

Kukui Plaza 1255 Nuuanu Avenue Unit E2202, Honolulu 96817 Kukui Plaza

Status: Sold	MLS#: 201616338	Parcel#: 1-2-1-004-040-0285
List Price: \$618,000	Original Price: \$638,000	Price Change: \$-20,000
Beds: 3 Baths: 2/0	Year Built: 1976	Remodeled: 2014
Region: Metro	Neighborhood: Downtown	Building: Kukui Plaza
Living Sq Ft: 1,356	Other Sq Ft: 0	Total Sq Ft: 1,356
Land Sq Ft: 221,459	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 0
Total Parking: 1	Date Listed: 06-23-2016	Days on Market: 196
View: City, Ocean, Sunset	Frontage: Other	Type: Condo/Townhouse
Assessed Building: \$451,200	Assessed Land: \$91,000	Assessed Value: \$542,200
Taxes: \$136 Year: 2015	Maintenance Fee: \$828	Association Fee: \$0
Flood Zone: Zone X	Stories: 21+	CPR: No
Condition: Average	Parking: Assigned, Covered - 1	Zoning : 34 - BMX-4 Central Business Mix
Close Price: \$618,000	Close Date: 01-05-2017	Financing: VA Concessions:
Elementary: Royal	Middle School: Keelikolani	High School: Mckinley

Public Remarks: More Motivated Seller ...Rare three bedroom, two bath in super convenient Kukui Plaza Ewa Tower...Park your car and walk everywhere. Cool Chinatown location with lovely grounds and super Pool and deck for family fun. Nicely and newly renovated with open floor plan and enclosed lanai area with lots of windows for natural light and exceptional cityscape, ocean, harbor vistas. Sensational Sunsets a bonus. Excellent rental potential with university, incredible restaurants and shopping close by. Easy access to freeway and quick trip over the Pali to Windward side beaches. Have it all. No Sandwich Lease **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: AC Window Unit, Cable TV, Ceiling Fan, Dishwasher, Disposal, Dryer, Microwave Hood, Microwave, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** BBQ, Pool on Property, Private Yard, Recreation Room, Resident Manager, Security Guard, Trash Chute **Utilities: Construction:** Concrete **Lot Features: Floor:** Laminate, Marble/Granite, W/W Carpet **Disclosures:** Property Disclosure Stmt **Land Recorded:** Dual Systems **Furnished:** Partial **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Concrete **Roof: Flooring:** Laminate, Marble/Granite, W/W Carpet **Security Features:** Key, Security Patrol, Video **Easements: Set Backs: Special Listing Conditions:** None **Management Company:** Kukui Plaza AOA **Management Company Phone:** (808) 542-1255



