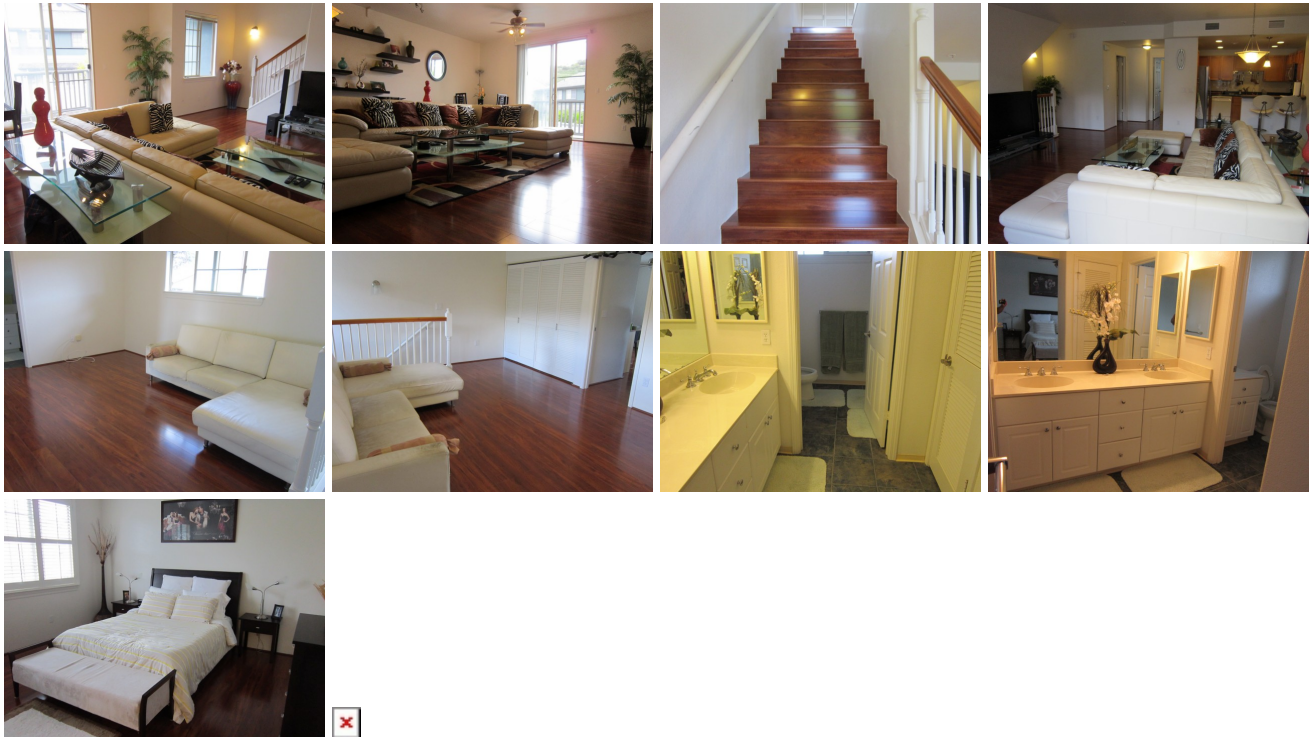


Moana Kai 7012 Hawaii Kai Drive Unit 107, Honolulu 96825 * Moana Kai * \$709,000

Sold Price: \$709,000	Sold Date: 11-10-2014	Sold Ratio: 100%
Beds: 3	MLS#: 201417996, FS	Year Built: 2005
Bath: 2/1	Status: Sold	Remodeled:
Living Sq. Ft.: 1,652	List Date & DOM: 09-08-2014 & 52	Total Parking: 2
Land Sq. Ft.: 5,729	Condition: Excellent	Assessed Value
Lanai Sq. Ft.: 39	Frontage: Other	Building: \$392,100
Sq. Ft. Other: 0	Tax/Year: \$273/2013	Land: \$269,200
Total Sq. Ft. 1,691	Neighborhood: West Marina	Total: \$661,300
Maint./Assoc. \$405 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: Three+ / No
Parking: Covered - 1, Garage, Open - 2	Frontage: Other	
Zoning : 02 - R-20 Residential District	View: None	

Public Remarks: Extra large 3 bedroom/2.5 bath 3 story town home. Excellent condition, brand new Pergo flooring throughout, brand new stainless steel appliances and central a/c. Covered parking on the first floor, spacious living room with large master suite and walk-in closet on the second floor, and Koko Head views from 2 bedrooms with 1 full bathroom plus family room on the third floor. Nice, quiet neighborhood with excellent school district. Well managed community with low monthly maintenance fee. Pet friendly. Near shopping centers and movie theater. Walking distance to beaches. Sale subject to Sellers purchasing replacement property. Seller is licensed Hawaii Real Estate Agent. **Sale Conditions:** Subject To Replacement Property **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 107	\$709,000	3 & 2/1	1,652 \$429	5,729 \$124	39	65%	2	52

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7012 Hawaii Kai Drive 107	\$273 \$405 \$0	\$269,200	\$392,100	\$661,300	107%	2005 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
7012 Hawaii Kai Drive 107	\$709,000	11-10-2014	100%	100%	Conventional 0

[7012 Hawaii Kai Drive 107](#) - MLS#: [201417996](#) - Extra large 3 bedroom/2.5 bath 3 story town home. Excellent condition, brand new Pergo flooring through-out, brand new stainless steel appliances and central a/c. Covered parking on the first floor, spacious living room with large master suite and walk-in closet on the second floor, and Koko Head views from 2 bedrooms with 1 full bathroom plus family room on the third floor. Nice, quiet neighborhood with excellent school district. Well managed community with low monthly maintenance fee. Pet friendly. Near shopping centers and movie theater. Walking distance to beaches. Sale subject to Sellers purchasing replacement property. Seller is licensed Hawaii Real Estate Agent. **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Excellent **Parking:** Covered - 1, Garage, Open - 2 **Total Parking:** 2 **View:** None **Frontage:** Other **Pool:** **Zoning:** 02 - R-20 Residential District **Sale Conditions:** Subject To Replacement Property **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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