96 Moaniala Place, HONOLULU 96821

Status: Sold	MLS#: **2311544**	Parcel#: **1-3-7-018-118-0000**
List Price: $1,550,000	Original Price: $1,550,000	Price Change: $0
Beds: 3 | Baths: 2/1	Year Built: 1988	Remodeled: 2003
Region: Diamondhd	Neighborhood: Hawaii Loa Ridge	Building:
Living Sq Ft: 3,533	Other Sq Ft: 478	Total Sq Ft: 4,170
Land Sq Ft: 8,666	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 159
Total Parking: 0	Date Listed: 09-05-2003	Days on Market: 105
View: Coastline, Diamond Head, Mountain, Ocean, Sunset	Frontage:	Type: Single Family
Assessed Building: $442,400	Assessed Land: $420,700	Assessed Value: $863,100
Taxes: $258 | Year: 2003	Maintenence Fee: $0	Association Fee: $161
Flood Zone: Zone D	Stories: Three+	CPR: No
Condition: Excellent	Parking: 2 Car, 3 Car+, Driveway, Garage	Zoning: 04 - R-7.5 Residential District
Close Price: $1,540,000	Close Date: 12-18-2003	Financing: Conventional | Concessions:
Elementary: AINA HAINA	Middle School: NIU VALLEY	High School: KALANI

Public Remarks: COME SEE and COMPARE THE VALUE and QUALITY OF THIS TOTALLY RENOVATED OF $300,000 IN UPGRADES FR. ROOF TO FLOORS W/VIEW ON ALL LEVEL. EXTENSIVE USE OF CUSTOM MARBLE, GRANITE and CRYSTAL.TRI-TIERED OVAL MARBLE SPA-BATH and MORE! **Sale Conditions:** * Photos, History

Inclusions: AC Split, Auto Garage Door Opener, Blinds, Book Shelves, Ceiling Fan, Chandelier, Dishwasher, Disposal, Drapes, Dryer, Fireplace, Gas Grill, Intercom, Microwave, Range/Oven, Refrigerator, Security System, Washer **Amenities:** Entry, Landscaped, Lawn Sprinkler, Patio/Deck, Storage, Wall/Fence **Utilities:** Connected, Public Water, Sewer Fee, Telephone, Underground Electricity **Construction:** Double Wall, Masonry/Stucco, Slab, Wood Frame **Lot Features: Floor:** Marble/Granite **Disclosures:** Licensed Owner, Listor Owner, Pet on Property, Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** Detach Single Family **Construction Materials:** Double Wall,Masonry/Stucco,Slab,Wood Frame **Roof:** Tile **Flooring:** Marble/Granite **SecurityFeatures:** Gated Community,Security Patrol **Easements:** None **Set Backs:** C&C **Special Listing Conditions: Management Company: Management Company Phone:**