array of amenities to enhance your living experience. Stay active in the 3,000 sq ft fitness facility, relax in outdoor cabanas and BBQ spaces, and entertain in indoor areas. The building also includes a chic urban co-work space, a resident club room, a karaoke room, a music room, and a yoga/dance studio. Pet-friendly, Modea features a dedicated dog run and doggy bath on-site. Additional conveniences include 24-hour security, EV charging stations, and guest parking. Experience the best of cosmopolitan living with exceptional amenities and unparalleled views at Modea. **Region:** Metro **Neighborhood:** Downtown **Condition:** Excellent **Parking:** Assigned **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, Occ. = Occupancy, FL = Floor Number