

KOULA 1000 Auahi Street Unit 2901, Honolulu 96814 KOULA

Status: Sold	MLS#: 202223760	Parcel#: 1-2-3-002-112-0386
List Price: \$1,498,000	Original Price: \$1,498,000	Price Change: \$0
Beds: 1 Baths: 1/0	Year Built: 2021	Remodeled:
Region: Metro	Neighborhood: Kakaako	Building: Koula
Living Sq Ft: 739	Other Sq Ft: 0	Total Sq Ft: 815
Land Sq Ft: 0	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 76
Total Parking: 1	Date Listed: 11-09-2022	Days on Market: 21
View: City, Coastline, Garden, Mountain, Ocean, Sunrise	Frontage:	Type: Condo/Townhouse
Assessed Building: \$153,400	Assessed Land: \$33,500	Assessed Value: \$186,900
Taxes: \$55 Year: 2022	Maintenance Fee: \$819	Association Fee: \$0
Flood Zone: Zone AE	Stories: One	CPR: No
Condition: Excellent	Parking: Assigned, Covered - 1, Garage, Guest	Zoning : Kak - Kakaako Community Development Project
Close Price: \$1,450,000	Close Date: 01-03-2023	Financing: Cash Concessions:
Elementary: Kaahumanu	Middle School: Stevenson	High School: Mckinley

Public Remarks: Brand new luxury Building. One bedroom,one Bath, 1 covered Parking. EV Charging station you can ADD and purchase. Many Guest Parking stalls.Brand new building 41 stories 565 units in Koula called a Sanctuary by the Sea. High floor corner end unit -#2901 direct Ocean front unit with views of the ocean, Ala Moana park, harbor,and sunsets. Award winning architect- Jeanne Chang .Central A/C ,floor to ceiling windows which makes the unit bright and views from all angles. Engineered wood flooring, open kitchen with Miele kitchen appliances with 8.8 ceiling height. 2 Pets allowed under 60 pounds. Guest Suites available for \$250 a night. Resort stlye ammenties located on the 8'th floor which includes: A pool, BBQ,exercise room, sauna, whirlpool, grand lanai, dog park,dog bath, putting for golf , playground,rec room, security guard, manager,fire sprinklers, and concierge. Six elevators plus 2 for service. Surfboard and bike storage. Walk to shops -Whole Foods,coffee shops,salon,Ala Moana beach and park to swim, walk, gather with Family for picnics. Few blocks to Ala Moana shopping center. Large grass open park where you can join yoga claases.SOME PICTURES ARE VIRTUALLY STAGED. **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: AC Central, Cable TV, Dishwasher, Disposal, Dryer, Intercom, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** BBQ, Concierge, Condo Association Pool, Dog Park, Exercise Room, Fire Sprinkler, Pool on Property, Recreation Area, Recreation Room, Sauna, Security Guard, Trash Chute, Walking/Jogging Path, Whirlpool **Utilities:** **Construction:** Concrete, Double Wall, Steel Frame **Lot Features:** **Floor:** Ceramic Tile, Hardwood **Disclosures:** Pets Allowed (Verify), Property Disclosure Stmt, See Remarks **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Concrete,Double Wall,Steel Frame **Roof:** **Flooring:** Ceramic Tile,Hardwood **SecurityFeatures:** Keyed Elevator,Security Patrol,Video **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Associa **Management Company Phone:** 808-836-0911

