Kahala Towers 4300 Waialae Avenue Unit A206, Honolulu 96816 * Kahala Towers * $550,000

Sold Price: $550,000	Sold Date: 12-20-2019	Sold Ratio: 100%
Beds: **2**	MLS#: **201928881, FS**	Year Built: **1968**
Bath: **2/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **841**	List Date & DOM: **10-08-2019** & **30**	Total Parking: **1**
Land Sq. Ft.: **117,002**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **144**	Frontage: **Other**	Building: **$370,500**
Sq. Ft. Other: **0**	Tax/Year: **$104/2019**	Land: **$106,500**
Total Sq. Ft. **985**	Neighborhood: **Waialae Nui Vly**	Total: **$477,000**
Maint./Assoc. **$513 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **21+ / No**
Parking: **Assigned, Open - 1, Street**	Frontage: **Other**	
Zoning: **11 - A-1 Low Density Apartment**	View: **City**	

Public Remarks: Approx $40,000 SPECIAL ASSESSMENT PAID IN FULL! Beautiful, private, corner 2-bedroom 2-bath end unit with breezy natural tradewinds located at Kahala Towers with lovely treetop & pool views. Tasteful open kitchen with gorgeous Quartz countertops, custom pull-out-drawer cabinets, Bianco Farmhouse sink, upgraded GE appliances, full-size W/D, newer water heater, mirrored closet doors, & lg covered lanai. LOW Current Oct 2019 maintenance fees: approx $513/month. Conveniently situated across Kahala Mall, Assagio's, Whole Foods, YMCA, Core Power Yoga, movie theater, & on bus line. Kamehameha Schools is developing 'Kuono Marketplace at Kahala' anticipated to open ~Spring 2020 with retailers like Foodland Farms, Straub Hospital/Clinic, Lanikai Juice, DB Grill & more. Convenience & lifestyle! **Sale Conditions:** None **Schools:** Wilson, Kaimuki, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
4300 Waialae Avenue A206	$550,000	2 & 2/0	841 | $654	117,002 | $5	144	58%	2	30

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
4300 Waialae Avenue A206	$104 | $513 | $0	$106,500	$370,500	$477,000	115%	1968 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
4300 Waialae Avenue A206	$550,000	12-20-2019	100%	100%	Conventional

4300 Waialae Avenue A206 - MLS#: 201928881 - Approx $40,000 SPECIAL ASSESSMENT PAID IN FULL! Beautiful, private, corner 2-bedroom 2-bath end unit with breezy natural tradewinds located at Kahala Towers with lovely treetop & pool views. Tasteful open kitchen with gorgeous Quartz countertops, custom pull-out-drawer cabinets, Bianco Farmhouse sink, upgraded GE appliances, full-size W/D, newer water heater, mirrored closet doors, & lg covered lanai. LOW Current Oct 2019 maintenance fees: approx $513/month. Conveniently situated across Kahala Mall, Assagio's, Whole Foods, YMCA, Core Power Yoga, movie theater, & on bus line. Kamehameha Schools is developing 'Kuono Marketplace at Kahala' anticipated to open ~Spring 2020 with retailers like Foodland Farms, Straub Hospital/Clinic, Lanikai Juice, DB Grill & more. Convenience & lifestyle! **Region:** Diamond Head **Neighborhood:** Waialae Nui Vly **Condition:** Above Average **Parking:** Assigned, Open - 1, Street **Total Parking:** 1 **View:** City **Frontage:** Other **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** Wilson, Kaimuki, Kalani * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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