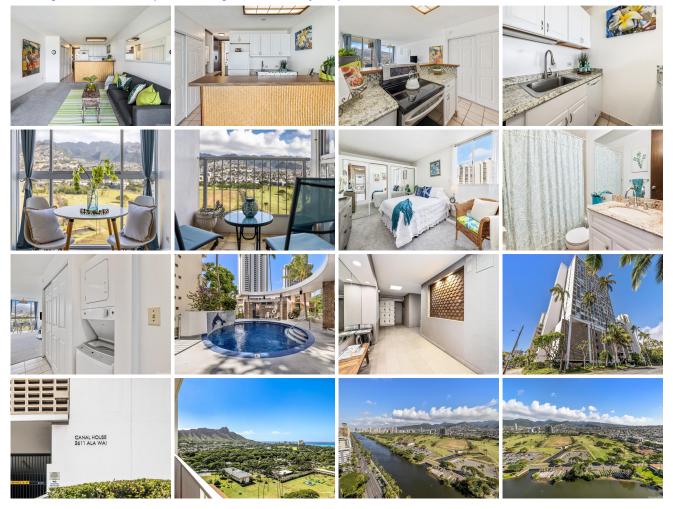
## Canal House 2611 Ala Wai Boulevard Unit 2208, Honolulu 96815 \* Canal House \* \$445,000

	* Originally \$450,000	
Beds: 1	MLS#: 202327913, FS	Year Built: <b>1975</b>
Bath: <b>1/0</b>	Status: Active Under Contract	Remodeled:
Living Sq. Ft.: <b>598</b>	List Date & DOM: 02-12-2024 & 66	Total Parking: <b>2</b>
Land Sq. Ft.: <b>0</b>	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: <b>43</b>	Frontage: <b>Other</b>	Building: <b>\$375,200</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$125/2023</b>	Land: <b>\$51,800</b>
Total Sq. Ft. <b>641</b>	Neighborhood: Waikiki	Total: <b>\$427,000</b>
Maint./Assoc. <b>\$782 / \$0</b>	Flood Zone: Zone AE - Tool	Stories / CPR: <b>21+ / No</b>
Parking: Covered - 2, See	cured Entry Frontage: O	ther
Zoning: X2 - Anartment	Precinct View: M	larina/Canal Mountain

## Zoning: X2 - Apartment Precinct

## View: Marina/Canal, Mountain

**Public Remarks:** Welcome to Canal House- a boutique building located on the Diamond Head end of Waikiki. This high floor corner unit has floor to ceiling windows that provide you with fabulous unobstructed views of the Ko'olau Mountains, Manoa Valley, Palolo Valley, Ala Wai Canal & golf course. There's even Diamond Head & ocean views from the open hallway to your unit! Your cozy lanai is the perfect way to start and end your day as you soak in the panorama. Conveniently located for a multitude of activities -2 blocks to Waikiki Beach for fun in the sun, work out at Kapiolani Park, visit the Honolulu Zoo, enjoy a concert at Waikiki Shell or just relax & watch the paddlers on the Ala Wai Canal. Satisfy your food cravings w/ the plethora of dining options on Kapahulu or nearby Kaimuki. Amenities include secured building & parking, onsite manager, pool, sauna, dog park, surfboard storage. Features include new carpet in bedrm & living room, in-unit washer/dryer,2 window AC,reglazed tub. The maintenance fee INCLUDES electricity, cable TV, water, sewer & common expenses. The icing on the cake is the TWO parking stalls!! What more do you need? Don't delay, call today! **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
2611 Ala Wai Boulevard 2208	<u>\$445,000</u>	1 & 1/0	598   \$744	0   \$inf	43	39%	22	66

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
2611 Ala Wai Boulevard 2208	\$125   \$782   \$0	\$51,800	\$375,200	\$427,000	104%	1975 & NA

2611 Ala Wai Boulevard 2208 - MLS#: 202327913 - Original price was \$450,000 - Welcome to Canal House- a boutique building located on the Diamond Head end of Waikiki. This high floor corner unit has floor to ceiling windows that provide you with fabulous unobstructed views of the Ko'olau Mountains, Manoa Valley, Palolo Valley, Ala Wai Canal & golf course. There's even Diamond Head & ocean views from the open hallway to your unit! Your cozy lanai is the perfect way to start and end your day as you soak in the panorama. Conveniently located for a multitude of activities -2 blocks to Waikiki Beach for fun in the sun, work out at Kapiolani Park, visit the Honolulu Zoo, enjoy a concert at Waikiki Shell or just relax & watch the paddlers on the Ala Wai Canal. Satisfy your food cravings w/ the plethora of dining options on Kapahulu or nearby Kaimuki. Amenities include secured building & parking, onsite manager, pool, sauna, dog park, surfboard storage. Features include new carpet in bedrm & living room, in-unit washer/dryer,2 window AC,reglazed tub. The maintenance fee INCLUDES electricity, cable TV, water, sewer & common expenses. The icing on the cake is the TWO parking stalls!! What more do you need? Don't delay, call today! **Region:** Metro **Neighborhood:** Waikiki **Condition:** Above Average **Parking:** Covered - 2, Secured Entry **Total Parking:** 2 **View:** Marina/Canal, Mountain **Frontage:** Other **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