



# Punahou Tower #508

1621 Dole St. Honolulu, HI 96822

**2BR/ 2BA \$425,000 (FS)**

Refreshed and ready for you! Featuring new carpets and new paint, this two-bedroom, two-bath unit at Punahou Tower is on the cooler side of the building and faces away from the freeway noise.

Convenient location, close to schools, freeway access, and Kapiolani Hospital, Punahou Tower also features a pool, gym, recreation lanai, plenty of guest parking, and secured access. Parking space is only one ramp up, and there are no stairs from your space to the unit.

## QUICK STATS (MORE STATS ON THE BACK):

TMK: 1-2-8-012-036-0039

Living Area: 807 Square Feet

Maintenance Fee: \$617 + \$221 Special Assessment



VISIT THE PROPERTY ONLINE:  
<http://www.punahoutower508.com>



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Seller & Seller's brokerage make no guarantees on any information contained herein.

# ...MORE DETAILS ABOUT YOUR NEW HOME:

## Statistics:

Garage/Carport:  
Living Area: **807**  
Lanai: **58**  
Other:  
Stories: **One**  
Parking: **1**  
Parking Style: **Assigned, Covered - 1, Garage, Guest, Seci**  
Stall #: **305**  
Year Built: **1973**  
Year Remodeled:

## Land Information:

Building Name: **Punahou Tower**  
Land Tenure: **FS - Fee Simple**  
Land Recorded: **Regular System**  
Fee Options:  
Land Use Zoning: **13 - A-3 High Density Apartment**  
Flood Zone:  
Location:  
Lot Description:  
Set Backs:  
Easements:  
Frontage:  
Topography:

## Property Information:

TMK: **1-2-8-012-036-0039**  
Property Type: **Condo/Townhouse**  
Style: **High-Rise 7+ Stories**  
Property Condition: **Above Average**  
Furnished: **None**  
Fractional Ownership? **False**  
Roofing:  
Flooring: **Ceramic Tile, Laminate, W/W Carpet**  
Construction: **Above Ground, Concrete**  
Pool Features:  
View: **City, Mountain**  
Utilities Available:

## Inclusions:

**AC Window Unit, Auto Garage Door Opener, Blinds, Ceiling Fan, Dishwasher, Disposal, Dryer, Microwave Hoo**

## Exclusions:

## Disclosures:

**Pets Allowed (Verify), Property Disclosure Stmt**

## Fees & Taxes:

Monthly Maintenance Fee: **617**  
Other Association Fee: **221**  
Other Includes: **Other**  
Total Monthly Association Fees:  
Includes: **Cable TV, Other Common Expenses, Sewer, Water**  
Community Association:  
Management Company: **Associa**  
Monthly Taxes: **87**  
Tax Year: **2020**  
Home Exemption: **140000**  
Tax Assessed Improvements: **383600**  
Tax Assessed Land: **51700**  
Tax Assessed Total: **435300**  
Special Sales Condition: **None**

## Neighborhood:

Region: **Metro**  
Neighborhood: **PUNAHOU**  
Elementary School: **Lunalilo**  
Middle School: **Washington**  
High School: **Roosevelt**