Mawaena Kai 1-2-3 7007 Hawaii Kai Drive Unit A16, Honolulu 96825 * Mawaena Kai 1-2-3 * $449,000 * Originally $500,000

Beds:	**3**	MLS#:	**202211132, LH**	Year Built:	**1988**
Bath:	**2/0**	Status:	**Expired**	Remodeled:	
Living Sq. Ft.:	**1,296**	List Date & DOM:	**06-30-2022** & **46**	Total Parking:	**3**
Land Sq. Ft.:	**365,991**	Condition:	**Average**	Assessed Value	
Lanai Sq. Ft.:	**267**	Frontage:	**Marina, Waterfront**	Building:	**$150,700**
Sq. Ft. Other:	**0**	Tax/Year:	**$193/2021**	Land:	**$671,300**
Total Sq. Ft.	**1,563**	Neighborhood:	**West Marina**	Total:	**$822,000**
Maint./Assoc.	**$714 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**Assigned, Carport, Covered - 1, Open - 2**			Frontage:	**Marina, Waterfront**
Zoning:	**11 - A-1 Low Density Apartment**			View:	**Marina/Canal, Mountain**

Public Remarks: Spacious open concept unit, furnishings are negotiable. Cool trade wind breezes await. This unit has direct lawn access with a large grass area between the unit and the marina deeded us for first floor unit only, great for entertaining, BBQ or enjoying the views. Large sliding glass doors across the unit provide exceptional marina and mountain views. Parking is one assigned covered stall with storage closet and two additional assigned uncovered stall. Unit has a deeded dock space, however, no actual dock is included. Current monthly long-term rental income is $4,500/month. This is a "leasehold" property (not "fee simple"). Leasehold expiration is November 2044. Contact listing agent for additional "leasehold" details **Sale Conditions:** None **Schools:** Koko Head, , Kaiser * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
7007 Hawaii Kai Drive A16	**$449,000 LH**	3 & 2/0	1,296 | $346	365,991 | $1	267	54%	1	46

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7007 Hawaii Kai Drive A16	$193 | $714 | $0	$671,300	$150,700	$822,000	55%	1988 & NA

7007 Hawaii Kai Drive A16 - MLS#: 202211132 - Original price was $500,000 - Spacious open concept unit, furnishings are negotiable. Cool trade wind breezes await. This unit has direct lawn access with a large grass area between the unit and the marina deeded us for first floor unit only, great for entertaining, BBQ or enjoying the views. Large sliding glass doors across the unit provide exceptional marina and mountain views. Parking is one assigned covered stall with storage closet and two additional assigned uncovered stall. Unit has a deeded dock space, however, no actual dock is included. Current monthly long-term rental income is $4,500/month. This is a "leasehold" property (not "fee simple"). Leasehold expiration is November 2044. Contact listing agent for additional "leasehold" details **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Average **Parking:** Assigned, Carport, Covered - 1, Open - 2 **Total Parking:** 3 **View:** Marina/Canal, Mountain **Frontage:** Marina,Waterfront **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** Koko Head, , Kaiser * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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