

Kinau Regent 1314 Kinau Street Unit 303, Honolulu 96814 * Kinau Regent * \$460,000 *

Originally \$475,000

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|---|---|--------------------------------|
| Beds: 2 | MLS#: 202411801, FS | Year Built: 1987 |
| Bath: 2/0 | Status: Active | Remodeled: 2022 |
| Living Sq. Ft.: 714 | List Date & DOM: 05-22-2024 & 56 | Total Parking: 1 |
| Land Sq. Ft.: 0 | Condition: Above Average | Assessed Value |
| Lanai Sq. Ft.: 0 | Frontage: | Building: \$227,500 |
| Sq. Ft. Other: 0 | Tax/Year: \$110/2024 | Land: \$150,700 |
| Total Sq. Ft. 714 | Neighborhood: Makiki Area | Total: \$378,200 |
| Maint./Assoc. \$752 / \$0 | Flood Zone : Zone X - Tool | Stories / CPR: One / No |
| Parking: Assigned, Guest, Open - 1 | Frontage: | |
| Zoning : 12 - A-2 Medium Density Apartme | View: None | |

Public Remarks: 2 bed 2 bath 1 parking unit at the Kinau Regent! Recently renovated in 2022 the unit features luxury vinyl flooring throughout, a updated kitchen including cabinets, counter tops, and appliances. Each bedroom includes two closet spaces for ample storage. One bathroom has a stand in shower and the 2nd bathroom has a new bathtub & shower combo installed in 2024. The unit also features an in-unit stacked washer and dryer. The building is close distance to Times Supermarket, Safeway, and multiple eateries. Centrally located between University of Hawaii, Downtown, Ala Moana, & Kaka'ako. This unit makes for a great starter property or investment property. **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Stevenson](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | Lanai | Occ. | FL | DOM |
|---------------------------------------|------------------|----------|---------------|-------------|-------|------|----|-----|
| 1314 Kinau Street 303 | \$460,000 | 2 & 2/0 | 714 \$644 | 0 \$inf | 0 | 70% | 3 | 56 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| 1314 Kinau Street 303 | \$110 \$752 \$0 | \$150,700 | \$227,500 | \$378,200 | 122% | 1987 & 2022 |

[1314 Kinau Street 303](#) - MLS#: [202411801](#) - Original price was \$475,000 - 2 bed 2 bath 1 parking unit at the Kinau Regent! Recently renovated in 2022 the unit features luxury vinyl flooring throughout, a updated kitchen including cabinets, counter tops, and appliances. Each bedroom includes two closet spaces for ample storage. One bathroom has a stand in shower and the 2nd bathroom has a new bathtub & shower combo installed in 2024. The unit also features an in-unit stacked washer and dryer. The building is close distance to Times Supermarket, Safeway, and multiple eateries. Centrally located between University of Hawaii, Downtown, Ala Moana, & Kaka'ako. This unit makes for a great starter property or investment property. **Region:** Metro **Neighborhood:** Makiki Area **Condition:** Above Average **Parking:** Assigned, Guest, Open - 1 **Total Parking:** 1 **View:** None **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Stevenson](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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