Westview Plaza 1516 Ward Avenue Unit 604, Honolulu 96822 * Westview Plaza * $295,000 * Originally $309,000

Sold Price: $280,000	Sold Date: 05-30-2023	Sold Ratio: 95%
Beds: **1**	MLS#: **202224617, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **466**	List Date & DOM: **11-28-2022** & **146**	Total Parking: **1**
Land Sq. Ft.: **0**	Condition: **Above Average, Average**	Assessed Value
Lanai Sq. Ft.: **65**	Frontage:	Building: **$254,100**
Sq. Ft. Other: **0**	Tax/Year: **$90/2023**	Land: **$51,400**
Total Sq. Ft. **531**	Neighborhood: **Punchbowl-lower**	Total: **$305,500**
Maint./Assoc. **$707 / $0**	Flood Zone: **Zone X - Tool**	Stories / CPR: **8-14 / No**
Parking: **Assigned, Covered - 1**	Frontage:	
Zoning: **12 - A-2 Medium Density Apartme**	View: **City, Mountain, Ocean, Sunset**	

Public Remarks: New Price, below 2023 Tax Assessed Value and VA Approved as of 1.23.23! Welcome to Westview Plaza. Centrally and conveniently located near the Blaisdell, Kakaako, Ala Moana, Downtown, and with easy access to the H-1 freeway, Pali Highway and bus lines. This one bedroom, one bath unit is well-maintained and updated with bamboo flooring in the living room and granite counters in the kitchen. Relax on the lanai right outside your bedroom and enjoy the gorgeous city, ocean, mountain & sunset views and the cool tradewind breezes. Building amenities include a pool, picnic area, laundry room, assigned parking, secured entry & is pet friendly. **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
1516 Ward Avenue 604	**$295,000**	1 & 1/0	466 | $633	0 | $inf	65	41%	6	146

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1516 Ward Avenue 604	$90 | $707 | $0	$51,400	$254,100	$305,500	97%	1973 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1516 Ward Avenue 604	$280,000	05-30-2023	95%	91%	VA

1516 Ward Avenue 604 - MLS#: 202224617 - Original price was $309,000 - New Price, below 2023 Tax Assessed Value and VA Approved as of 1.23.23! Welcome to Westview Plaza. Centrally and conveniently located near the Blaisdell, Kakaako, Ala Moana, Downtown, and with easy access to the H-1 freeway, Pali Highway and bus lines. This one bedroom, one bath unit is well-maintained and updated with bamboo flooring in the living room and granite counters in the kitchen. Relax on the lanai right outside your bedroom and enjoy the gorgeous city, ocean, mountain & sunset views and the cool tradewind breezes. Building amenities include a pool, picnic area, laundry room, assigned parking, secured entry & is pet friendly. **Region:** Metro **Neighborhood:** Punchbowl-lower **Condition:** Above Average, Average **Parking:** Assigned, Covered - 1 **Total Parking:** 1 **View:** City, Mountain, Ocean, Sunset **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