Ae'o 1001 Queen Street Unit 2507, Honolulu 96814 * Ae'o * $789,900

Sold Price:	$805,000	Sold Date:	05-07-2021	Sold Ratio:	102%
Beds:	**1**	MLS#:	**202101722, FS**	Year Built:	**2018**
Bath:	**1/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**689**	List Date & DOM:	**01-26-2021** & **8**	Total Parking:	**1**
Land Sq. Ft.:	**0**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Other**	Building:	**$821,300**
Sq. Ft. Other:	**0**	Tax/Year:	**$418/2021**	Land:	**$45,300**
Total Sq. Ft.	**689**	Neighborhood:	**Kakaako**	Total:	**$866,600**
Maint./Assoc.	**$623 / $0**	Flood Zone:	**Zone AE - Tool**	Stories / CPR:	**21+ / No**

Parking:	**Covered - 1, Garage, Guest, Secured Entry**	Frontage:	**Other**
Zoning:	**Kak – Kakaako Community Development Project**	View:	**City, Coastline, Garden, Mountain, Sunset**

Public Remarks: SALE INCLUDES ONE INTERIOR STORAGE LOCKER#SM-16 on the MEZZANINE LEVEL. Extra Bonus: Seller will CREDIT BUYER 6 MONTHS MAINTENANCE FEES at Closing. Ae'o, the luxury tower with direct access to Whole Foods, is near Ala Moana Beach Park shopping, theaters, and restaurants. Resort-like amenities include the Penthouse Sky Deck with panoramic views, concierge, two pools, spa, BBQ, cabanas, guest suites, private movie theater, sauna, private dining room with catering kitchen, media room, playground, dog run, two person massage room, and an impressive fitness center with outdoor workout space. Tenant occupied, lease expires April 30, 2021, call for rent details. Enjoy all that Ward Village has to offer. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
1001 Queen Street 2507	$789,900	1 & 1/0	689 | $1,146	0 | $inf	0	65%	25	8

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1001 Queen Street 2507	$418 | $623 | $0	$45,300	$821,300	$866,600	91%	2018 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1001 Queen Street 2507	$805,000	05-07-2021	102%	102%	Conventional

1001 Queen Street 2507 - MLS#: 202101722 - SALE INCLUDES ONE INTERIOR STORAGE LOCKER#SM-16 on the MEZZANINE LEVEL. Extra Bonus: Seller will CREDIT BUYER 6 MONTHS MAINTENANCE FEES at Closing. Ae'o, the luxury tower with direct access to Whole Foods, is near Ala Moana Beach Park shopping, theaters, and restaurants. Resort-like amenities include the Penthouse Sky Deck with panoramic views, concierge, two pools, spa, BBQ, cabanas, guest suites, private movie theater, sauna, private dining room with catering kitchen, media room, playground, dog run, two person massage room, and an impressive fitness center with outdoor workout space. Tenant occupied, lease expires April 30, 2021, call for rent details. Enjoy all that Ward Village has to offer. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** City, Coastline, Garden, Mountain, Sunset **Frontage:** Other **Pool:** **Zoning:** Kak – Kakaako Community Development Project **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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