

Island Colony 445 Seaside Avenue Unit 3420, Honolulu 96815 * Island Colony * \$619,000 ***Originally \$640,000**

Beds: 1	MLS#: 202408510, FS	Year Built: 1979
Bath: 1/0	Status: Active	Remodeled:
Living Sq. Ft.: 570	List Date & DOM: 04-22-2024 & 26	Total Parking: 0
Land Sq. Ft.: 49,833	Condition: Excellent, Above Average	Assessed Value
Lanai Sq. Ft.: 106	Frontage:	Building: \$452,800
Sq. Ft. Other: 0	Tax/Year: \$632/2023	Land: \$87,100
Total Sq. Ft. 676	Neighborhood: Waikiki	Total: \$539,900
Maint./Assoc. \$798 / \$0	Flood Zone : Zone AE - Tool	Stories / CPR: / No
Parking: Other, Street	Frontage:	
Zoning : X2 - Apartment Precinct	View: City, Golf Course, Marina/Canal, Mountain, Ocean	

Public Remarks: Welcome to your slice of paradise in the heart of Waikiki! Great opportunity to own this legal short term rental unit with great returns or for personal use in the coveted neighborhood of Waikiki! This 34th floor corner unit in Island Colony offers breathtaking panoramic views of the ocean, mountains, city, canal, and golf course. Step into this luxury 1 bed, 1 bath unit with recently renovated kitchen & bathroom completed in 2020. Kitchen features stainless steel appliances, durable luxury vinyl flooring throughout the unit and elegant window coverings. Enjoy comfort and flexibility year round with island breeze and AC units in every room for those warmer summer days. Relax and unwind on your open balcony where you can soak in the beauty of both land and sea views. Enjoy the many amenities the building has to offer that include pool, jacuzzi, gym, sauna, convenience store, open area seating, community laundry, bbq area, and much more. Building is in close proximity to shops, restaurants, beaches, walking paths, ala moana center, international marketplace and much more! Don't miss out on this rare opportunity to own a piece of paradise and/ or your very own investment opportunity! **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
445 Seaside Avenue 3420	\$619,000	1 & 1/0	570 \$1,086	49,833 \$12	106	10%	34	26

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
445 Seaside Avenue 3420	\$632 \$798 \$0	\$87,100	\$452,800	\$539,900	115%	1979 & NA

[445 Seaside Avenue 3420](#) - MLS#: [202408510](#) - Original price was \$640,000 - Welcome to your slice of paradise in the heart of Waikiki! Great opportunity to own this legal short term rental unit with great returns or for personal use in the coveted neighborhood of Waikiki! This 34th floor corner unit in Island Colony offers breathtaking panoramic views of the ocean, mountains, city, canal, and golf course. Step into this luxury 1 bed, 1 bath unit with recently renovated kitchen & bathroom completed in 2020. Kitchen features stainless steel appliances, durable luxury vinyl flooring throughout the unit and elegant window coverings. Enjoy comfort and flexibility year round with island breeze and AC units in every room for those warmer summer days. Relax and unwind on your open balcony where you can soak in the beauty of both land and sea views. Enjoy the many amenities the building has to offer that include pool, jacuzzi, gym, sauna, convenience store, open area seating, community laundry, bbq area, and much more. Building is in close proximity to shops, restaurants, beaches, walking paths, ala moana center, international marketplace and much more! Don't miss out on this rare opportunity to own a piece of paradise and/ or your very own investment opportunity! **Region:** Metro **Neighborhood:** Waikiki **Condition:** Excellent, Above Average **Parking:** Other, Street **Total Parking:** 0 **View:** City, Golf Course, Marina/Canal, Mountain, Ocean **Frontage:** **Pool:** **Zoning:** X2 - Apartment Precinct **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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