Island Colony 445 Seaside Avenue Unit 2301, Honolulu 96815 Island Colony

Status: Sold	MLS#: **201330854**	Parcel#: **1-2-6-021-026-0306**
List Price: $289,000	Original Price: $289,000	Price Change: $0
Beds: 1 | Baths: 1/0	Year Built: 1979	Remodeled:
Region: Metro	Neighborhood: Waikiki	Building: Island Colony
Living Sq Ft: 563	Other Sq Ft: 0	Total Sq Ft: 669
Land Sq Ft: 49,833	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 106
Total Parking: 0	Date Listed: 08-08-2013	Days on Market: 5
View: City, Diamond Head, Golf Course, Marina/Canal, Mountain, Ocean	Frontage:	Type: Condo/Townhouse
Assessed Building: $246,800	Assessed Land: $24,900	Assessed Value: $271,700
Taxes: $80 | Year: 2012	Maintenence Fee: $594	Association Fee: $0
Flood Zone: Zone AE	Stories:	CPR: No
Condition: Average	Parking: None	Zoning: X2 - Apartment Precinct
Close Price: $290,000	Close Date: 10-11-2013	Financing: Cash | Concessions:
Elementary: Jefferson	Middle School: Washington	High School: Kaimuki

Public Remarks: Corner/End Unit with Mountain, Canal, Golf Course View. Some DH and Ocean view from bedroom also. Not in the Hotel Pool. Has Great Amenities include recently upgraded recreation area. Ideal for the second home or investment. Located in the heart of Waikiki. Close to shopping, beach and dining. Special Assessment for the replacement of the window is coming up ($409.68/month for 1 year) **Sale Conditions:** None * Photos, History

Inclusions: AC Window Unit, Disposal, Drapes, Microwave, Range Hood, Range/Oven, Refrigerator, Smoke Detector **Amenities:** BBQ, Exercise Room, Pool on Property, Recreation Area, Sauna, Trash Chute **Utilities: Construction:** Concrete **Lot Features: Floor:** Vinyl, W/W Carpet **Disclosures:** Non Resident Owner **Land Recorded:** Dual Systems **Furnished:** Full **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Concrete **Roof: Flooring:** Vinyl,W/W Carpet **SecurityFeatures:** Key **Easements: Set Backs: Special Listing Conditions:** None **Management Company:** Hawaii First **Management Company Phone:** 808-531-5566