

1350 Ala Moana 1350 Ala Moana Boulevard Unit 1412, Honolulu 96814 * 1350 Ala Moana ***\$799,000**

Sold Price: \$760,000	Sold Date: 04-20-2021	Sold Ratio: 95%
Beds: 2	MLS#: 202104459, FS	Year Built: 1968
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 1,143	List Date & DOM: 02-28-2021 & 20	Total Parking: 1
Land Sq. Ft.: 80,768	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 100	Frontage: Other	Building: \$780,200
Sq. Ft. Other: 0	Tax/Year: \$245/2021	Land: \$58,600
Total Sq. Ft. 1,243	Neighborhood: Kakaako	Total: \$838,800
Maint./Assoc. \$1,365 / \$0	Flood Zone : Zone A - Tool	Stories / CPR: / No
Parking: Covered - 1	Frontage: Other	
Zoning : Kak - Kakaako Community Development Project	View: City, Coastline, Diamond Head, Mountain, Ocean, Sunrise	

Public Remarks: Rarely available all-new fully renovated corner 2BR/2BA unit with beautiful ocean views overlooking Ala Moana on preferred Diamond Head/cooler side of this recently remodeled building. Priced to sell, well below tax-assessed value. Must-see open modern design, including an open kitchen and convertible 2nd bedroom in one of the largest units in the building. Enjoy the sunrise and fireworks from the spacious lanai. Beautiful lawn and resort-like amenities on the 3rd floor recreation deck. Friendly 24-hour front desk/security staff. Unbeatable location across from world-renowned Ala Moana Shopping Center. Move right in and enjoy luxury in the perfect Kakaako location, with amazing views. **Sale Conditions:** None

Schools: [Kaahumanu](#), [Central](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1350 Ala Moana Boulevard 1412	\$799,000	2 & 2/0	1,143 \$699	80,768 \$10	100	59%	14	20

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1350 Ala Moana Boulevard 1412	\$245 \$1,365 \$0	\$58,600	\$780,200	\$838,800	95%	1968 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1350 Ala Moana Boulevard 1412	\$760,000	04-20-2021	95%	95%	Cash

[1350 Ala Moana Boulevard 1412](#) - MLS#: [202104459](#) - Rarely available all-new fully renovated corner 2BR/2BA unit with beautiful ocean views overlooking Ala Moana on preferred Diamond Head/cooler side of this recently remodeled building. Priced to sell, well below tax-assessed value. Must-see open modern design, including an open kitchen and convertible 2nd bedroom in one of the largest units in the building. Enjoy the sunrise and fireworks from the spacious lanai. Beautiful lawn and resort-like amenities on the 3rd floor recreation deck. Friendly 24-hour front desk/security staff. Unbeatable location across from world-renowned Ala Moana Shopping Center. Move right in and enjoy luxury in the perfect Kakaako location, with amazing views. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Covered - 1 **Total Parking:** 1 **View:** City, Coastline, Diamond Head, Mountain, Ocean, Sunrise **Frontage:** Other **Pool:** **Zoning:** Kak - Kakaako Community Development Project **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Central](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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