

Island Colony 445 Seaside Avenue Unit 3502, Honolulu 96815 * Island Colony * \$475,000

Sold Price: \$480,000 Sold Date: 05-01-2024 Sold Ratio: 101%
Beds: **1** MLS#: **202407078, FS** Year Built: **1979**
Bath: **1/0** Status: **Sold** Remodeled:
Living Sq. Ft.: **563** List Date & DOM: **03-27-2024 & 5** Total Parking: **0**
Land Sq. Ft.: **0** Condition: **Average** [Assessed Value](#)
Lanai Sq. Ft.: **106** Frontage: **Other** Building: **\$402,800**
Sq. Ft. Other: **0** Tax/Year: **\$164/2024** Land: **\$90,000**
Total Sq. Ft. **669** Neighborhood: **Waikiki** Total: **\$492,800**
Maint./Assoc. **\$798 / \$0** [Flood Zone](#): **Zone AO - Tool** Stories / CPR: / **No**
Parking: **None, Street** Frontage: **Other**
Zoning: X2 - Apartment Precinct View: **City, Golf Course, Marina/Canal, Mountain, Ocean, Sunset**

Public Remarks: A great price for a high floor 1 bedroom, 1 bath at Island Colony! 35th floor, corner-end with Mountain, Ala Wai, Waikiki views and ocean view from lanai. Ready for a new owner's personal touch. Pipe replacement project has been completed for this unit. House rules currently allow minimum 30 day rental. Shorter term rental available through on-site Hotel Rental Program. **Sale Conditions:** Probate **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
445 Seaside Avenue 3502	\$475,000	1 & 1/0	563 \$844	0 \$inf	106	9%	35	5

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
445 Seaside Avenue 3502	\$164 \$798 \$0	\$90,000	\$402,800	\$492,800	96%	1979 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
445 Seaside Avenue 3502	\$480,000	05-01-2024	101%	101%	Cash

[445 Seaside Avenue 3502](#) - MLS#: [202407078](#) - A great price for a high floor 1 bedroom, 1 bath at Island Colony! 35th floor, corner-end with Mountain, Ala Wai, Waikiki views and ocean view from lanai. Ready for a new owner's personal touch. Pipe replacement project has been completed for this unit. House rules currently allow minimum 30 day rental. Shorter term rental available through on-site Hotel Rental Program. **Region:** Metro **Neighborhood:** Waikiki **Condition:** Average **Parking:** None, Street **Total Parking:** 0 **View:** City, Golf Course, Marina/Canal, Mountain, Ocean, Sunset **Frontage:** Other **Pool:** **Zoning:** X2 - Apartment Precinct **Sale Conditions:** Probate **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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