

**Pearl Ridge gdns & twr 981032 Moanalua Road Unit 3-301, Aiea 96701 \* Pearl Ridge gdns & twr \* \$339,000 \* Originally \$349,000**

|   |   |                                |
|---|---|--------------------------------|
| Sold Price: \$326,500   | Sold Date: 09-15-2021                             | Sold Ratio: 96%                |
| Beds: <b>2</b>  | MLS#: <b>202115897, FS</b>                        | Year Built: <b>1976</b>        |
| Bath: <b>2/0</b>  | Status: <b>Sold</b>                               | Remodeled: <b>2021</b>         |
| Living Sq. Ft.: <b>778</b>                                      | List Date & DOM: <b>06-21-2021 &amp; 36</b>       | Total Parking: <b>2</b>        |
| Land Sq. Ft.: <b>0</b>  | Condition: <b>Excellent</b>                       | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>   | Frontage: <b>Other</b>                            | Building: <b>\$184,300</b>     |
| Sq. Ft. Other: <b>0</b>   | Tax/Year: <b>\$65/2020</b>                        | Land: <b>\$107,500</b>         |
| Total Sq. Ft. <b>778</b>  | Neighborhood: <b>Pearlridge</b>                   | Total: <b>\$291,800</b>        |
| Maint./Assoc. <b>\$675 / \$0</b>                                | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: <b>One / No</b> |
| Parking: <b>Covered - 1, Guest, Open - 1</b>                    | Frontage: <b>Other</b>                            |                                |
| <a href="#">Zoning</a> : <b>13 - A-3 High Density Apartment</b> | View: <b>Sunrise</b>                              |                                |

**Public Remarks:** Wow! 2 full size parking stalls, 1 covered in garage, 2nd parking conveniently located next to entry of unit. 2 bdrm, 2 full baths, renovated to new! just move in. Washer Dryer in unit, window AC. Well located project, right across from Pearlridge Shopping Center. Nice amenities with pool & spacious greenbelt area for kids. **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



| Address                                    | Price            | Bd & Bth | Living / Avg. | Land   Avg. | Lanai | Occ. | FL | DOM |
|--|------------------|----------|---------------|-------------|-------|------|----|-----|
| <a href="#">981032 Moanalua Road 3-301</a> | <b>\$339,000</b> | 2 & 2/0  | 778   \$436   | 0   \$inf   | 0     | 52%  | 3  | 36  |

| Address                                    | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">981032 Moanalua Road 3-301</a> | \$65   \$675   \$0  | \$107,500     | \$184,300         | \$291,800      | 116%  | 1976 & 2021      |

| Address                                    | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|--|------------|------------|------------|----------------|------------|
| <a href="#">981032 Moanalua Road 3-301</a> | \$326,500  | 09-15-2021 | 96%        | 94%            | VA         |

[981032 Moanalua Road 3-301](#) - MLS#: [202115897](#) - Original price was \$349,000 - Wow! 2 full size parking stalls, 1 covered in garage, 2nd parking conveniently located next to entry of unit. 2 bdrm, 2 full baths, renovated to new! just move in. Washer Dryer in unit, window AC. Well located project, right across from Pearlridge Shopping Center. Nice amenities with pool & spacious greenbelt area for kids. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Excellent **Parking:** Covered - 1, Guest, Open - 1 **Total Parking:** 2 **View:** Sunrise **Frontage:** Other **Pool:** **Zoning:** 13 - A-3 High Density Apartment **Sale Conditions:** None **Schools:** , , \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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