Aalii 987 Queen Street Unit 2704, Honolulu 96814 * Aalii * \$808,000

Beds: 1 MLS#: 202408460, FS Year Built: 2019 Bath: 1/0 Status: Active Remodeled: Living Sq. Ft.: 575 List Date & DOM: 04-23-2024 & 32 Total Parking: 1 <u>Assessed Value</u> Land Sq. Ft.: 0 Condition: Excellent Lanai Sq. Ft.: 49 Frontage: Building: \$807,600 Sq. Ft. Other: 0 Tax/Year: \$243/2023 Land: **\$26,100**

Total Sq. Ft. 624 Neighborhood: Kakaako Total: \$833,700 Maint./Assoc. \$784 / \$27 Flood Zone: Zone AE - Tool Stories / CPR: 21+ / No

Parking: Assigned, Covered - 1, Guest, Secured Entry Frontage:

Kak - Kakaako Community Zoning: Development Project View: City, Marina/Canal, Mountain, Ocean

Public Remarks: Beautiful ocean view 1 Bedroom/1 Bath in "A'ali'i" in Ward Village! Elegantly designed by Soloman Cordwell Buenz architects with Rottet Studio (interior designers of Four Seasons), stepping into A'ali'i is like stepping into a 5 star hotel. Located in the heart of Kaka'ako, with Whole Foods Market, numerous shopping and dining venues, and Ala Moana beach all within walking distance, this modern residence has a large pool deck with multiple cabana and grilling areas and party rooms. The rooftop "Lanai" on the 42nd floor, boasts Sky Lounge, event space, private dining room, fitness center with sweeping ocean and city views! Enjoy the ocean view from your lanai. 1 parking included(5-059). 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
987 Queen Street 2704	\$808,000	1 & 1/0	575 \$1,405	0 \$inf	49	59%	27	32

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
987 Queen Street 2704	\$243 \$784 \$27	\$26,100	\$807,600	\$833,700	97%	2019 & NA

987 Queen Street 2704 - MLS#: 202408460 - Beautiful ocean view 1 Bedroom/1 Bath in "A'ali'i" in Ward Village! Elegantly designed by Soloman Cordwell Buenz architects with Rottet Studio (interior designers of Four Seasons), stepping into A'ali'i is like stepping into a 5 star hotel. Located in the heart of Kaka'ako, with Whole Foods Market, numerous shopping and dining venues, and Ala Moana beach all within walking distance, this modern residence has a large pool deck with multiple cabana and grilling areas and party rooms. The rooftop "Lanai" on the 42nd floor, boasts Sky Lounge, event space, private dining room, fitness center with sweeping ocean and city views! Enjoy the ocean view from your lanai. 1 parking included(5-059). Region: Metro Neighborhood: Kakaako Condition: Excellent Parking: Assigned, Covered - 1, Guest, Secured Entry Total Parking: 1 View: City, Marina/Canal, Mountain, Ocean 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