

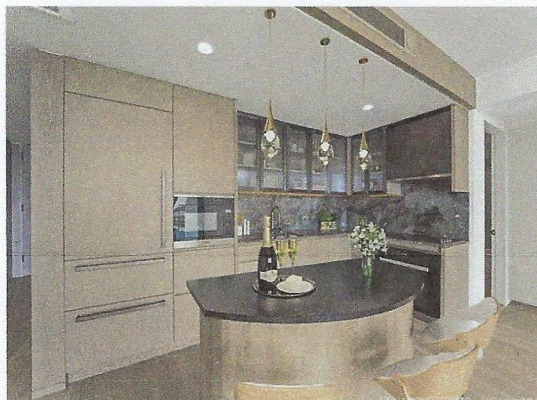
Residential Full

1-2-3-002-112-0505 1000 Auahi St #3708, Honolulu 96814

MLS#: **202406508**
 Status: **Active**
 Lnd Tenure: **FS - Fee Simple**
 Listing Service: **Full Service**

Region: **Metro** Bldg Nm: **Koula**
 Nghbrhd: **KAKAAKO**
 Fee Options:

LP: **\$1,275,000**
 OLP: **\$1,299,000**



General Information

Prop Type: **Condo/Townhouse**
 Style: **High-Rise 7+ Stories**
 Prop Cond: **Excellent**

DOM: **148**
 CDOM: **148**
 Furnished: **None**
 Fract Own: **No**

Sqft Information

Grg/Car Sqft:
 Sqft Liv: **665**
 Lanai Sqft: **71**

Bldg Information

Beds: **1**
 Baths: **1/0**
 New Dev: **Yes**
 Ttl Park: **1**
 Addl Park: **0**
 Stories:
 Year Built: **2021**

School Information

Elem:
 Middle:
 High:

Sqft Oth:
 Total Sqft: **736**
 Lot Acres:

Additional Information

View: **Coastline, Diamond Head, Ocean, Sunrise**
 Zoning: **18 - AMX-3 High Density Apt Mix**
 Flood Zone: **Zone AE**
 Prop Frnt: **Other**
 Land Recorded: **Land Court**

Listing/Agent/Office Information

Listing Date: **03/15/24** Cont Acc Date:
 Possession: **45 Days or Less, At Closing**
 List Type: **Exclusive Rights**
 Agent: **Felix A Hernandez (R)**
 Ag Email: **felix@secondcityrealty.com**
 License #: **RB-19264**
 Office: **Second City Realty, Inc.**
 Co-List Agent: **Diana M Faustin (R)**
 Co Ag Email: **diane@secondcityrealty.com**
 License #: **RS-60494**
 Co-List Office: **Second City Realty, Inc.**
 Enhanced Photos: **Yes**

Tmp Wth Date:
 Occupant Type: **Vacant**
 Listing Svc: **Full Service**
 Agent Mbr #: **25687**
 Corp Office Lic #: **RB-19572**
 Office Mbr #: **SCND**
 Co-List Ag Mbr #: **28203**
 Corp Office Lic #: **RB-19572**
 Co-List Off Mbr #: **SCND**

Exp Date: **02/17/25**
 Off Mrkt Date:
 Lock Box: **OTHER**
 Agent Ph: **(808) 382-1204**
 Office Ph: **(808) 382-1204**
 Co-List Agent Ph: **(808) 382-1207**
 Co-List Office Ph: **(808) 382-1204**

Remarks

Pub Rmks: **This 1 bedroom/1 bath unit (NEVER LIVED IN) features wood flooring, custom drapes, Toto Neorest Toilet, Miele appliances, large walk-in closet, full size washer/dryer in the entry hallway and one (1) assigned parking stall. Stunning Ocean, Diamond Head and Honolulu City Lights views from every room, including the large lanai. Unit has floor-to-ceiling windows and an open kitchen that flows into the living and dining areas. Enjoy Guest Suites, Common Room/Spaces, Private Formal Dining Room, Catering Kitchen, Pool Deck, Open-Air Cabanas, Children's Playground, BBQ pavilions, Fitness Center, Sauna, Large Whirlpool Spas, Grand Lanai, Dog Park, Dog Bath, Putting Green, Rec-Room, Security Guard, Resident Manager, Fire Sprinklers and Concierge. Resort Style Living at its best. Live-Work-Play near Ala Moana Beach Park, Ala Moana Shopping Center, South Shore Mall, Whole Foods, Victoria Ward Park, restaurants, theaters, shops and all the entertainment Ward Village has to offer. Some photos are Virtually Staged.**

Agent Rmks: **All property information must be verified by the buyer & buyer's agent. Seller and Seller's Agent/Brokerage offer no guarantees that this information is 100% accurate and buyers must do their own due diligence. Please email all showing requests to listing agent. Seller would prefer Fidelity National Title & Escrow - David Palk 808-564-0427.**

Show Inst: **One Day Notice Reqd**

Association/Condo Information

Assoc Fees:
 Maintenance Fee: **\$737.32**
 Oth Fees Mthy:
 Condo Prp Reg:
 Unit Features: **Central AC, Even# Unit, Single Level**
 Owner Occpncy%: **0**
 Mgmt Co: **Associa**
 Community Assn:
 Public Report #:

Ttl Mon Fees: **\$737.00**
 Fee Includes: **Sewer, Water**
 Oth Mthy Fees Incl: **Association**
 Condo Park Unit: **P5-103** Floor #: **37**
 # Elevators: **4**
 Mgmt Co #: **808-836-0911**
 Assoc Phone:

Features

Story Type: **21+**
 Parking: **Assigned, Covered - 1, Garage, Guest, Secured Entry**
 Roofing:
 Topography:
 Security Feat: **Key, Security Patrol, Video**
 Amenities: **BBQ, Condo Association Pool, Exercise Room, Fire Sprinkler, Meeting Room, Patio/Deck, Playground, Putting Green, Recreation Area, Recreation Room, Resident Manager, Sauna, Security Guard, Trash Chute, Whirlpool**
 Inclusions: **AC Central, Auto Garage Door Opener, Cable TV, Dishwasher, Disposal, Drapes, Dryer, Microwave, Range Hood, Range/Oven, Refrigerator, Smoke Detector, Washer, Water Heater**
 Disclosures: **Pets Allowed (Verify)**

Tax & Financial Information

TMK: **1-2-3-002-112-0505**
 Taxes/Mnthly: **\$49** Tax Assess Imp: **\$137,700**
 Tax Year: **2022** Tax Assess Lnd: **\$30,100**
 Home Exempt: **100000** Tax Assess Tot: **\$167,800**

Terms Acceptable: **Cash, Conventional**
 Rent Inc Mthy:
 Spcl Sales Cond: **None**