<u>Liliuokalani Gardens 300 Wai Nani Way Unit I2003, Honolulu 96815</u> * Liliuokalani Gardens *

\$338,000

Sold Price: \$338,000 Sold Date: 03-18-2021 Sold Ratio: 100% MLS#: 202103760, FS Beds: 1 Year Built: 1984 Bath: 1/0 Status: Sold Remodeled: Living Sq. Ft.: 570 List Date & DOM: **02-10-2021** & **10** Total Parking: 1 Land Sq. Ft.: 119,659 Condition: Average **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Other Building: \$324,400 Sq. Ft. Other: 0 Tax/Year: **\$124/2019** Land: **\$99,900** Total Sq. Ft. 570 Neighborhood: Waikiki Total: \$424,300

Parking: Assigned, Covered - 1, Garage,
Frontage: Other

Maint./Assoc. **\$669 / \$0**

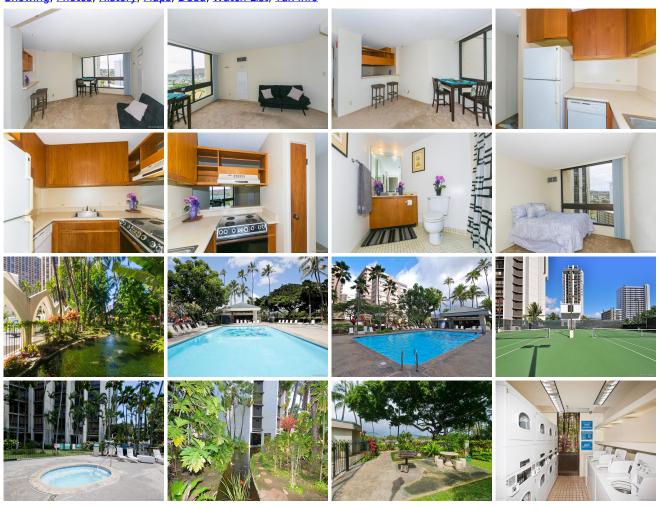
Guest, Secured Entry

Zoning: X2 - Apartment Precinct View: Diamond Head, Marina/Canal, Mountain

Flood Zone: Zone X - Tool

Stories / CPR: One / No

Public Remarks: Back on the Market...Buyer Got Cold Feet...Seller Says "Sell it NOW"...so he can participate in a 1031 Exchange...Price slashed 15% from \$398,000 to \$338,000 to facilitate quick sale...Seller will review all offers on Friday, February 19th. This original condition fixer upper would be an excellent fix and flip property at this price or a great property for a first time home buyer. The tremendous location and resort style amenities rule the day at this Queen's Tower Liliuokalani Gardens at Waikiki 1 bedroom, 1 bath, 1 (non-deed) parking stall, 20th floor unit. The Building has available assigned parking for \$280 per year in a covered parking garage, in addition to storage lockers and surf board storage for rent. Nearby to the world famous Waikiki beaches, great shopping & dining spots. **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
300 Wai Nani Way I2003	\$338,000	1 & 1/0	570 \$593	119,659 \$3	0	31%	20	10

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
300 Wai Nani Way I2003	\$124 \$669 \$0	\$99,900	\$324,400	\$424,300	80%	1984 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
300 Wai Nani Way I2003	\$338,000	03-18-2021	100%	100%	Cash

300 Wai Nani Way 12003 - MLS#: 202103760 - Back on the Market...Buyer Got Cold Feet...Seller Says "Sell it NOW"...so he can participate in a 1031 Exchange...Price slashed 15% from \$398,000 to \$338,000 to facilitate quick sale...Seller will review all offers on Friday, February 19th. This original condition fixer upper would be an excellent fix and flip property at this price or a great property for a first time home buyer. The tremendous location and resort style amenities rule the day at this Queen's Tower Liliuokalani Gardens at Waikiki 1 bedroom, 1 bath, 1 (non-deed) parking stall, 20th floor unit. The Building has available assigned parking for \$280 per year in a covered parking garage, in addition to storage lockers and surf board storage for rent. Nearby to the world famous Waikiki beaches, great shopping & dining spots. **Region:** Metro

Neighborhood: Waikiki Condition: Average Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry Total Parking:

1 View: Diamond Head, Marina/Canal, Mountain Frontage: Other Pool: Zoning: X2 - Apartment Precinct Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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