


Condo/Townhouse

ML#: 2903932 **Active** **List:** \$425,000 FS - Fee Simple
TMK: [1-2-1-016-015-0235](#) **Sub-Type:** Condo **PR#:** 280
Bldg: Harbor Square **Mstr:** 500249
Addr: [700 Richards St 1505](#)
City: Honolulu HI **Zip:** 96813
Regn: Metro **Neighborhood:** DOWNTOWN

Inter Liv Ar: 1031 **New Dev/Const:** No **Bedrms:** 2
Open Lanai: **Yr Built:** 1971 **Baths:** 2 / 0
Land SqFt: 28,365 **Conversn Yr:** **Land Acres:** 0.617
Total Area: 1031 **Remod Yr:** **Furnished:**

#Pk: 1 **Fractional:** No **Developer:** **Mon Maint:** \$821
Stall#s: 426 **Flood Zone:** X **Model Open Days:**
Floor: 15 **Mon Rental Inc:** \$ **Model Site Contact:** **Mon Assn:** \$
Elevators: **Site Contact Ph#:** **Other Mon Fees:** \$
Total Mon Fees: \$821

Assd Val Land: \$100,800 **Tax Year:** 2008 **Elem School:** Royal
Assd Val Imprv: \$413,400 **Mon Taxes:** \$100 **Middle School:** Central
Assd Val Total: \$514,200 **Home Exemp:** 120000 **High School:** Mckinley
Community Assn: **Ph#:**
Management Co: Certified Mangmt **Ph#:** 836-0911

LO: [RE/MAX 808 Realty](#) **LO#:** (808) 737-4808 **LT:** ER **Comp:** 3.0 **Dual/Var:** No
LA: [Keahi D Pelayo](#) **LA#:** (808) 398-3220 **Desig:** BC **GE Tax by Seller:** No **Method:**
LA Email: keahi@lava.net **Pgr#:** **LA Cell#:** (808) 398-3220 **Fx#:** (808) 739-2808
LD: 3/18/2009 **XD:** 6/30/2009
DOM: 1 **Lock Box:** Y 

Great for short notice showings. No need to preview unit shows very clean. Fresh paint and new carpet in the last year. Mon - Fri 7-3:30 call Susie 737-2094, all other times call Keahi at 737-2093.

Fresh unit with new carpet and paint. Excellent city & mountain views. Large dining area and rare entry foyer. 2 bd/ 2 ba. Terrific covered parking stall. Easy walk to everywhere in downtown Honolulu. Maintenance fee includes hot/cold water, electricity, A/C, basic cable and sewer. Maintenance fee is now \$932, the fees are dropping on May 1, 2009 to \$821. Maintenance fee subject to confirmation.

View City Mountain Sunrise	BBQ Patio/Deck Pool Resident Manager Security Guard Storage Trash Chute	Cable TV CeilingFan Dishwasher Disposal Dryer Microwave Oven Hood Range/Oven Refrigerator Smoke Detector Washer	Possession 45 Days or More Negotiable
Building Style High-Rise 7+ Stories	Maintenance Fee Includes AC Central Cable TV Electricity Hot Water Sewer Water	Security Card Security Patrol Video	Occupancy Owner
Unit Features Central AC Odd# Unit Single Level Storage	Additional Rooms Dining Area Open Lanai	Disclosures Property Disclosure Stmt	Terms Acceptable Cash Conventional
Property Condition Above Avg Excellent	Inclusions AC Central Auto Garage Door Opener Blinds	Other Fee Includes None	Land Recorded Dual Systems
Parking Covered1		Floor Covering Vinyl W/W Carpet	Showing <8 Hrs Notice Reqd Call Assistant Call Listor
Construction/Exterior Finish DoubleWall Slab Vinyl			
Amenities			