

Parkland Gardens 2714 Kahoaloha Lane Unit 503, Honolulu 96826 Parkland Gardens

Status: Cancelled	MLS#: 202505812	Parcel#: 1-2-7-017-006-0011
List Price: \$349,000	Original Price: \$375,000	Price Change: \$-26,000
Beds: 2 Baths: 1/0	Year Built: 1976	Remodeled:
Region: Metro	Neighborhood: Moiliili	Building: Parkland Gardens
Living Sq Ft: 719	Other Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 126 0	Total Sq Ft: 790
Land Sq Ft: Deprecated: number_format(): Passing null to parameter #1 (\$num) of type float is deprecated in /home/oahure/public_html/PDF_Summary.php on line 130 0	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 71
Total Parking: 1	Date Listed: 02-27-2025	Days on Market: 169
View: City	Frontage: Other	Type: Condo/Townhouse
Assessed Building: \$305,200	Assessed Land: \$85,100	Assessed Value: \$390,300
Taxes: \$109 Year: 2024	Maintenance Fee: \$738	Association Fee: \$265
Flood Zone: Zone X	Stories: 15-20	CPR: No
Condition: Above Average	Parking: Assigned, Covered - 1, Guest, Street	Zoning: 12 - A-2 Medium Density Apartme
Elementary: Kuhio	Middle School: Washington	High School: Kaimuki

Public Remarks: NOW IS THE TIME! SELLERS MADE A GENEROUS PRICE IMPROVEMENT + MAINTENACE FEES INCLUDE ELECTRICITY!! Charming 2-Bed, 1-Bath, 1-Covered parking with Mountain Views! well-priced gem in Moiliili, perfect for first-time home buyers, UH Students, investors or 1031 Exchange. Enjoy the serene lanai view of the Manoa mountains. Steps from your residence are vibrant restaurants, shopping, bus stops and minutes away from UH Manoa. Easy freeway access. Parkland Gardens has great amenities: bike racks, a private park with tennis courts, BBQ, and gazebo. A spacious community laundry and private garden (w/waitlist) enhances the appeal of owning this condo. Maintenance fees cover ELECTRICITY, gas, and water/sewer. *Other fee is for reserves. 48-hour notice as it is tenant occupied. A few photos were taken before current tenant. This is a fantastic opportunity. Please contact your Realtor to show! **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: Cable TV, Disposal, Range Hood, Range/Oven, Refrigerator, Smoke Detector **Amenities:** Community Laundry, Recreation Area, Resident Manager, Tennis Court, Trash Chute **Utilities:** **Deprecated:** str_replace(): Passing null to parameter #3 (\$subject) of type array|string is deprecated in /home/oahure/public_html/PDF_Summary.php on line **206**
Construction: Brick, Concrete **Lot Features:** **Deprecated:** str_replace(): Passing null to parameter #3 (\$subject) of type array|string is deprecated in /home/oahure/public_html/PDF_Summary.php on line **216**
Floor: Ceramic Tile **Disclosures:** Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** Unknown **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Brick,Concrete **Roof:** **Flooring:** Ceramic Tile **SecurityFeatures:** Key,Keyed Elevator **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Associa **Management Company Phone:** 808-836-0911

