

**Moana Kai 7012 Hawaii Kai Drive Unit 507, Honolulu 96825 \* Moana Kai \* \$625,000 \*****Originally \$615,000**

|                                                                |                                                   |                                  |
|----------------------------------------------------------------|---------------------------------------------------|----------------------------------|
| Beds: <b>3</b>                                                 | MLS#: <b>201328137, FS</b>                        | Year Built: <b>2005</b>          |
| Bath: <b>2/1</b>                                               | Status: <b>Cancelled</b>                          | Remodeled:                       |
| Living Sq. Ft.: <b>1,651</b>                                   | List Date & DOM: <b>07-04-2013 &amp; 85</b>       | Total Parking: <b>2</b>          |
| Land Sq. Ft.: <b>0</b>                                         | Condition: <b>Above Average, Excellent</b>        | <a href="#">Assessed Value</a>   |
| Lanai Sq. Ft.: <b>57</b>                                       | Frontage: <b>None</b>                             | Building: <b>\$392,100</b>       |
| Sq. Ft. Other: <b>0</b>                                        | Tax/Year: <b>\$190/2012</b>                       | Land: <b>\$269,200</b>           |
| Total Sq. Ft. <b>1,708</b>                                     | Neighborhood: <b>West Marina</b>                  | Total: <b>\$661,300</b>          |
| Maint./Assoc. <b>\$406 / \$0</b>                               | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>Three / No</b> |
| Parking: <b>2 Car, Covered - 1, Driveway, Garage, Open - 1</b> | Frontage: <b>None</b>                             |                                  |

**Zoning: 12 - A-2 Medium Density Apartme****View: Garden, Mountain**

**Public Remarks:** JUST FELL OUT OF ESCROW 9/23-SHORT SALE-LENDER READY TO MOVE IT-almost new-2005-central ac-upstairs from ground level & 1 car garage to living rm/kitchen/master suite/half bath-up another flight to 2 BR's/Full Bath/Laundry-Master has walk in closet and double vanity-1 car garage w 2nd parking in driveway-low maintenance fees-open bright and airy-see virtual tour at [www.circlepix.com/home2/W5QJZK](http://www.circlepix.com/home2/W5QJZK) **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 507</a> | <b>\$625,000</b> | 3 & 2/1  | 1,651   \$379 | 0   inf     | 57    | 56%  | 1  | 85  |

| Address                                   | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">7012 Hawaii Kai Drive 507</a> | \$190   \$406   \$0 | \$269,200     | \$392,100         | \$661,300      | 95%   | 2005 & NA        |

[7012 Hawaii Kai Drive 507](#) - MLS#: **201328137** - Original price was \$615,000 - JUST FELL OUT OF ESCROW 9/23-SHORT SALE-LENDER READY TO MOVE IT-almost new-2005-central ac-upstairs from ground level & 1 car garage to living rm/kitchen/master suite/half bath-up another flight to 2 BR's/Full Bath/Laundry-Master has walk in closet and double vanity-1 car garage w 2nd parking in driveway-low maintenance fees-open bright and airy-see virtual tour at [www.circlepix.com/home2/W5QJZK](http://www.circlepix.com/home2/W5QJZK) **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average, Excellent **Parking:** 2 Car, Covered - 1, Driveway, Garage, Open - 1 **Total Parking:** 2 **View:** Garden, Mountain **Frontage:** None **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **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