

**Pearl Horizons 1 98-626 Moanalua Loop Unit 312, Aiea 96701 \* Pearl Horizons 1 \* \$499,000**

**\* Originally \$530,000**

Beds: <b>2</b>	MLS#: <b>202400303, FS</b>	Year Built: <b>1985</b>
Bath: <b>1/0</b>	Status: <b>Cancelled</b>	Remodeled: <b>2024</b>
Living Sq. Ft.: <b>800</b>	List Date & DOM: <b>02-06-2024 &amp; 90</b>	Total Parking: <b>2</b>
Land Sq. Ft.: <b>118,919</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>80</b>	Frontage: <b>Other</b>	Building: <b>\$253,200</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$122/2023</b>	Land: <b>\$165,900</b>
Total Sq. Ft. <b>880</b>	Neighborhood: <b>Pearlridge</b>	Total: <b>\$419,100</b>
Maint./Assoc. <b>\$530 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone D - Tool</b>	Stories / CPR: <b>One / No</b>
Parking: <b>Assigned, Guest, Open - 2, Street</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b>	View: <b>City, Mountain</b>	

**Public Remarks:** Seller is motivated, all reasonable offers considered! This renovated 2-bedroom townhome with 2 parking stalls features unobstructed views of Pearl City, Waipahu and Kunia mountain range! These photos don't do the view justice! This beautiful new, spacious kitchen is white and bright, spacious and functional! Enjoy your matching bathroom cabinets, counters and vinyl flooring. Breezy tradewinds, AC window units and ceiling fans help keep the unit cool. Enjoy your favorite beverage on your private lanai. Brand new stainless-steel appliances, refrigerator, microwave hood, stove/oven & updated electrical outlets, new laundry center are ready and waiting for you! Pet friendly per the condo house rules. Community pool on property and lots of storage in the front storage box and also inside your security screen door. Open House Cancelled 5/5/2024. **Sale Conditions:** None **Schools:** [Waimalu](#), [Aiea](#), [Aiea](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	Lanai	Occ.	FL	DOM
<a href="#">98-626 Moanalua Loop 312</a>	<b>\$499,000</b>	2 & 1/0	800   \$624	118,919   \$4	80	55%	3	90

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">98-626 Moanalua Loop 312</a>	\$122   \$530   \$0	\$165,900	\$253,200	\$419,100	119%	1985 & 2024

[98-626 Moanalua Loop 312](#) - MLS#: [202400303](#) - Original price was \$530,000 - Seller is motivated, all reasonable offers considered! This renovated 2-bedroom townhome with 2 parking stalls features unobstructed views of Pearl City, Waipahu and Kunia mountain range! These photos don't do the view justice! This beautiful new, spacious kitchen is white and bright, spacious and functional! Enjoy your matching bathroom cabinets, counters and vinyl flooring. Breezy tradewinds, AC window units and ceiling fans help keep the unit cool. Enjoy your favorite beverage on your private lanai. Brand new stainless-steel appliances, refrigerator, microwave hood, stove/oven & updated electrical outlets, new laundry center are ready and waiting for you! Pet friendly per the condo house rules. Community pool on property and lots of storage in the front storage box and also inside your security screen door. Open House Cancelled 5/5/2024. **Region:** Pearl City **Neighborhood:** Pearlridge **Condition:** Excellent **Parking:** Assigned, Guest, Open - 2, Street **Total Parking:** 2 **View:** City, Mountain **Frontage:** Other **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** [Waimalu](#), [Aiea](#), [Aiea](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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