University Villa 1025 Kalo Place Unit 1004, Honolulu 96826 University Villa

Status: Sold	MLS#: **202613056**	Parcel#: **1-2-8-024-028-0060**
List Price: $250,000	Original Price: $250,000	Price Change: $0
Beds: 0 | Baths: 1/0	Year Built: 1976	Remodeled:
Region: Metro	Neighborhood: Moiliili	Building: University Villa
Living Sq Ft: 390	Other Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **126** 0	Total Sq Ft: 494
Land Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **130** 0	Land Tenure: FS - Fee Simple	Lanai Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **132** 0
Total Parking: 1	Date Listed: 07-06-2026	Days on Market: 43
View: City, Diamond Head, Golf Course, Sunrise	Frontage: **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 **141**	Type: Condo/Townhouse
Assessed Building: $200,100	Assessed Land: $77,300	Assessed Value: $277,400
Taxes: $34 | Year: 2026	Maintenence Fee: $635	Association Fee: $0
Flood Zone: Zone X	Stories: 8-14	CPR: No
Condition: Average	Parking: Assigned, Covered - 1	Zoning: 12 - A-2 Medium Density Apartme
Close Price: $245,000	Close Date: 09-30-2026	Financing: Conventional | Concessions:
Elementary:	Middle School:	High School:

Public Remarks: Wonderful opportunity for a first-time homebuyer or an investor! Very spacious studio unit with large lanai! Ideally located near the University of Hawaii at Manoa, this home offers exceptional convenience with easy access to grocery shopping, dining, and H1 freeway. Nijiya Japanese Market is just around the corner, while Waikiki, Ala Moana, Kakaako, and excellent schools are all just minutes away. The covered parking stall (#4) is conveniently situated directly in front of the elevator entrance. And the nice clean laundry room is right there. Inside the unit, the thoughtfully designed layout creates a comfortable and relaxed living environment, featuring newer kitchen cabinetry and a spacious bathroom with a tub/shower combination. One of the home's standout features is the expansive enclosed lanai, where you can relax and enjoy stunning Diamond Head views. The lanai is enclosed with glass windows, offering flexibility to suit your lifestyle. Open it up to seamlessly expand the interior living space, or keep it enclosed to create a bright and airy retreat that can be enjoyed year-round, regardless of the weather.
Sale Conditions: Probate * Photos, History

Inclusions: Cable TV, Disposal, Drapes, Microwave, Range Hood, Range/Oven, Refrigerator, Smoke Detector, Water Heater **Amenities:** Community Laundry, Resident Manager, Trash Chute **Utilities:** **Deprecated**: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **206**
Construction: Above Ground, Concrete, Double Wall, Slab **Lot Features:**
Deprecated: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **216**
Floor: Ceramic Tile, Laminate **Disclosures:** See Remarks **Land Recorded:** Regular System **Furnished:** None **Architectural Style:** High-Rise 7+ Stories **Construction Materials:** Above Ground,Concrete,Double Wall,Slab **Roof: Flooring:** Ceramic Tile,Laminate **SecurityFeatures:** Key,Keyed Elevator,Video **Easements: Set Backs: Special Listing Conditions:** Probate **Management Company:** Hawaiian Properties **Management Company Phone:** (808) 539-9777