

## Hale Luana 1215 Alexander Street Unit 905, Honolulu 96826 \* Hale Luana \* \$388,000

Beds: <b>1</b>	MLS#: <b>202408477, FS</b>	Year Built: <b>1974</b>
Bath: <b>1/0</b>	Status: <b>Active Under Contract</b>	Remodeled: <b>2024</b>
Living Sq. Ft.: <b>615</b>	List Date & DOM: <b>04-17-2024 &amp; 19</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>24,089</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>10</b>	Frontage: <b>Other</b>	Building: <b>\$317,300</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$108/2023</b>	Land: <b>\$53,700</b>
Total Sq. Ft. <b>625</b>	Neighborhood: <b>Moiliili</b>	Total: <b>\$371,000</b>
Maint./Assoc. <b>\$440 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone X - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Covered - 1, Guest, Secured Entry, Street</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>12 - A-2 Medium Density Apartme</b>	View: <b>City, Diamond Head, Ocean, Sunset</b>	

**Public Remarks:** Opportunity Strikes at Hale Luana Condominium, unit 905! Beautiful high floor and spacious 1 bedroom with a added Den, so feels like a 2 bedroom! 1 (one) full bathroom separate from all other rooms!! The walk in closet was converted to a private Den that has private entrance near bathroom! Standing lanai shows off view. Washer and dryer in unit too! New carpet and paint, new outlets and switches. Unit layout is great for entertaining, sitting on the quiet side of the street, with mostly unobstructed views of Honolulu City! Enjoy watching fireworks, and relax with the amazing cross breezes, that helps eliminate the need for AC, thus, lowers your electric bill. Gated and secured covered parking stall, lucky number 8! The great location of the property, thats within walking distance to Central Union, Beretania, and Punahou. Building is convenient , with secure lobby entrance, and secure elevators, too! Onsite Resident manager, 6 guest parking stalls, (Set up as 3 tandem stalls.) Unit is vacant , priced low, at \$388,000 Fee Simple, and easy to show! **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="#">1215 Alexander Street 905</a>	<a href="#">\$388,000</a>	1 & 1/0	615   \$631	24,089   \$16	10	51%	9	19

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">1215 Alexander Street 905</a>	\$108   \$440   \$0	\$53,700	\$317,300	\$371,000	105%	1974 & 2024

[1215 Alexander Street 905](#) - MLS#: [202408477](#) - Opportunity Strikes at Hale Luana Condominium, unit 905! Beautiful high floor and spacious 1 bedroom with a added Den, so feels like a 2 bedroom! 1 (one) full bathroom separate from all other rooms!! The walk in closet was converted to a private Den that has private entrance near bathroom! Standing lanai shows off view. Washer and dryer in unit too! New carpet and paint, new outlets and switches. Unit layout is great for entertaining, sitting on the quiet side of the street, with mostly unobstructed views of Honolulu City! Enjoy watching fireworks, and relax with the amazing cross breezes, that helps eliminate the need for AC, thus, lowers your electric bill. Gated and secured covered parking stall, lucky number 8! The great location of the property, thats within walking distance to Central Union, Beretania, and Punahou. Building is convenient , with secure lobby entrance, and secure elevators, too! Onsite Resident manager, 6 guest parking stalls, (Set up as 3 tandem stalls.) Unit is vacant , priced low, at \$388,000 Fee Simple, and easy to show! **Region:** Metro **Neighborhood:** Moiliili **Condition:** Above Average **Parking:** Covered - 1, Guest, Secured Entry, Street **Total Parking:** 1 **View:** City, Diamond Head, Ocean, Sunset **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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