

Nuuanu Terrace 2050 Nuuanu Avenue Unit DH106, Honolulu 96817 Nuuanu Terrace

Status: Sold	MLS#: 202517828	Parcel#: 1-1-7-012-012-0004
List Price: \$430,000	Original Price: \$450,000	Price Change: \$-20,000
Beds: 2 Baths: 1/0	Year Built: 1962	Remodeled:
Region: Metro	Neighborhood: Nuuanu-lower	Building: Nuuanu Terrace
Living Sq Ft: 693	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: 693
Land Sq Ft: 28,880	Land Tenure: FS - Fee Simple	Lanai 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 132 0
Total Parking: 1	Date Listed: 08-11-2025	Days on Market: 308
View: Garden	Frontage: Other	Type: Condo/Townhouse
Assessed Building: \$292,700	Assessed Land: \$116,000	Assessed Value: \$408,700
Taxes: \$84 Year: 2025	Maintenance Fee: \$628	Association Fee: \$0
Flood Zone: Zone X	Stories: One	CPR: No
Condition: Above Average	Parking: Assigned, Open - 1	Zoning: 12 - A-2 Medium Density Apartme
Close Price: \$427,000	Close Date: 07-14-2026	Financing: VA Concessions: 2900
Elementary:	Middle School:	High School:

Public Remarks: Conveniently located on the ground floor of this short story building named Nuuanu Terrace. This is a cozy 2 bedroom and 1 bathroom unit that you can call home. Upgraded kitchen, bathroom, and flooring. You can see your 1 assigned parking stall from the window of your unit. The building does offer a community laundry area, but there is also an in unit washer/dryer. Brand new waterproof luxury vinyl plank flooring throughout the kitchen, bathroom, and living/dining areas. The bedrooms have ceramic tile. Kitchen counter tops are quartz. Full size stainless steel refrigerator is less than a year old. Brand new ceiling fan and lighting in the living area. Freshly painted interior. This is a pet friendly building. The building has solar water heating and photovoltaic. This is one of the few buildings where the maintenance fee includes water, sewer, hot water, gas, electricity, trash, and common area maintenance. Maintenance fee is \$627.86 + \$95.62 special assessment = total monthly \$723.48. **Sale Conditions:** None * [Photos](#), [History](#)

Inclusions: Blinds, Ceiling Fan, Dryer, Range/Oven, Refrigerator, Washer **Amenities:** Community Laundry, Resident Manager **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: 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, Vinyl **Disclosures:** Property Disclosure Stmt **Land Recorded:** Regular System
Furnished: Unknown **Architectural Style:** Low-Rise 6 or Less Stories **Construction Materials:** Concrete **Roof:** **Flooring:** Ceramic Tile, Vinyl **Security Features:** Key **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Hawaiiana **Management Company Phone:** 808-593-9300

