Koula 1000 Auahi Street Unit 1600, Honolulu 96814 * Koula * \$2,750,000 * Originally \$2,800,000

Beds: 3
Bath: 3/0
Living Sq. Ft.: 1,457
Land Sq. Ft.: 0
Lanai Sq. Ft.: 145
Sq. Ft. Other: 0
Total Sq. Ft. 1,602
Maint./Assoc. \$1,869 / \$0
Parking: Covered - 2
Kak Kakaaka

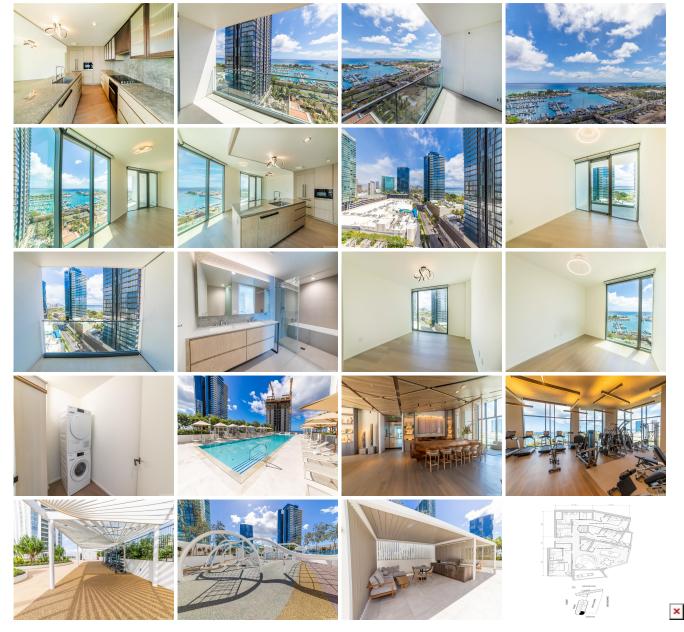
MLS#: 202408928, FS Status: Active List Date & DOM: 04-25-2024 & 23 Condition: Excellent Frontage: Ocean Tax/Year: \$1,437/2023 Neighborhood: Kakaako Flood Zone: Zone AE - Tool Year Built: 2021 Remodeled: Total Parking: 2 Assessed Value Building: \$2,093,800 Land: \$68,100 Total: \$2,161,900 Stories / CPR: 15-20 / No

Frontage: Ocean

Zoning: Kak - Kakaako Community Development Project

View: Diamond Head, Mountain, Ocean, Sunset

Public Remarks: This corner residence offers views of Diamond Head, ocean, harbor and Ala Moana beach park. With over \$120,000 in upgrades, wood flooring throughout, custom closet systems, motorized drapes, floor to ceiling windows, Miele appliances, and a complete line of cutting-edge water treatment systems that deliver clean, high-quality water in your kitchen. Two lanais (71 sf & 74 sf) one in the primary bedroom and the other in the living room. Two side-by-side standard size parking on level 3. Enjoy island living and luxury resort-style amenities that include a fitness center, lap pool, two spas, cabanas, sunset bar and lounge, BBQ, kids playground, guest suites, dog park, private dining rooms and more. Walking distance to Whole Foods, urgent care clinic, farmers market and Ala Moana Beach Park. **Sale Conditions:** None **Schools:** Kaahumanu, Stevenson, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
1000 Auahi Street 1600	\$2,750,000	3 & 3/0	1,457 \$1,887	0 \$inf	145	0%	16	23

Address			Assessed Building	Assessed Total	Ratio	Year & Remodeled
1000 Auahi Street 1600	\$1,437 \$1,869 \$0	\$68,100	\$2,093,800	\$2,161,900	127%	2021 & NA

1000 Auahi Street 1600 - MLS#: 202408928 - Original price was \$2,800,000 - This corner residence offers views of Diamond Head, ocean, harbor and Ala Moana beach park. With over \$120,000 in upgrades, wood flooring throughout, custom closet systems, motorized drapes, floor to ceiling windows, Miele appliances, and a complete line of cutting-edge water treatment systems that deliver clean, high-quality water in your kitchen. Two lanais (71 sf & 74 sf) one in the primary bedroom and the other in the living room. Two side-by-side standard size parking on level 3. Enjoy island living and luxury resort-style amenities that include a fitness center, lap pool, two spas, cabanas, sunset bar and lounge, BBQ, kids playground, guest suites, dog park, private dining rooms and more. Walking distance to Whole Foods, urgent care clinic, farmers market and Ala Moana Beach Park. **Region:** Metro **Neighborhood:** Kakaako **Condition:** Excellent **Parking:** Covered - 2 **Total Parking:** 2 **View:** Diamond Head, Mountain, Ocean, Sunset **Frontage:** Ocean **Pool: Zoning:** Kak – Kakaako Community Development Project **Sale Conditions:** None **Schools:** Kaahumanu, Stevenson, Mckinley * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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