

Makiki Regent 1330 Heulu Street Unit 902, Honolulu 96822 * Makiki Regent * \$799,000

Sold Price: \$850,000 Sold Date: 06-07-2022 Sold Ratio: 106%
 Beds: **2** MLS#: **202207870, FS** Year Built: **1990**
 Bath: **2/0** Status: **Sold** Remodeled:
 Living Sq. Ft.: **1,278** List Date & DOM: **04-26-2022 & 13** Total Parking: **2**
 Land Sq. Ft.: **0** Condition: **Excellent** [Assessed Value](#)
 Lanai Sq. Ft.: **240** Frontage: Building: **\$266,200**
 Sq. Ft. Other: **0** Tax/Year: **\$141/2022** Land: **\$217,500**
 Total Sq. Ft. **1,518** Neighborhood: **Makiki Area** Total: **\$623,700**
 Maint./Assoc. **\$1,175 / \$0** [Flood Zone](#): **Zone X - Tool** Stories / CPR: / **No**
 Parking: **Covered - 2, Garage, Guest, Secured Entry** Frontage:

Zoning: 12 - A-2 Medium Density Apartme**View: City, Diamond Head**

Public Remarks: This is NOT your typical condo! Makiki Regent stands just 10 floors high with only 2 units per floor. This unit has the favorite "condo things" like secure entry, secure, covered parking stalls, and a gorgeous view of the city, but sits on a quiet Makiki street making it feel much more like home; not just a place to sleep. Perhaps, this is the place for the buyer who wants a house in town for its space, privacy, and convenience, but doesn't want the maintenance, lack of security, and million dollar plus price tag. This unit feels HUGE, especially with the 240 sf lanai and motorized shutters making it an indoor/outdoor space to be enjoyed by many. There are built ins galore in the closets, bedrooms (including a Murphy bed), and bathrooms with 2 separate, secure storage units! Pet friendly (verify - 1 small pet), washer/dryer in the unit, central A/C, well appointed bathrooms with Toto washlets, and a very well maintained building. Guest parking is available along with a car wash area. No resort like amenities, so maintenance fees are relatively low (currently at approximately \$0.77 per sf). You have to see this.

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
1330 Heulu Street 902	\$799,000	2 & 2/0	1,278 \$625	0 \$inf	240	80%	9	13

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1330 Heulu Street 902	\$141 \$1,175 \$0	\$217,500	\$266,200	\$623,700	128%	1990 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1330 Heulu Street 902	\$850,000	06-07-2022	106%	106%	Cash,Conventional

[1330 Heulu Street 902](#) - MLS#: [202207870](#) - This is NOT your typical condo! Makiki Regent stands just 10 floors high with only 2 units per floor. This unit has the favorite "condo things" like secure entry, secure, covered parking stalls, and a gorgeous view of the city, but sits on a quiet Makiki street making it feel much more like home; not just a place to sleep. Perhaps, this is the place for the buyer who wants a house in town for its space, privacy, and convenience, but doesn't want the maintenance, lack of security, and million dollar plus price tag. This unit feels HUGE, especially with the 240 sf lanai and motorized shutters making it an indoor/outdoor space to be enjoyed by many. There are built ins galore in the closets, bedrooms (including a Murphy bed), and bathrooms with 2 separate, secure storage units! Pet friendly (verify - 1 small pet), washer/dryer in the unit, central A/C, well appointed bathrooms with Toto washlets, and a very well maintained building. Guest parking is available along with a car wash area. No resort like amenities, so maintenance fees are relatively low (currently at approximately \$0.77 per sf). You have to see this. **Region:** Metro **Neighborhood:** Makiki Area **Condition:** Excellent **Parking:** Covered - 2, Garage, Guest, Secured Entry **Total Parking:** 2 **View:** City, Diamond Head **Frontage:** **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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