



Condo/Townhouse

ML#: 1001037 **Active** **List:** \$679,000 FS - Fee Simple
TMK: 1-2-4-008-005-0045 **Sub-Type:** Condo **PR#:** 1523
Bldg: Punahou Cliffs **Mstr:** 500992
Addr: [1525 Wilder Ave 705](#)
City: Honolulu HI **Zip:** 96822
Regn: Metro **Neighborhood:** PUNAHOU

Inter Liv Ar: 1361 **New Dev/Const:** No **Bedrms:** 2
Open Lanai: 72 **Yr Built:** 1984 **Baths:** 2 / 0
Land SqFt: 53,445 **Conversn Yr:** **Land Acres:** 1.162
Total Area: 1433 **Remod Yr:** **Furnished:**

#Pk: 2 **Fractional:** No **Developer:** **Mon Maint:** \$1,042
Stall#s: 98,99 **Flood Zone:** X **Model Open Days:**
Floor: 7 **Mon Rental Inc:** \$ **Model Site Contact:** **Mon Assn:** \$
Elevators: 2 **Site Contact Ph#:** **Other Mon Fees:** \$
Total Mon Fees: \$1,042

Assd Val Land: \$109,100 **Tax Year:** 2009 **Elem School:** Kaahumanu
Assd Val Imprv: \$638,000 **Mon Taxes:** \$190 **Middle School:** Washington
Assd Val Total: \$747,100 **Home Exemp:** 80000 **High School:** Mckinley
Community Assn: **Ph#:**
Management Co: W.E. Denison Cor **Ph#:** 733-7400

LO: Homequest, REALTORS LLC **LD:** 1/21/2010 **DOM:** 5

Elegant secure building in most convenient location to Punahou, UH and toen. Amenities include gracious lobby, fabulous pool and spa in tropical gardens, 2 BBQ areas, wine cellar & workshop. Koa cabinets & floors, koa built-ins in living area, generous master suite all with treetop views. Nice clean unit, new d/w, washer & dryer. Call today!

<p>View City</p> <p>Building Style High-Rise 7+ Stories</p> <p>Unit Features Bedroom on 1st Level Central AC Full Bath on 1st Floor Odd# Unit Split Level Storage</p> <p>Property Condition Above Avg</p> <p>Parking Assigned Covered2 Garage Guest Tandem</p> <p>Construction/Exterior Finish Concrete</p>	<p>Property Frontage Other</p> <p>Amenities BBQ Pool Resident Manager Security Guard Storage Trash Chute Whirlpool</p> <p>Maintenance Fee Includes AC Central Cable TV Hot Water Sewer Water</p> <p>Additional Rooms Open Lanai</p> <p>Inclusions AC Central CeilingFan</p>	<p>Chandelier Dishwasher Disposal Dryer Home Warranty Microwave Range/Oven Refrigerator Washer</p> <p>Security Key Keyed Elevator Security Patrol Video</p> <p>Disclosures Pets Allowed (Verify) Property Disclosure Stmt</p> <p>Other Fee Includes None</p> <p>Floor Covering Ceramic Tile</p>	<p>Hardwood W/W Carpet</p> <p>Possession Negotiable</p> <p>Occupancy Owner</p> <p>Terms Acceptable Cash Conventional</p> <p>Land Recorded Land Court</p> <p>Showing Appointment Only One Day Notice Reqd</p>
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