

**Four Paddle 2140 Kuhio Avenue Unit 1812, Honolulu 96815 \* Four Paddle \* \$375,000**

|                                                                     |                                                      |                                |
|---------------------------------------------------------------------|------------------------------------------------------|--------------------------------|
| Beds: <b>1</b>                                                      | MLS#: <b>1013326, FS</b>                             | Year Built: <b>1974</b>        |
| Bath: <b>1/0</b>                                                    | Status: <b>Expired</b>                               | Remodeled:                     |
| Living Sq. Ft.: <b>553</b>                                          | List Date & DOM: <b>10-13-2010 &amp; 365</b>         | Total Parking: <b>1</b>        |
| Land Sq. Ft.: <b>31,328</b>                                         | Condition: <b>Average</b>                            | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>55</b>                                            | Frontage:                                            | Building: <b>\$312,200</b>     |
| Sq. Ft. Other: <b>0</b>                                             | Tax/Year: <b>\$75/2009</b>                           | Land: <b>\$31,600</b>          |
| Total Sq. Ft. <b>608</b>                                            | Neighborhood: <b>Waikiki</b>                         | Total: <b>\$343,800</b>        |
| Maint./Assoc. <b>\$518 / \$0</b>                                    | <a href="#">Flood Zone</a> : <b>Zone A - Tool</b>    | Stories / CPR: / <b>No</b>     |
| Parking: <b>Assigned, Covered - 1, Garage, Guest, Secured Entry</b> | Frontage:                                            |                                |
| <a href="#">Zoning</a> :                                            | View: <b>City, Golf Course, Marina/Cape Mountain</b> |                                |

**Public Remarks:** Investor special with high rentability or your own piece of paradise at the desirable 'Four Paddle' Building. Located blocks from the beach,restaurants,shops,etc. Central A/C,pool,doggie park,BB-Q,rec area,security patrol,& sauna.Breezy unit with W/D,separate storage,& large pkg stall.Maintenance fee includes most utilities.Unit awaits your personal touches.Sold 'As Is.'  
**Sale Conditions:** [Jefferson](#), [Washington](#), [Kaimuki](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address                                | Price                     | Bd & Bth | Living / Avg. | Land   Avg.   | Lanai | Occ. | FL | DOM |
|----------------------------------------|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">2140 Kuhio Avenue 1812</a> | <a href="#">\$375,000</a> | 1 & 1/0  | 553   \$678   | 31,328   \$12 | 55    | 0%   | 18 | 365 |

| Address                                | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|----------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">2140 Kuhio Avenue 1812</a> | \$75   \$518   \$0  | \$31,600      | \$312,200         | \$343,800      | 109%  | 1974 & NA        |

**2140 Kuhio Avenue 1812** - MLS#: **1013326** - Investor special with high rentability or your own piece of paradise at the desirable 'Four Paddle' Building. Located blocks from the beach,restaurants,shops,etc. Central A/C,pool,doggie park,BB-Q,rec area,security patrol,& sauna.Breezy unit with W/D,separate storage,& large pkg stall.Maintenance fee includes most utilities.Unit awaits your personal touches.Sold 'As Is.' **Region:** Metro **Neighborhood:** Waikiki **Condition:** Average **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** City, Golf Course, Marina/Canal, Mountain **Frontage:** Pool: **Zoning:** Sale **Conditions:** Schools: [Jefferson](#), [Washington](#), [Kaimuki](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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