

Moana Kai 7012 Hawaii Kai Drive Unit 306, Honolulu 96825 * Moana Kai * \$645,000 ***Originally \$657,777**

Sold Price: \$624,000	Sold Date: 04-30-2010	Sold Ratio: 97%
Beds: 3	MLS#: 1002023, FS	Year Built: 2005
Bath: 2/1	Status: Sold	Remodeled:
Living Sq. Ft.: 1,725	List Date & DOM: 02-13-2010 & 41	Total Parking: 2
Land Sq. Ft.: 5,729	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 42	Frontage:	Building: \$575,200
Sq. Ft. Other: 0	Tax/Year: \$182/2009	Land: \$62,600
Total Sq. Ft. 1,767	Neighborhood: West Marina	Total: \$637,800
Maint./Assoc. \$391 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: / No
Parking: Garage, Open - 1, Tandem	Frontage:	
Zoning :	View: Mountain	

Public Remarks: Beautifully kept 3 bed/2/1 baths, corian countertops, his/her bathroom sinks, large master/walk-in closets-a townhome getaway. Walking distance to sandy beaches, world class surf, entertainment and shops. Moana Kai is a prestigious community. Tiny marina view fr. 3rd floor. Click on color photo and go to virtual tour link, next page. SOLD 'AS IS'.

Sale Conditions: **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
7012 Hawaii Kai Drive 306	\$645,000	3 & 2/1	1,725 \$374	5,729 \$113	42	0%	2	41

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7012 Hawaii Kai Drive 306	\$182 \$391 \$0	\$62,600	\$575,200	\$637,800	101%	2005 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
7012 Hawaii Kai Drive 306	\$624,000	04-30-2010	97%	95%	Conventional

[7012 Hawaii Kai Drive 306](#) - MLS#: [1002023](#) - Original price was \$657,777 - Beautifully kept 3 bed/2/1 baths, corian countertops, his/her bathroom sinks, large master/walk-in closets-a townhome getaway. Walking distance to sandy beaches, world class surf, entertainment and shops. Moana Kai is a prestigious community. Tiny marina view fr. 3rd floor. Click on color photo and go to virtual tour link, next page. SOLD 'AS IS'. **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average **Parking:** Garage, Open - 1, Tandem **Total Parking:** 2 **View:** Mountain **Frontage:** **Pool:** **Zoning:** **Sale Conditions:** **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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