

One Waterfront Tower 425 South Street Unit 1204, Honolulu 96813 * One Waterfront Tower * \$799,000 * Originally \$920,000

Sold Price: \$799,000	Sold Date: 01-11-2022	Sold Ratio: 100%
Beds: 2	MLS#: 202124701 , FS	Year Built: 1989
Bath: 2/0	Status: Sold	Remodeled:
Living Sq. Ft.: 1,470	List Date & DOM: 09-29-2021 & 81	Total Parking: 2
Land Sq. Ft.: 106,548	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 155	Frontage:	Building: \$614,800
Sq. Ft. Other: 0	Tax/Year: \$204/2021	Land: \$85,300
Total Sq. Ft. 1,625	Neighborhood: Kakaako	Total: \$700,100
Maint./Assoc. \$1,466 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: 21+ / No
Parking: Assigned, Covered - 2	Frontage:	
Zoning : Kak - Kakaako Community Development Project	View: Coastline, Mountain, Ocean, Sunrise, Sunset	

Public Remarks: Truly magnificent sunsets. Highly desirable and rarely available, a chic corner-end 2 bedroom 2 bath in our hip Kaka'ako area. Completed in 1990 One Waterfront Towers are the twin towers that sit on 2.45 acres in the Kaka'ako neighborhood. One Waterfront Towers continues to dominate the downtown waterfront skyline with the timeless beauty and sophistication of Design Architect Boone and Boone. This well-maintained home in the sky boasts wrap-around floor-ceiling windows offering expansive views, let the natural beauty of the Ocean, Koolau Mountains, and City be your Art Work. This high rise luxury condominium community offers 4 new tennis courts, heated pool and jacuzzi, exercise room, natural gas BBQ grills and garden, multi purpose court, gazebos, bike parking, car wash, and executive conference room. 24-hour security along with a concierge desk for luxury and convenience. Location, Location, right across from Restaurant Row and in the center of everything you need and love. Turnkey, freshly painted and no popcorn ceilings - 12th floor has the highly desired views. Free expanded cable tv and high speed internet, **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
425 South Street 1204	\$799,000	2 & 2/0	1,470 \$544	106,548 \$7	155	63%	12	81

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
425 South Street 1204	\$204 \$1,466 \$0	\$85,300	\$614,800	\$700,100	114%	1989 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
425 South Street 1204	\$799,000	01-11-2022	100%	87%	Cash

[425 South Street 1204](#) - MLS#: [202124701](#) - Original price was \$920,000 - Truly magnificent sunsets. Highly desirable and rarely available, a chic corner-end 2 bedroom 2 bath in our hip Kaka'ako area. Completed in 1990 One Waterfront Towers are the twin towers that sit on 2.45 acres in the Kaka'ako neighborhood. One Waterfront Towers continues to dominate the downtown waterfront skyline with the timeless beauty and sophistication of Design Architect Boone and Boone. This well-maintained home in the sky boasts wrap-around floor-ceiling windows offering expansive views, let the natural beauty of the Ocean, Koolau Mountains, and City be your Art Work. This high rise luxury condominium community offers 4 new tennis courts, heated pool and jacuzzi, exercise room, natural gas BBQ grills and garden, multi purpose court, gazebos, bike parking, car wash, and executive conference room. 24-hour security along with a concierge desk for luxury and convenience. Location, Location, right across from Restaurant Row and in the center of everything you need and love. Turnkey, freshly painted and no popcorn ceilings - 12th floor has the highly desired views. Free expanded cable tv and high speed internet, **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Assigned, Covered - 2 **Total Parking:** 2 **View:** Coastline, Mountain, Ocean, Sunrise, Sunset **Frontage:** **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