

## **Kapiolani Manor 1655 Makaloa Street Unit 906, Honolulu 96814 \* Kapiolani Manor \***

**\$350,000 \* Originally \$355,000**

Beds: <b>1</b>	MLS#: <b><u>202406409</u>, FS</b>	Year Built: <b>1970</b>
Bath: <b>1/0</b>	Status: <b>Active</b>	Remodeled: <b>2024</b>
Living Sq. Ft.: <b>484</b>	List Date & DOM: <b>03-18-2024 &amp; 54</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>56,105</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>71</b>	Frontage:	Building: <b>\$299,100</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$98/2023</b>	Land: <b>\$38,500</b>
Total Sq. Ft. <b>555</b>	Neighborhood: <b>Holiday Mart</b>	Total: <b>\$337,600</b>
Maint./Assoc. <b>\$598 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>21+ / No</b>
Parking: <b>Assigned, Covered - 1, Secured Entry</b>	Frontage:	

**Zoning: 32 - B-2 Community Business Dis**

**View: City, Diamond Head, Sunrise, Sunset**

**Public Remarks:** PRICE REDUCTION!!! Perfect location! Within walking distance of Ala Moana Shopping Center, Convention Center, Walmart, Sams Club, Waikiki, Ala Moana Beach Park, BOH and FHB, and the convenience of Don Quiote. Just renovated with new paint, two new bathroom sinks and light fixtures, new toilet, new ceramic tile floor in shower, new vinyl flooring in bathroom, new refrigerator, range/oven and range hood. One covered assigned parking stall very close to the entry door on the third floor where elevators, manager's office and mailroom are located. Office hours for manager are 8-4, M-F. Additional storage locker is located directly behind parking stall. Pool is located on roof top, with ample room to exercise and relax and covered tables to gather. Pool deck offers fantastic views of Diamond Head, city, ocean, mountains and sunset. Maintenance fees include electricity, water, sewer, and cable tv. Priced to go!! Move in condition. Sold "As Is". **Sale**

**Conditions:** None **Schools:** [Kaahumanu](#), [Washington](#), [Mckinley](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)





Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">1655 Makaloa Street 906</a>	<b>\$350,000</b>	1 & 1/0	484   \$723	56,105   \$6	71	42%	9	54

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1655 Makaloa Street 906</a>	\$98   \$598   \$0	\$38,500	\$299,100	\$337,600	104%	1970 & 2024

[1655 Makaloa Street 906](#) - MLS#: [202406409](#) - Original price was \$355,000 - PRICE REDUCTION!!! Perfect location! Within walking distance of Ala Moana Shopping Center, Convention Center, Walmart, Sams Club, Waikiki, Ala Moana Beach Park, BOH and FHB, and the convenience of Don Quiote. Just renovated with new paint, two new bathroom sinks and light fixtures, new toilet, new ceramic tile floor in shower, new vinyl flooring in bathroom, new refrigerator, range/oven and range hood. One covered assigned parking stall very close to the entry door on the third floor where elevators, manager's office and mailroom are located. Office hours for manager are 8-4, M-F. Additional storage locker is located directly behind parking stall. Pool is located on roof top, with ample room to exercise and relax and covered tables to gather. Pool deck offers fantastic views of Diamond Head, city, ocean, mountains and sunset. Maintenance fees include electricity, water, sewer, and cable tv. Priced to go!! Move in condition. Sold "As Is". **Region:** Metro **Neighborhood:** Holiday Mart **Condition:** Excellent **Parking:** Assigned, Covered - 1, Secured Entry **Total Parking:** 1 **View:** City, Diamond Head, Sunrise, Sunset **Frontage:** **Pool:** **Zoning:** 32 - B-2 Community Business Dis **Sale Conditions:** None **Schools:** [Kaahumanu](#), [Washington](#), [Mckinley](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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