

**One Kalakaua Senior Living 1314 Kalakaua Avenue Unit 1109, Honolulu 96826** \* **One**

Beds: <b>1</b>	MLS#: <b>202328518, FS</b>	Year Built: <b>1996</b>
Bath: <b>1/0</b>	Status: <b>Active</b>	Remodeled:
Living Sq. Ft.: <b>576</b>	List Date & DOM: <b>11-22-2023 &amp; 169</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>51,575</b>	Condition: <b>Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>0</b>	Frontage:	Building: <b>\$477,500</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$240/2023</b>	Land: <b>\$48,000</b>
Total Sq. Ft. <b>576</b>	Neighborhood: <b>Makiki Area</b>	Total: <b>\$525,500</b>
Maint./Assoc. <b>\$1,816 / \$1,216</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Assigned, Covered - 1, Garage, Guest, Secured Entry</b>	Frontage:	
<a href="#">Zoning</a> : <b>33 - BMX-3 Community Business M</b>	View: <b>Mountain</b>	

**Public Remarks:** PRICE REDUCTION! Owner motivated to sell and will consider any reasonable offer. Senior residents enjoy a relaxing lifestyle complete with conveniences of weekly housekeeping services daily meal, exercise classes, library/computer room, heated pool and jacuzzi, gym, arts and crafts and much more! Highly trained support staff provides 24-hour safety and assurance of all residents. Other amenities offered include a beauty salon, activity room, and a Skilled Nursing Facility, should the need arise. The property is located in the heart of Honolulu close to near-by Ala Moana Shopping Center. Sale includes one storage unit within the assigned parking stall. Great investment opportunity with rental income potential! **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
<a href="#">1314 Kalakaua Avenue 1109</a>	\$279,000	1 & 1/0	576   \$484	51,575   \$5	0	48%	11	169

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1314 Kalakaua Avenue 1109</a>	\$240   \$1,816   \$1,216	\$48,000	\$477,500	\$525,500	53%	1996 & NA

**1314 Kalakaua Avenue 1109** - MLS#: **202328518** - Original price was \$379,000 - PRICE REDUCTION! Owner motivated to sell and will consider any reasonable offer. Senior residents enjoy a relaxing lifestyle complete with conveniences of weekly housekeeping services daily meal, exercise classes, library/computer room, heated pool and jacuzzi, gym, arts and crafts and much more! Highly trained support staff provides 24-hour safety and assurance of all residents. Other amenities offered include a beauty salon, activity room, and a Skilled Nursing Facility, should the need arise. The property is located in the heart of Honolulu close to near-by Ala Moana Shopping Center. Sale includes one storage unit within the assigned parking stall. Great investment opportunity with rental income potential! **Region:** Metro **Neighborhood:** Makiki Area **Condition:** Average **Parking:** Assigned, Covered - 1, Garage, Guest, Secured Entry **Total Parking:** 1 **View:** Mountain **Frontage:** Pool: **Zoning:** 33 - BMX-3 Community Business M **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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