

Royal Kuhio 2240 Kuhio Avenue Unit 3105, Honolulu 96815 * Royal Kuhio * \$460,000 *

Originally \$468,000

Beds: 1	MLS#: 202325869, FS	Year Built: 1976
Bath: 1/0	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: 538	List Date & DOM: 11-20-2023 & 98	Total Parking: 1
Land Sq. Ft.: 46,783	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 76	Frontage:	Building: \$392,500
Sq. Ft. Other: 0	Tax/Year: \$126/2023	Land: \$40,400
Total Sq. Ft. 614	Neighborhood: Waikiki	Total: \$432,900
Maint./Assoc. \$999 / \$0	Flood Zone : Zone AO - Tool	Stories / CPR: 21+ / No
Parking: Assigned, Covered - 1	Frontage:	
Zoning : X2 - Apartment Precinct	View: Mountain	

Public Remarks: Welcome to Royal Kuhio 3105! Rare fee simple, high floor corner unit with gorgeous views of the mountain and the Ala Wai Canal. This 1BR/1BA/1PKG unit is located in the heart of Waikiki and near International Market Place, Royal Hawaiian Shopping Center and Waikiki Beach. Enjoy amenities such as a BBQ station, tennis court, pool, gym, security guards and much more! Please consider using Yvonne Ahsing from Fidelity National Title (Kahala Branch). **Sale Conditions:** None
Schools: [Jefferson](#), [Washington](#), [Kaimuki](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
2240 Kuhio Avenue 3105	\$460,000	1 & 1/0	538 \$855	46,783 \$10	76	0%	31	98

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2240 Kuhio Avenue 3105	\$126 \$999 \$0	\$40,400	\$392,500	\$432,900	106%	1976 & NA

[2240 Kuhio Avenue 3105](#) - MLS#: [202325869](#) - Original price was \$468,000 - Welcome to Royal Kuhio 3105! Rare fee simple, high floor corner unit with gorgeous views of the mountain and the Ala Wai Canal. This 1BR/1BA/1PKG unit is located in the heart of Waikiki and near International Market Place, Royal Hawaiian Shopping Center and Waikiki Beach. Enjoy amenities such as a BBQ station, tennis court, pool, gym, security guards and much more! Please consider using Yvonne Ahsing from Fidelity National Title (Kahala Branch). **Region:** Metro **Neighborhood:** Waikiki **Condition:** Above Average **Parking:** Assigned, Covered - 1 **Total Parking:** 1 **View:** Mountain **Frontage:** Pool: **Zoning:** X2 - Apartment Precinct **Sale Conditions:** None **Schools:** [Jefferson](#), [Washington](#), [Kaimuki](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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