

# 2463 KUHIO AVENUE

HONOLULU, HAWAII 96815 | MLS #: 202023947

\$198,000 | STUDIO BEDS | 1 BATHROOMS | 255 SQUARE FEET



View Online: <http://2463-kuhio-avenue-honolulu-hawaii-resort-zoned-condo.homeis4sale.com>

For Instant Photos: Text 989127 To 415-877-1411

Opportunity knocking in resort zoned, fee simple, building with spectacular ocean view - a great investment property! Close to the beach, dining, shopping, bus lines and everything in Waikiki. Upgrades include tile flooring, cabinets, countertops, paint, solid-surface shower walls, and popcorn ceiling removed in 2015; touch-up painted in February 2020.

Unit was used as a long term rental - 5 year property tax dedication through 2021. Kuhio Village Special Assessment is \$47.41 per month through December 2021 and will be pro-rated as of closing date. Maintenance fee includes electric, water, hot water, cable and common area expenses. No maintenance fee increases planned for January 2021.

## About Honolulu

Honolulu, located on the island of Oahu, is the capital city of Hawaii, and is the major financial center for all the Hawaiian Islands. The city is comprised of many smaller communities including, world famous, Waikiki. Nearly one third of the islands population resides in Honolulu, which offers a variety of housing options such as residential homes, town homes, and condominium complexes; many are used as rentals and or income investments. The metropolitan area experiences heavy traffic congestion, particularly during rush hours. The city is accessible by mass transit and major highways. Residents enjoy many options for entertainment, restaurants, museums, hospitals, and shopping.



- Resort Zoned Vacation Rental Opportunity
- Fee Simple Condominium
- Ocean View; Close to Waikiki Beach
- Walking Distance to Shopping and Dining
- Tile Floor Throughout
- Kuhio Village Tower 1; 10th Studio Floor Unit
- Utilities Inc in Maintenance Fee
- Long Term Rental Income History



## AGENT INFORMATION

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## ABOUT THERESA HARDEN (R)

Hawaii Dream Realty LLC has evolved since opening its doors as a real estate sales and marketing company in January 2007. Today the company operates as an independent real estate brokerage but with a specialization in sales, marketing, exchange and management of investment properties. The company has the expertise, tools and resources that enable our agents and Clients to ...

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