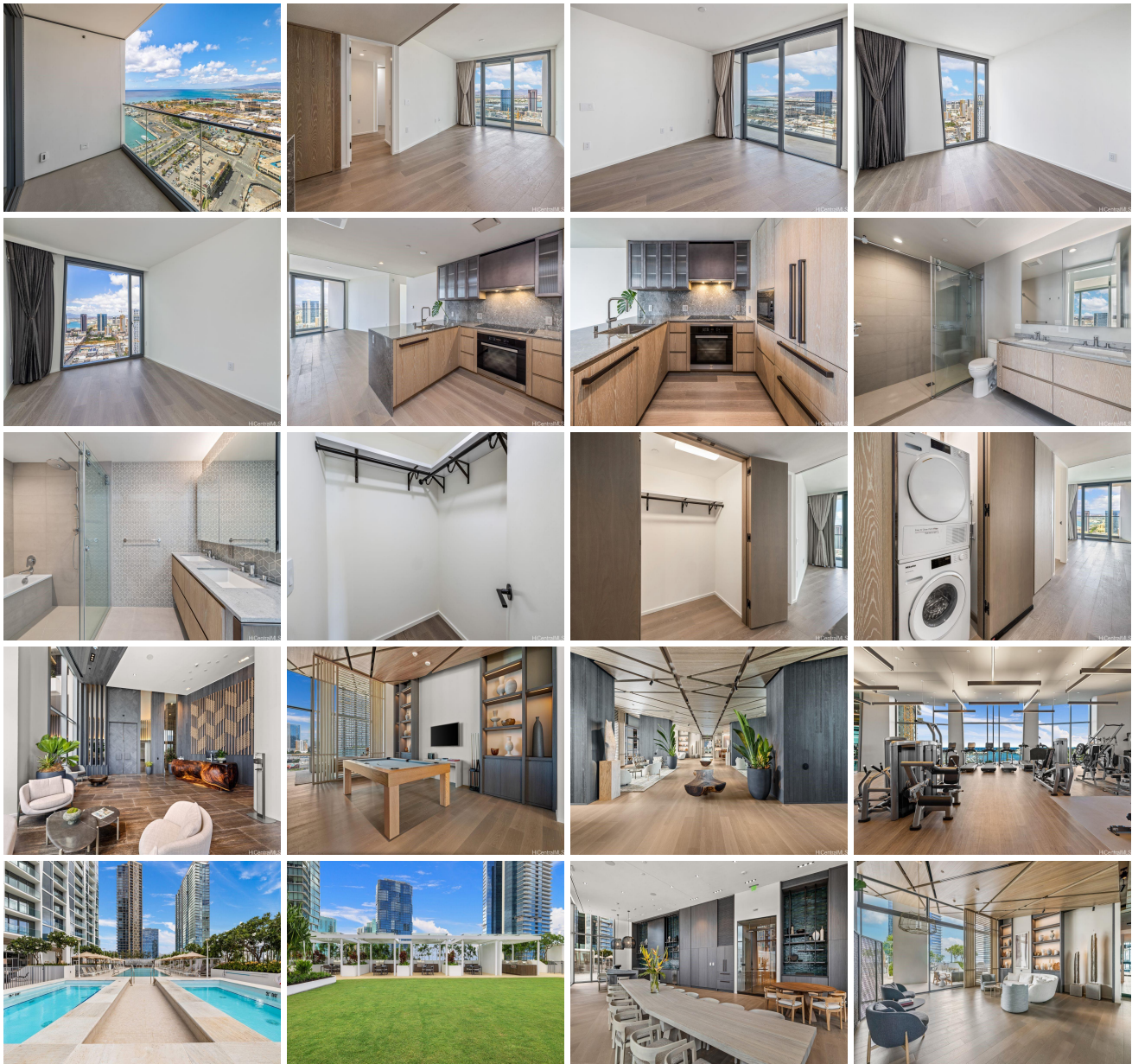
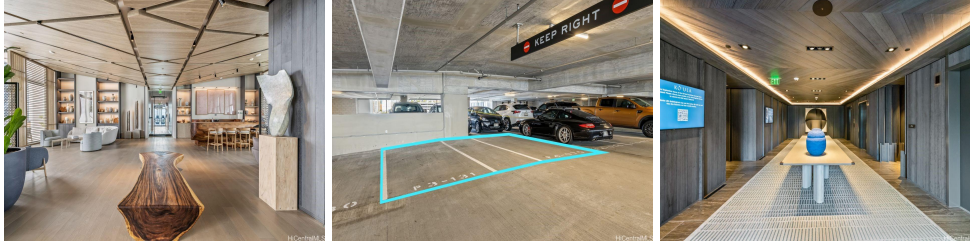


Koula 1000 Auahi Street Unit 3507, Honolulu 96814 * Koula * \$1,640,000 * Originally \$1,700,000

Beds: 2	MLS#: <u>202322436</u>, FS	Year Built: 2021
Bath: 2/0	Status: Active	Remodeled:
Living Sq. Ft.: 968	List Date & DOM: 10-13-2023 & 215	Total Parking: 2
Land Sq. Ft.: 0	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 71	Frontage: Other	Building: \$1,436,900
Sq. Ft. Other: 0	Tax/Year: \$791/2023	Land: \$45,200
Total Sq. Ft. 1,039	Neighborhood: Kakaako	Total: \$1,482,100
Maint./Assoc. \$1,225 / \$0	Flood Zone : Zone AE - <u>Tool</u>	Stories / CPR: 21+ / No
Parking: Assigned, Covered - 2, Guest, Secured Entry	Frontage: Other	
Zoning : Kak - Kakaako Community Development Project	View: City, Coastline, Marina/Canal, Mountain, Ocean, Sunset	

Public Remarks: Ward Village newest building "Koula" - 35th floor, 2 bedroom, 2 bath, 2 side by side parking stalls with lanai. This unit is in brand new condition and all bedrooms upgraded with wood flooring and motorized drapes. 2 Walk-In closets plus 2 extra closets. No carpet in the unit. Enjoy island living and luxury resort-style amenities that include a fitness center, lap pool, 2 spas, cabanas, sunset bar and lounge, BBQ, kids playground, guest suites (\$200 per night), dog park, private dining rooms and more. Facing Ewa (west) side and overlooking ocean, sunset, Victoria Ward Park and harbor views from high floor lanai. Walking distance to Whole Foods, urgent care clinic, farmers market and Ala Moana Beach Park. The building is designed to be LEED certified, environmental standard for energy efficiency, green spaces and park, bike lanes and more. **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
1000 Auahi Street 3507	\$1,640,000	2 & 2/0	968 \$1,694	0 \$inf	71	15%	35	215

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1000 Auahi Street 3507	\$791 \$1,225 \$0	\$45,200	\$1,436,900	\$1,482,100	111%	2021 & NA

[1000 Auahi Street 3507](#) - MLS#: [202322436](#) - Original price was \$1,700,000 - Ward Village newest building "Koula" - 35th floor, 2 bedroom, 2 bath, 2 side by side parking stalls with lanai. This unit is in brand new condition and all bedrooms upgraded with wood flooring and motorized drapes. 2 Walk-In closets plus 2 extra closets. No carpet in the unit. Enjoy island living and luxury resort-style amenities that include a fitness center, lap pool, 2 spas, cabanas, sunset bar and lounge, BBQ, kids playground, guest suites (\$200 per night), dog park, private dining rooms and more. Facing Ewa (west) side and overlooking ocean, sunset, Victoria Ward Park and harbor views from high floor lanai. Walking distance to Whole Foods, urgent care clinic, farmers market and Ala Moana Beach Park. The building is designed to be LEED certified, environmental standard for energy efficiency, green spaces and park, bike lanes and more. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Assigned, Covered - 2, Guest, Secured Entry **Total Parking:** 2 **View:** City, Coastline, Marina/Canal, Mountain, Ocean, Sunset **Frontage:** Other **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