

One Kalakaua Senior Living 1314 Kalakaua Avenue Unit 1209, Honolulu 96826 * One Kalakaua Senior Living * \$388,000

Beds: 1	MLS#: 202317468, FS	Year Built: 1996
Bath: 1/0	Status: Active	Remodeled:
Living Sq. Ft.: 576	List Date & DOM: 07-31-2023 & 286	Total Parking: 1
Land Sq. Ft.: 51,575	Condition: Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$479,200
Sq. Ft. Other: 0	Tax/Year: \$154/2023	Land: \$48,000
Total Sq. Ft. 576	Neighborhood: Makiki Area	Total: \$527,200
Maint./Assoc. \$1,720 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: Basement, 8-14 / No
Parking: Assigned, Covered - 1, Garage, Guest, Secured Entry	Frontage:	
Zoning : 33 - BMX-3 Community Business M	View: City, Diamond Head	

Public Remarks: Owner's plans changed and never occupied. Freshly painted and new kitchen appliances. A unique opportunity to OWN FEE SIMPLE at the exclusive retirement community One Kalakaua Senior Living. This comfortable 576sf 1-bed, 1-bath Diamond Head view unit is close to the elevator. There are no age restrictions on purchase, but the PRIMARY resident must be minimum age 55. Sale includes one assigned, covered, stand-alone parking. Monthly Maintenance Fees and Club Dues benefits include daily meals with both dining room or take-out options. A variety of quality of life programs are offered including fitness and craft classes. Exercise facilities, swimming pool and spa promote staying active. Billiards room and multiple group TV viewing options. Weekly cleaning and daily status checks are offered. Additional fee services include assistance with medications, bathing, meals, activities, shopping and companion care. Convenient on-site hair salon and doctor visits can be arranged. Hale Ola Kino by Arcadia skilled nursing is located on the property. Elevator sensors and generator back-up are among numerous building details for accommodating elderly residents. **Sale Conditions:** None
Schools: [Kaahumanu](#), [Washington](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1314 Kalakaua Avenue 1209	\$388,000	1 & 1/0	576 \$674	51,575 \$8	0	45%	12	286

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1314 Kalakaua Avenue 1209	\$154 \$1,720 \$0	\$48,000	\$479,200	\$527,200	74%	1996 & NA

[1314 Kalakaua Avenue 1209](#) - MLS#: [202317468](#) - Owner's plans changed and never occupied. Freshly painted and new kitchen appliances. A unique opportunity to OWN FEE SIMPLE at the exclusive retirement community One Kalakaua Senior Living. This comfortable 576sf 1-bed, 1-bath Diamond Head view unit is close to the elevator. There are no age restrictions on purchase, but the PRIMARY resident must be minimum age 55. Sale includes one assigned, covered, stand-alone parking. Monthly Maintenance Fees and Club Dues benefits include daily meals with both dining room or take-out options. A variety of quality of life programs are offered including fitness and craft classes. Exercise facilities, swimming pool and spa promote staying active. Billiards room and multiple group TV viewing options. Weekly cleaning and daily status checks are offered. Additional fee services include assistance with medications, bathing, meals, activities, shopping and companion care. Convenient on-site hair salon and doctor visits can be arranged. Hale Ola Kino by Arcadia skilled nursing is located on the property. Elevator sensors and generator back-up are among numerous building details for accommodating elderly residents. **Region:** Metro **Neighborhood:** Makiki Area **Condition:** Average **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** City, Diamond Head **Frontage:** **Pool:** **Zoning:** 33 - BMX-3 Community Business M **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Washington](#), [Mckinley](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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