

Pearl Ridge Gdns & Twr 98-1038 Moanalua Road Unit 7-703, Aiea 96701 * Pearl Ridge Gdns & Twr * \$249,000

Sold Price: \$285,000	Sold Date: 07-29-2022	Sold Ratio: 114%
Beds: 1	MLS#: 202209535, FS	Year Built: 1976
Bath: 1/0	Status: Sold	Remodeled: 2018
Living Sq. Ft.: 523	List Date & DOM: 06-13-2022 & 3	Total Parking: 1
Land Sq. Ft.: 250,557	Condition: Average	Assessed Value
Lanai Sq. Ft.: 60	Frontage: Other	Building: \$146,600
Sq. Ft. Other: 0	Tax/Year: \$61/2021	Land: \$83,100
Total Sq. Ft. 583	Neighborhood: Pearlridge	Total: \$229,700
Maint./Assoc. \$451 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: 21+ / No
Parking: Assigned, Guest, Open - 1	Frontage: Other	
Zoning : 12 - A-2 Medium Density Apartme	View: City, Mountain, Ocean, Sunset	

Public Remarks: Amazing value, security, amenities, and location awaits you in this 1 bedroom unit at Pearlridge Gardens and Tower. Conveniently in close proximity to shopping, dining, groceries, education, parks, and golf. #7-703 is located on the 7th floor of Tower 7 and offers amazing views of the Ocean, Pearl Harbor, Ford Island, city, and mountains. The bathroom was recently renovated in 2018. The astute buyer will know that value can still be added by conducting simple renovations. The property features an ideal location, wonderful amenities, and guest parking. Amenities include: building manager, pool, spa/jacuzzi, recreational area, community coin operated laundry, car wash area, and security. To be sold strictly "as-is", Seller will not be conducting any repairs or credits. **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
98-1038 Moanalua Road 7-703	\$249,000	1 & 1/0	523 \$476	250,557 \$1	60	52%	7	3

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
98-1038 Moanalua Road 7-703	\$61 \$451 \$0	\$83,100	\$146,600	\$229,700	108%	1976 & 2018

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
98-1038 Moanalua Road 7-703	\$285,000	07-29-2022	114%	114%	Conventional

[98-1038 Moanalua Road 7-703](#) - MLS#: [202209535](#) - Amazing value, security, amenities, and location awaits you in this 1 bedroom unit at Pearlridge Gardens and Tower. Conveniently in close proximity to shopping, dining, groceries, education, parks, and golf. #7-703 is located on the 7th floor of Tower 7 and offers amazing views of the Ocean, Pearl Harbor, Ford Island, city, and mountains. The bathroom was recently renovated in 2018. The astute buyer will know that value can still be added by conducting simple renovations. The property features an ideal location, wonderful amenities, and guest parking. Amenities include: building manager, pool, spa/jacuzzi, recreational area, community coin operated laundry, car wash area, and security. To be sold strictly "as-is", Seller will not be conducting any repairs or credits. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Average **Parking:** Assigned, Guest, Open - 1 **Total Parking:** 1 **View:** City, Mountain, Ocean, Sunset **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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