

## Punahou Tower 1621 Dole Street Unit 503, Honolulu 96822 \* Punahou Tower \* \$485,000

Beds: <b>2</b>	MLS#: <b>202408114, FS</b>	Year Built: <b>1973</b>
Bath: <b>2/0</b>	Status: <b>Active Under Contract</b>	Remodeled: <b>2017</b>
Living Sq. Ft.: <b>807</b>	List Date & DOM: <b>05-08-2024 &amp; 20</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>35,981</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>58</b>	Frontage:	Building: <b>\$379,400</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$135/2023</b>	Land: <b>\$106,000</b>
Total Sq. Ft. <b>865</b>	Neighborhood: <b>Punahou</b>	Total: <b>\$485,400</b>
Maint./Assoc. <b>\$742 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>8-14 / No</b>
Parking: <b>Assigned, Covered - 1, Garage, Guest, Secured Entry, Street</b>	Frontage:	
<a href="#">Zoning</a> : <b>13 - A-3 High Density Apartment</b>	View: <b>City</b>	

**Public Remarks:** This spacious and sparkly clean 2-bed 2-bath condominium was completely remodeled in 2017 - new cabinets and quartz counters in kitchen and both bathrooms, new vinyl plank flooring and paint throughout - and fresh touch-up paint just before listing. Open floor plan with sliding wall provides flexible space for 2nd bedroom, den, office, or just larger living room. Punahou Tower is a pet friendly building with amazing amenities - salt water pool, racquet court currently striped for pickleball, recreation area with kitchen and BBQs, men's and women's exercise room with sauna, private "Tot Lot" grassy lawn, car wash area, 372 PV panels to keep community electricity expense low, and six guest parking stalls. Convenient location is just a short distance to the University of Hawaii, Punahou & Maryknoll schools, Kapiolani Medical Center, and Shriners's Hospital. Just a short drive to Iolani School, Waikiki, Ala Moana Center/Park/Beach, Downtown Honolulu, and endless dining, shopping, and entertainment options. Bus stop one block away and H-1 east/west access within a few blocks. **Sale Conditions:** None **Schools:** [Lunalilo](#), [Washington](#), [Roosevelt](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">1621 Dole Street 503</a>	<a href="#">\$485,000</a>	2 & 2/0	807   \$601	35,981   \$13	58	43%	5	20

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1621 Dole Street 503</a>	\$135   \$742   \$0	\$106,000	\$379,400	\$485,400	100%	1973 & 2017

[1621 Dole Street 503](#) - MLS#: [202408114](#) - This spacious and sparkly clean 2-bed 2-bath condominium was completely remodeled in 2017 - new cabinets and quartz counters in kitchen and both bathrooms, new vinyl plank flooring and paint throughout - and fresh touch-up paint just before listing. Open floor plan with sliding wall provides flexible space for 2nd bedroom, den, office, or just larger living room. Punahou Tower is a pet friendly building with amazing amenities - salt water pool, racquet court currently striped for pickleball, recreation area with kitchen and BBQs, men's and women's exercise room with sauna, private "Tot Lot" grassy lawn, car wash area, 372 PV panels to keep community electricity expense low, and six guest parking stalls. Convenient location is just a short distance to the University of Hawaii, Punahou & Maryknoll schools, Kapiolani Medical Center, and Shriners's Hospital. Just a short drive to Iolani School, Waikiki, Ala Moana Center/Park/Beach, Downtown Honolulu, and endless dining, shopping, and entertainment options. Bus stop one block away and H-1 east/west access within a few blocks. **Region:** Metro **Neighborhood:** Punahou **Condition:** Excellent **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry, Street **Total Parking:** 1 **View:** City **Frontage:** **Pool:** **Zoning:** 13 - A-3 High Density Apartment **Sale Conditions:** None **Schools:** [Lunalilo](#), [Washington](#), [Roosevelt](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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