909 Kapiolani 909 Kapiolani Boulevard Unit 3206, Honolulu 96814 * 909 Kapiolani * $659,000 * Originally $679,000

Beds:	**1**	MLS#:	**202406653, FS**	Year Built:	**2007**
Bath:	**1/0**	Status:	**Active**	Remodeled:	
Living Sq. Ft.:	**601**	List Date & DOM:	**03-19-2024** & **63**	Total Parking:	**1**
Land Sq. Ft.:	**0**	Condition:	**Above Average**	Assessed Value	
Lanai Sq. Ft.:	**42**	Frontage:		Building:	**$612,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$196/2023**	Land:	**$58,700**
Total Sq. Ft.	**643**	Neighborhood:	**Kakaako**	Total:	**$671,200**
Maint./Assoc.	**$802 / $0**	Flood Zone:	**Zone X - Tool**	Stories / CPR:	**21+ / No**
Parking:	**Assigned**	Frontage:			
Zoning:	**Kak – Kakaako Community Development Project**	View:	**City**		

Public Remarks: Ililani stands as a beacon of modern urban living, seamlessly blending contemporary design with the vibrant culture of its surroundings. Walking distance to a variety of eateries, pubs and grocery stores. Watch the sunset everyday or the fireworks at Aloha tower right from your balcony! Each unit is thoughtfully crafted to maximize natural light and space, providing an airy, welcoming atmosphere that feels both luxurious and comfortable with sound proof windows and doors. Residents can enjoy state-of-the-art amenities, including a rooftop garden with panoramic views, putting greens to practice for the course, a splash pool to relax, a roof top bbq grilling area, and community lounge perfect for social gatherings or quiet reflection. You'll be able to hang your bike or surfboards right outside your elevator floor. The attention to detail in every corner of Ililani speaks to a commitment to quality and an elevated lifestyle, making it a truly remarkable place to call home. **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
909 Kapiolani Boulevard 3206	**$659,000**	1 & 1/0	601 | $1,097	0 | $inf	42	44%	32	63

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
909 Kapiolani Boulevard 3206	$196 | $802 | $0	$58,700	$612,500	$671,200	98%	2007 & NA

909 Kapiolani Boulevard 3206 - MLS#: 202406653 - Original price was $679,000 - Ililani stands as a beacon of modern urban living, seamlessly blending contemporary design with the vibrant culture of its surroundings. Walking distance to a variety of eateries, pubs and grocery stores. Watch the sunset everyday or the fireworks at Aloha tower right from your balcony! Each unit is thoughtfully crafted to maximize natural light and space, providing an airy, welcoming atmosphere that feels both luxurious and comfortable with sound proof windows and doors. Residents can enjoy state-of-the-art amenities, including a rooftop garden with panoramic views, putting greens to practice for the course, a splash pool to relax, a roof top bbq grilling area, and community lounge perfect for social gatherings or quiet reflection. You'll be able to hang your bike or surfboards right outside your elevator floor. The attention to detail in every corner of Ililani speaks to a commitment to quality and an elevated lifestyle, making it a truly remarkable place to call home. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Above Average **Parking:** Assigned **Total Parking:** 1 **View:** City **Frontage: Pool: Zoning:** Kak – Kakaako Community Development Project **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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