

**Moana Kai 7012 Hawaii Kai Drive Unit 1007, Honolulu 96825 \* Moana Kai \* \$615,000 \***

**Originally \$609,000**

Beds: <b>3</b>	MLS#: <b>1001910, FS</b>	Year Built: <b>2005</b>
Bath: <b>2/1</b>	Status: <b>Expired</b>	Remodeled:
Living Sq. Ft.: <b>1,651</b>	List Date & DOM: <b>02-07-2010 &amp; 180</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>5,729</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>0</b>	Frontage:	Building: <b>\$564,500</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$178/2009</b>	Land: <b>\$60,600</b>
Total Sq. Ft. <b>1,651</b>	Neighborhood: <b>West Marina</b>	Total: <b>\$625,100</b>
Maint./Assoc. <b>\$390 / \$0</b>	<a href="#">Flood Zone: Zone D - Tool</a>	Stories / CPR: / <b>No</b>
Parking: <b>Assigned, Garage, Tandem</b>	Frontage:	
<a href="#">Zoning:</a>	View: <b>None</b>	

**Public Remarks:** SHORT SALE VERBALLY APPROVED BY LENDER. TRANSACTION CAN BE COMPLETED IN 30 DAYS WITH A FULL PRICE OFFER! Immaculate Townhome in quiet subdivision. Close to all HI Kai amenities, including shopping, entertainment, premier dining, beach, marina, busline, etc. Master bdrm on main level & 2 bdrms, family rm & laundry area upstairs. Wonderful flrplan for families (see photo for floor plan details). **Sale Conditions:** Short Sale **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">7012 Hawaii Kai Drive 1007</a>	<b>\$615,000</b>	3 & 2/1	1,651   \$373	5,729   \$107	0	0%	2	180

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">7012 Hawaii Kai Drive 1007</a>	\$178   \$390   \$0	\$60,600	\$564,500	\$625,100	98%	2005 & NA

[7012 Hawaii Kai Drive 1007](#) - MLS#: [1001910](#) - Original price was \$609,000 - SHORT SALE VERBALLY APPROVED BY LENDER. TRANSACTION CAN BE COMPLETED IN 30 DAYS WITH A FULL PRICE OFFER! Immaculate Townhome in quiet subdivision. Close to all HI Kai amenities, including shopping, entertainment, premier dining, beach, marina, busline, etc. Master bdrm on main level & 2 bdrms, family rm & laundry area upstairs. Wonderful flrplan for families (see photo for floor plan details). **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average **Parking:** Assigned, Garage, Tandem **Total Parking:** 2 **View:** None **Frontage:** **Pool:** **Zoning:** **Sale Conditions:** Short Sale **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number