

**1260 Richard Ln 1250 Richard Lane Unit 508A, Honolulu 96819 \* 1260 Richard Ln \***

**\$335,000**

Beds: <b>2</b>	MLS#: <b>202416160, FS</b>	Year Built: <b>1977</b>
Bath: <b>1/0</b>	Status: <b>Active</b>	Remodeled: <b>2023</b>
Living Sq. Ft.: <b>643</b>	List Date & DOM: <b>07-15-2024 &amp; 2</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>87,991</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>60</b>	Frontage: <b>Other</b>	Building: <b>\$239,100</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$84/2023</b>	Land: <b>\$50,500</b>
Total Sq. Ft. <b>703</b>	Neighborhood: <b>Kalihi-lower</b>	Total: <b>\$289,600</b>
Maint./Assoc. <b>\$752 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone AE - Tool</b>	Stories / CPR: <b>4-7 / No</b>
Parking: <b>Assigned, Guest</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>City, Mountain</b>	

**Public Remarks:** Seller to offer 5K CREDIT to Buyers closing cost or use as interest buy down. In great LOCATION! Tired on being stuck in traffic? This move-in ready 2 bedroom/1 bath unit in the heart of Lower Kalihi provides a stress free commute from work to your home. The open lay-out in a cool airy breeze facing mauka mountains provides a relaxing feeling in your lanai. Freshly painted, popcorn ceiling recently removed, ceramic tile flooring through out the unit, updated kitchen cabinets, granite kitchen counter top and bathroom was renovated. Secured building, one assigned parking with generous guest parking; 24 hour on site security. **Sale Conditions:** None **Schools:** [Kalihi Waena](#), [Dole](#), [Farrington](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">1250 Richard Lane 508A</a>	<a href="#">\$335,000</a>	2 & 1/0	643   \$521	87,991   \$4	60	70%	5	2

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1250 Richard Lane 508A</a>	\$84   \$752   \$0	\$50,500	\$239,100	\$289,600	116%	1977 & 2023

[1250 Richard Lane 508A](#) - MLS#: [202416160](#) - Seller to offer 5K CREDIT to Buyers closing cost or use as interest buy down. In great LOCATION! Tired on being stuck in traffic? This move-in ready 2 bedroom/1 bath unit in the heart of Lower Kalihi provides a stress free commute from work to your home. The open lay-out in a cool airy breeze facing mauka mountains provides a relaxing feeling in your lanai. Freshly painted, popcorn ceiling recently removed, ceramic tile flooring through out the unit, updated kitchen cabinets, granite kitchen counter top and bathroom was renovated. Secured building, one assigned parking with generous guest parking; 24 hour on site security. **Region:** Metro **Neighborhood:** Kalihi-lower **Condition:** Above Average **Parking:** Assigned, Guest **Total Parking:** 1 **View:** City, Mountain **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Kalihi Waena](#), [Dole](#), [Farrington](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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