

Pearl Ridge Terraces 98-729 Moanalua Loop Unit 113, Aiea 96701 \* Pearl Ridge Terraces \*

\$399,000

|                                         |                                  |                         |
|-----------------------------------------|----------------------------------|-------------------------|
| Beds: 2                                 | MLS#: 202409022, FS              | Year Built: 1967        |
| Bath: 1/0                               | Status: Active                   | Remodeled:              |
| Living Sq. Ft.: 855                     | List Date & DOM: 04-26-2024 & 23 | Total Parking: 1        |
| Land Sq. Ft.: 0                         | Condition: Average               | Assessed Value          |
| Lanai Sq. Ft.: 0                        | Frontage:                        | Building: \$255,700     |
| Sq. Ft. Other: 0                        | Tax/Year: \$53/2023              | Land: \$93,300          |
| Total Sq. Ft. 855                       | Neighborhood: Waimalu            | Total: \$349,000        |
| Maint./Assoc. \$598 / \$0               | Flood Zone: Zone X - Tool        | Stories / CPR: 4-7 / No |
| Parking: Assigned, Guest, Open - 1      | Frontage:                        |                         |
| Zoning: 12 - A-2 Medium Density Apartme | View: City                       |                         |

**Public Remarks:** \$5k credit to the Buyer! This partially remodeled 2 bedroom 1 bath unit in the Pearl Ridge Terraces is a great opportunity for a first time home buyer, someone looking to downsize, or an investor! Conveniently located close to Pearlridge Shopping Center, Restaurants, the Rail Transit System, and so much more. **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 |
|--------------------------|-----------|----------|---------------|-------------|-------|------|----|-----|
| 98-729 Moanalua Loop 113 | \$399,000 | 2 & 1/0  | 855   \$467   | 0   \$inf   | 0     | 50%  | 2  | 23  |

| Address                  | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| 98-729 Moanalua Loop 113 | \$53   \$598   \$0  | \$93,300      | \$255,700         | \$349,000      | 114%  | 1967 & NA        |

98-729 Moanalua Loop 113 - MLS#: 202409022 - \$5k credit to the Buyer! This partially remodeled 2 bedroom 1 bath unit in the Pearl Ridge Terraces is a great opportunity for a first time home buyer, someone looking to downsize, or an investor! Conveniently located close to Pearlridge Shopping Center, Restaurants, the Rail Transit System, and so much more. **Region:** Pearl City **Neighborhood:** Waimalu **Condition:** Average **Parking:** Assigned, Guest, Open - 1 **Total Parking:** 1 **View:** City **Frontage:** **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