

Residential Full with Photos

1-2-1-005-004-0154 1519 Nuuanu Ave #2047, Honolulu 96817

MLS#: **202209956** Region: **Metro** Bldg Nm: **Queen Emma Gardens** LP: **\$425,000**
Status: **Sold** Nghbrhd: **DOWNTOWN** Fee Options: OLP: **\$465,000**
Lnd Tenure: **FS - Fee Simple** SP: **\$425,000**
Listing Service: **Full Service**



General Information

Prop Type: **Condo/Townhouse**
Style: **High-Rise 7+ Stories**
Prop Cond: **Average**

Sqft Information

Grg/Car Sqft: **749**
Sqft Liv: **749**
Lanai Sqft: **67**
Covd Lanai Sqft: **67**
Sqft Oth: **816**
Total Sqft: **816**
Land Sqft: **354,186**
Lot Acres: **8.131**

Bldg Information

Beds: **2**
Baths: **1/0**
New Dev: **No**
Ttl Park: **2**
Addl Park: **10**
Stories: **10**
Yr Rmdled: **2022**
Year Built: **1963**

DOM: **254**
CDOM: **254**
Furnished: **Partial**
Fract Own: **No**

School Information

Elem: **Royal**
Middle: **Keelikolani**
High: **Mckinley**

Additional Information

View: **City, Garden, Mountain, Ocean**
Zoning: **12 - A-2 Medium Density Apartme**
Flood Zone: **Zone X**
Land Recorded: **Dual Systems**

Recent: **05/12/2023 : Sold : P->S**

Listing/Agent/Office Information

Listing Date: **05/25/22** Cont Acc Date: **04/12/23** Tmp Wth Date: **05/25/23** Exp Date: **05/25/23**
TOM Date: **07/31/22** Cancelled Date: **07/31/22** BOM Date: **07/31/22**
Possession: **45 Days or Less, At Closing** Off Mrkt Date: **05/12/23**
List Type: **Exclusive Rights** Lock Box: **OTHER**
Agent: **Allison S Goto (RA)** Occupant Type: **Full Service**
Ag Email: **allisongoto@hotmail.com** Listing Svc: **Full Service**
License #: **RS-55198** Agent Mbr #: **23047**
Office: **Island Heritage Realty, Inc.** Corp Office Lic #: **RB-17314** Agent Ph: **(808) 285-1959**
Office Mbr #: **ISLR** Office Ph: **(808) 941-7773**

Compensation to Cooperating Brokerage

Compensation: **2.5** % or \$: **GE Tax Paid-Seller: Yes** Comp. Cmnts:
Dual/Var Rate: **No** Comp. Subj To: **Comp. Method:**

Remarks

Pub Rmks: **Ready to move in, recently renovated with fresh paint, bathroom upgraded, and new kitchen sink 2 bedroom 1 bath end unit in the King Tower with tandem parking stalls. Over 8 acres of grounds to enjoy pool, keiki wading pool, walking path, BBQ grilling, keiki playground, tea houses, lots of guest parking, resident manager, 24-hr security. Close to shopping, dining, entertainment, busline, freeways. Being sold in As-Is condition. J9 professional cleaning has been done. Staging in pics have been removed. Seller is out of state, please allow ample time to respond.**

Agent Rmks: **Please use showing time. Please use Jill Kauka, First American Title, Kapiolani branch. Being sold in As-Is condition. Staging inpics have been removed. Seller out of state, please allow time to respond.**

Show Inst: **Call Office & Go**

Association/Condo Information

Assoc Fees: **\$1,028.98** Ttl Mon Fees: **\$1,029.00**
Maintenance Fee: **\$1,028.98** Fee Includes: **Other Common Expenses, Sewer, Water**
Oth Fees Mthy: **None** Oth Mthy Fees Incl: **None**
Condo Park Unit: **740, 152** Condo Prp Reg: **Floor #: 20**
Unit Features: **Corner/End, Single Level**
Owner Occpncy%: **47** # Elevators: **3**
Mgmt Co: **Touchstone** Mgmt Co #: **808-566-4100**
Community Assn: **Assoc Phone:**
Public Report #:

Features

Story Type: **21+** Road Frontage:
Parking: **Assigned, Covered - 2, Garage, Guest, Tandem**
Roofing: **Ceramic Tile, Laminate, Vinyl**
Topography: **Concrete**
Security Feat: **Keyed Elevator, Security Patrol**
Amenities: **BBQ, Community Laundry, Playground, Pool on Property, Recreation Room, Resident Manager, Security Guard, Trash Chute, Walking/Jogging Path**
Inclusions: **Blinds, Ceiling Fan, Disposal, Drapes, Range/Oven, Refrigerator, Smoke Detector**
Disclosures: **1031 Exchange, Call Listor, Pets Allowed (Verify), Property Disclosure Stmt**

Tax & Financial Information

TMK: **1-2-1-005-004-0154**
Taxes/Mnthly: **\$117** Tax Assess Imp: **\$242,800** Terms Acceptable: **Cash, Conventional, VA**
Tax Year: **2021** Tax Assess Lnd: **\$118,300** Rent Inc Mthy:
Home Exempt: **0** Tax Assess Tot: **\$361,100** Spcl Sales Cond: **None**

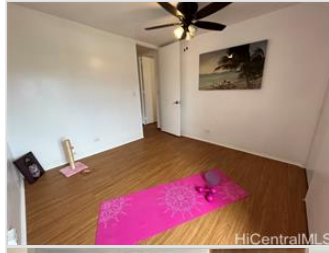
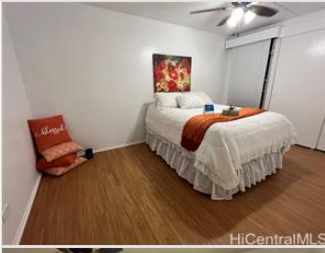
Sold Information

Sold Date: **05/12/23** Cont Acc Date: **04/12/23** Sold Price: **\$425,000** DOM: **254**
Buy Agent: **Daniel J Pacheco Jr. (R)** Agent Ph: **(808) 226-6510** CDOM: **254**
Buy Off: **Island Heritage Realty, Inc.**
Co Buy Agent: **Agent Ph:**
Co Buy Off: **Office Ph:**
Concessions: **Buyer Financing: Conventional**

Sell Ag Remarks:



view from living room



laundry benches, vending machines

laundry folding area

private BBQ areas throughout the grounds



tether ball



rest spots throughout the grounds



swimming pool



kiddie wading pool



renderingt



sand box



large grassy area to throw ball, fresbie, etc



guest parking



add'l guest parking

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