## Yacht Harbor Towers 1650 Ala Moana Boulevard Unit 3801, Honolulu 96815 \* Yacht Harbor

Towers \* \$1,999,000

Beds: 3 MLS#: 202324387, FS Year Built: 1973 Bath: 3/0 Status: Active Remodeled: 2017 Living Sq. Ft.: 2,247 List Date & DOM: 10-25-2023 & 197 Total Parking: 2 Land Sq. Ft.: 138,216 Condition: Excellent **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Stream/Canal Building: **\$1,880,300** Sq. Ft. Other: 0 Tax/Year: \$1,277/2023 Land: **\$113,500** Total Sq. Ft. 2,247 Neighborhood: Ala Moana Total: \$1,993,800

Maint./Assoc. \$2,575 / \$0 Flood Zone: Zone AE - Tool Stories / CPR: / No

Parking: Assigned, Covered - 2, Garage, Frontage: Stream/Canal

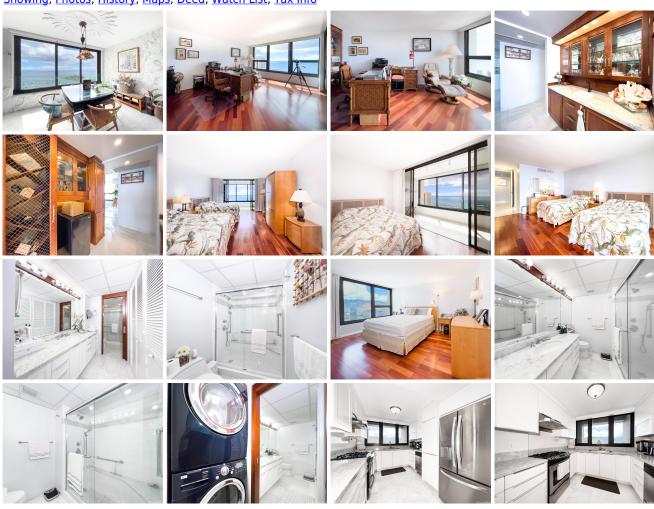
City, Coastline, Garden,

Zoning: 12 - A-2 Medium Density Apartme

View: Marina/Canal, Mountain, Ocean,

Sunset

**Public Remarks:** "A rare opportunity for a highly desired and largest "H" floor plan with magnificent expansive ocean coastline, Magic Island, Waikiki... and east to west, sunset views from this luxurious Yacht Harbor Tower Penthouse unit. Completely remodeled in 2017 and finished from floor to ceiling. The Junior Room with artfully carved Koa doors, an enclosed lanai leading to the spacious Living room and Dining space, the spacious bedroom with an enclosed lanai, and a guest suite with a separate bathroom. Luxurious white kitchen cabinetry, gas kitchen, built-in wet bar, and wine rack add an elegant touch to provide a more sophisticated living space for foodies. Enjoy exclusive access to top amenities including tennis courts, heated pool, hot tub, barbecue, and private recreation area. Includes two excellent (tandem) parking stalls w/both wall sides protection + shielded from weather and adjacent to the main lobby entrance." **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
1650 Ala Moana Boulevard 3801	\$1,999,000	3 & 3/0	2,247   \$890	138,216   \$14	0	54%	38	197

Address	Tax   Maint.   Ass.		Assessed Building	Assessed Ratio		Year & Remodeled	
1650 Ala Moana Boulevard 3801	\$1,277   \$2,575   \$0	\$113,500	\$1,880,300	\$1,993,800	100%	1973 & 2017	

1650 Ala Moana Boulevard 3801 - MLS#: 202324387 - "A rare opportunity for a highly desired and largest "H" floor plan with magnificent expansive ocean coastline, Magic Island, Waikiki... and east to west, sunset views from this luxurious Yacht Harbor Tower Penthouse unit. Completely remodeled in 2017 and finished from floor to ceiling. The Junior Room with artfully carved Koa doors, an enclosed lanai leading to the spacious Living room and Dining space, the spacious bedroom with an enclosed lanai, and a guest suite with a separate bathroom. Luxurious white kitchen cabinetry, gas kitchen, built-in wet bar, and wine rack add an elegant touch to provide a more sophisticated living space for foodies. Enjoy exclusive access to top amenities including tennis courts, heated pool, hot tub, barbecue, and private recreation area. Includes two excellent (tandem) parking stalls w/both wall sides protection + shielded from weather and adjacent to the main lobby entrance."

Region: Metro Neighborhood: Ala Moana Condition: Excellent Parking: Assigned, Covered - 2, Garage, Guest, Tandem Total Parking: 2 View: City, Coastline, Garden, Marina/Canal, Mountain, Ocean, Sunset Frontage: Stream/Canal 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