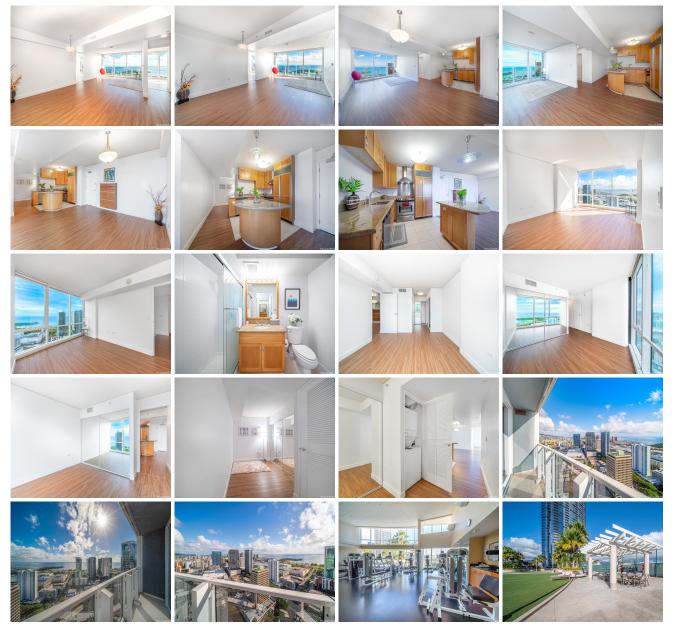
Moana Pacific 1296 Kapiolani Boulevard Unit II-4104, Honolulu 96814 * Moana Pacific *

| | | \$998 | 3,000 | |
|------------------|---|--------------------|-----------------------------|------------------------------------|
| Beds: | 2 | MLS#: | <u>202326357</u> , FS | Year Built: 2007 |
| Bath: | 2/0 | Status: | Active | Remodeled: 2023 |
| Living Sq. Ft.: | 1,113 | List Date & DOM: | 12-01-2023 & 161 | Total Parking: 2 |
| Land Sq. Ft.: | 0 | Condition: | Excellent, Above Average | Assessed Value |
| Lanai Sq. Ft.: | 44 | Frontage: | | Building: \$1,073,800 |
| Sq. Ft. Other: | 0 | Tax/Year: | \$469/2023 | Land: \$68,800 |
| Total Sq. Ft. | 1,157 | Neighborhood: | Kakaako | Total: \$1,142,600 |
| Maint./Assoc. | \$1,167 / \$0 | Flood Zone: | Zone AE - <u>Tool</u> | Stories / CPR: One / No |
| Parkino | Assigned, Covered - 2 Guest | 2, Garage, | Frontage: | |
| Zoning: | Kak - Kakaako Comm Development Project | unity | View: C | City, Diamond Head, Ocean, Sunrise |
| hlic Domorka, Pr | asthtaking acash and ci | ty views from this | spacious well maintain | ad 2 hadroom 2 hathroom and 2 |

Public Remarks: Breathtaking ocean and city views from this spacious well-maintained 2 bedroom, 2 bathroom, and 2 covered parking unit in Moana Pacific. This spacious unit is 1,113 interior sq. ft. This unit features vinyl plank flooring and an open kitchen with granite countertops and stainless-steel appliances. This building features resort-like amenities, including a recreation room, tennis court, exercise room, BBQ, area, putting green, pool, children's playground, security, and more. Conveniently located near Waikiki, beaches, Downtown, Ward Village & Ala Moana Shopping Center with endless shopping, restaurants, and entertainment. **Sale Conditions:** None **Schools:** , , * <u>Request Showing</u>, <u>Photos</u>, <u>History</u>, <u>Maps</u>, <u>Deed</u>, <u>Watch List</u>, <u>Tax Info</u>





| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | Lanai | Occ. | FL | DOM |
|----------------------------------|------------------|----------|---------------|-------------|-------|------|----|-----|
| 1296 Kapiolani Boulevard II-4104 | <u>\$998,000</u> | 2 & 2/0 | 1,113 \$897 | 0 \$inf | 44 | 47% | 41 | 161 |

| Address | LIAX MAINT, LASS. | 1 | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|----------------------------------|-----------------------|----------|----------------------|-------------------|-------|---------------------|
| 1296 Kapiolani Boulevard II-4104 | \$469 \$1,167 \$0 | \$68,800 | \$1,073,800 | \$1,142,600 | 87% | 2007 & 2023 |

1296 Kapiolani Boulevard II-4104 - MLS#: 202326357 - Breathtaking ocean and city views from this spacious well-maintained 2 bedroom, 2 bathroom, and 2 covered parking unit in Moana Pacific. This spacious unit is 1,113 interior sq. ft. This unit features vinyl plank flooring and an open kitchen with granite countertops and stainless-steel appliances. This building features resort-like amenities, including a recreation room, tennis court, exercise room, BBQ, area, putting green, pool, children's playground, security, and more. Conveniently located near Waikiki, beaches, Downtown, Ward Village & Ala Moana Shopping Center with endless shopping, restaurants, and entertainment. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent, Above Average **Parking:** Assigned, Covered - 2, Garage, Guest **Total Parking:** 2 **View:** City, Diamond Head, Ocean, Sunrise **Frontage: Pool: Zoning:** Kak – Kakaako Community Development Project **Sale Conditions:** None **Schools:** , , * <u>Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info</u>

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