Moana Kai 7012 Hawaii Kai Drive Unit 503, Honolulu 96825 * Moana Kai * $849,000 * Originally $859,000

Beds:	**3**	MLS#:	**201827157, FS**	Year Built:	**2005**
Bath:	**2/1**	Status:	**Cancelled**	Remodeled:	**2006**
Living Sq. Ft.:	**1,651**	List Date & DOM:	**10-09-2018** & **58**	Total Parking:	**2**
Land Sq. Ft.:	**0**	Condition:	**Above Average, Excellent**	Assessed Value	
Lanai Sq. Ft.:	**39**	Frontage:		Building:	**$365,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$205/2018**	Land:	**$415,800**
Total Sq. Ft.	**1,690**	Neighborhood:	**West Marina**	Total:	**$781,300**
Maint./Assoc.	**$430 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**Three / No**
Parking:	**Assigned, Covered - 1, Garage, Guest, Open - 1**	Frontage:			
Zoning:	**12 - A-2 Medium Density Apartme**	View:	**Mountain**		

Public Remarks: Rarely available, move in ready 3 bdrm, 2.5 bath town home w/1 garage & 1 open prkg. Largest 3 bdrm. floor plan. Enjoy serenity living away from the main street with no neighbors in back. Upgraded with plantation shutters and laminate flooring. Stay cool w/central AC. AC compressor recently replaced. Security system included. Near great schools, shopping, restaurants, beaches and more! Low maint. fee. High owner occupancy rate. Pet friendly! **Sale Conditions:** None **Schools:** , 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 503	**$849,000**	3 & 2/1	1,651 | $514	0 | $inf	39	73%	3	58

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7012 Hawaii Kai Drive 503	$205 | $430 | $0	$415,800	$365,500	$781,300	109%	2005 & 2006

7012 Hawaii Kai Drive 503 - MLS#: 201827157 - Original price was $859,000 - Rarely available, move in ready 3 bdrm, 2.5 bath town home w/1 garage & 1 open prkg. Largest 3 bdrm. floor plan. Enjoy serenity living away from the main street with no neighbors in back. Upgraded with plantation shutters and laminate flooring. Stay cool w/central AC. AC compressor recently replaced. Security system included. Near great schools, shopping, restaurants, beaches and more! Low maint. fee. High owner occupancy rate. Pet friendly! **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average, Excellent **Parking:** Assigned, Covered - 1, Garage, Guest, Open - 1 **Total Parking:** 2 **View:** Mountain **Frontage: Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , Niu Valley, Kaiser * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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