

Kukui Plaza 1255 Nuuanu Avenue Unit E1011, Honolulu 96817 * Kukui Plaza * \$385,000 ***Originally \$390,000**

Sold Price: \$385,000	Sold Date: 08-02-2018	Sold Ratio: 100%
Beds: 1	MLS#: 201812735, FS	Year Built: 1976
Bath: 1/0	Status: Sold	Remodeled: 2018
Living Sq. Ft.: 615	List Date & DOM: 05-15-2018 & 51	Total Parking: 1
Land Sq. Ft.: 221,459	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$299,400
Sq. Ft. Other: 0	Tax/Year: \$89/2017	Land: \$45,500
Total Sq. Ft. 615	Neighborhood: Downtown	Total: \$344,900
Maint./Assoc. \$408 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: 21+ / No
Parking: Assigned, Covered - 1, Garage	Frontage:	
Zoning : 34 - BMX-4 Central Business Mix	View: City, Garden, Sunrise	

Public Remarks: Fee Simple Unit with Parking (no Sandwich Lease). Brand new Kitchen with new stainless appliances, quartz countertops and cabinets. Updated Bath. Terrific location with views and common area renovations almost complete (and paid for). Kukui Plaza Boasts a 2.6 acre Garden Recreation Deck along with other Amenities for Owners to Enjoy. **Sale Conditions:** None **Schools:** [Royal](#), [Central](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1255 Nuuanu Avenue E1011	\$385,000	1 & 1/0	615 \$626	221,459 \$2	0	43%	10	51

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1255 Nuuanu Avenue E1011	\$89 \$408 \$0	\$45,500	\$299,400	\$344,900	112%	1976 & 2018

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1255 Nuuanu Avenue E1011	\$385,000	08-02-2018	100%	99%	VA

[1255 Nuuanu Avenue E1011](#) - MLS#: [201812735](#) - Original price was \$390,000 - Fee Simple Unit with Parking (no Sandwich Lease). Brand new Kitchen with new stainless appliances, quartz countertops and cabinets. Updated Bath. Terrific location with views and common area renovations almost complete (and paid for). Kukui Plaza Boasts a 2.6 acre Garden Recreation Deck along with other Amenities for Owners to Enjoy. **Region:** Metro **Neighborhood:** Downtown **Condition:** Excellent **Parking:** Assigned, Covered - 1, Garage **Total Parking:** 1 **View:** City, Garden, Sunrise **Frontage:** **Pool:** **Zoning:** 34 - BMX-4 Central Business Mix **Sale Conditions:** None **Schools:** [Royal](#), [Central](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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