

Punahou Marquis 1936 Wilder Avenue Unit 308, Honolulu 96822 Punahou Marquis

Status: Sold	MLS#: 2808217	Parcel#: 1-2-8-017-013-0020
List Price: \$275,000	Original Price: \$299,000	Price Change: \$-24,000
Beds: 2 Baths: 1/0	Year Built: 1975	Remodeled:
Region: Metro	Neighborhood: Manoa-lower	Building: Punahou Marquis
Living Sq Ft: 686	Other Sq Ft: 0	Total Sq Ft: 686
Land Sq Ft: 14,738	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 0
Total Parking: 1	Date Listed: 05-14-2008	Days on Market: 152
View: City, Diamond Head	Frontage:	Type: Condo/Townhouse
Assessed Building: \$222,700	Assessed Land: \$100,200	Assessed Value: \$322,900
Taxes: \$68 Year: 2007	Maintenance Fee: \$290	Association Fee: \$0
Flood Zone: Zone X	Stories:	CPR: No
Condition: Excellent	Parking: Assigned, Open	Zoning:
Close Price: \$275,000	Close Date: 12-01-2008	Financing: Conventional Concessions:
Elementary: Noelani	Middle School: Washington	High School: Roosevelt

Public Remarks: Sell!!!Selling at a loss..Noelani school district, next to Punahou School, walk to U of H..Remodeled 2 bed w/parking...3rd floor, end unit..nice breezes...will sell fast...laundry on bottom floor,no elevator...low rise ...walk up..totally renovated.. **Sale Conditions:** * [Photos](#), [History](#)

Inclusions: Cable TV, Disposal, Drapes, Range/Oven, Refrigerator, Smoke Detector **Amenities:** Community Laundry **Utilities:** **Construction:** Concrete **Lot Features:** **Floor:** Ceramic Tile, W/W Carpet **Disclosures:** None **Land Recorded:** Land Court **Furnished:** Partial **Architectural Style:** Low-Rise 6 or Less Stories **Construction Materials:** Concrete **Roof:** **Flooring:** Ceramic Tile,W/W Carpet **SecurityFeatures:** Key **Easements:** **Set Backs:** **Special Listing Conditions:** **Management Company:** National Mortgag **Management Company Phone:** (808) 539-9737