

Kulanui Hale 2860 Waialae Avenue Unit 316, Honolulu 96826 * Kulanui Hale * \$365,000 *

Originally \$375,000

Beds: 1	MLS#: 202414470, FS	Year Built: 1995
Bath: 1/0	Status: Active	Remodeled: 2024
Living Sq. Ft.: 370	List Date & DOM: 06-17-2024 & 30	Total Parking: 1
Land Sq. Ft.: 23,566	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$242,900
Sq. Ft. Other: 0	Tax/Year: \$88/2023	Land: \$58,600
Total Sq. Ft. 370	Neighborhood: University	Total: \$301,500
Maint./Assoc. \$502 / \$0	Flood Zone : Zone AE - Tool	Stories / CPR: Three+ / No
Parking: Assigned	Frontage:	
Zoning : 12 - A-2 Medium Density Apartme	View: City	

Public Remarks: Take a look at this recently renovated 1-bedroom unit conveniently located near the University of Hawaii at Manoa, Market City, and various dining options in the University or Kaimuki area. This unit features an upgraded kitchen with ample pantry space for storage, as well as new flooring and fresh paint throughout. Additionally, it is equipped with a brand new window A/C in the bedroom, 24-inch refrigerator, stove, and over-the-range microwave. The bathroom has also been modernized, boasting new tiles, tub, vanity, toilet, and shower fixture. The building offers a community laundry, cluster mailbox, and elevator. The unit is currently vacant. Call your agent today to schedule a showing. The seller is willing to credit the buyer \$5,000 to buy down current points. **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
2860 Waialae Avenue 316	\$365,000	1 & 1/0	370 \$986	23,566 \$15	0	31%	3	30

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2860 Waialae Avenue 316	\$88 \$502 \$0	\$58,600	\$242,900	\$301,500	121%	1995 & 2024

[2860 Waialae Avenue 316](#) - MLS#: [202414470](#) - Original price was \$375,000 - Take a look at this recently renovated 1-bedroom unit conveniently located near the University of Hawaii at Manoa, Market City, and various dining options in the University or Kaimuki area. This unit features an upgraded kitchen with ample pantry space for storage, as well as new flooring and fresh paint throughout. Additionally, it is equipped with a brand new window A/C in the bedroom, 24-inch refrigerator, stove, and over-the-range microwave. The bathroom has also been modernized, boasting new tiles, tub, vanity, toilet, and shower fixture. The building offers a community laundry, cluster mailbox, and elevator. The unit is currently vacant. Call your agent today to schedule a showing. The seller is willing to credit the buyer \$5,000 to buy down current points. **Region:** Metro **Neighborhood:** University **Condition:** Excellent **Parking:** Assigned **Total Parking:** 1 **View:** City **Frontage:** Pool: **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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