

**Moana Kai 7012 Hawaii Kai Drive Unit 304, Honolulu 96825 \* Moana Kai \* \$629,000**

Sold Price: \$623,000      Sold Date: 03-05-2013      Sold Ratio: 99%  
 Beds: **3**      MLS#: **1300275, FS**      Year Built: **2005**  
 Bath: **2/1**      Status: **Sold**      Remodeled:  
 Living Sq. Ft.: **1,725**      List Date & DOM: **01-08-2013 & 9**      Total Parking: **2**  
 Land Sq. Ft.: **0**      Condition: **Excellent**      [Assessed Value](#)  
 Lanai Sq. Ft.: **0**      Frontage:      Building: **\$401,800**  
 Sq. Ft. Other: **0**      Tax/Year: **\$192/2012**      Land: **\$278,300**  
 Total Sq. Ft. **1,725**      Neighborhood: **West Marina**      Total: **\$680,100**  
 Maint./Assoc. **\$419 / \$0**      [Flood Zone](#): **Zone D - Tool**      Stories / CPR: / **No**  
 Parking: **Assigned, Covered - 1, Garage, Guest, Open - 1**      Frontage:

[Zoning](#):View: **Mountain**

**Public Remarks:** Excellent Location! 3BR/2.5BA townhome in Moana Kai. Excellent floor plan, laminate floors, marble and granite, plantation shutters. Very well maintained complex! A must see! **Sale Conditions:** None **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 304</a> | <a href="#">\$629,000</a> | 3 & 2/1  | 1,725   \$365 | 0   inf     | 0     | 58%  | 1  | 9   |

| Address                                   | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">7012 Hawaii Kai Drive 304</a> | \$192   \$419   \$0 | \$278,300     | \$401,800         | \$680,100      | 92%   | 2005 & NA        |

| Address                                   | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms   |
|-------------------------------------------|------------|------------|------------|----------------|--------------|
| <a href="#">7012 Hawaii Kai Drive 304</a> | \$623,000  | 03-05-2013 | 99%        | 99%            | Conventional |

[7012 Hawaii Kai Drive 304](#) - MLS#: [1300275](#) - Excellent Location! 3BR/2.5BA townhome in Moana Kai. Excellent floor plan, laminate floors, marble and granite, plantation shutters. Very well maintained complex! A must see! **Region:** Hawaii Kai  
**Neighborhood:** West Marina **Condition:** Excellent **Parking:** Assigned, Covered - 1, Garage, Guest, Open - 1 **Total Parking:** 2 **View:** Mountain **Frontage:** **Pool:** **Zoning:** **Sale Conditions:** None **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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