

**Moana Kai 7012 Hawaii Kai Drive Unit 5-1, Honolulu 96825 \* Moana Kai \* \$680,000**

|                                  |                                                   |                                |
|----------------------------------|---------------------------------------------------|--------------------------------|
| Sold Price: \$680,000            | Sold Date: 07-28-2006                             | Sold Ratio: 100%               |
| Beds: <b>3</b>                   | MLS#: <b>2611965, FS</b>                          | Year Built: <b>2005</b>        |
| Bath: <b>2/1</b>                 | Status: <b>Sold</b>                               | Remodeled:                     |
| Living Sq. Ft.: <b>1,550</b>     | List Date & DOM: <b>06-26-2006 &amp; 12</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>200</b>        | Frontage:                                         | Building: <b>\$428,600</b>     |
| Sq. Ft. Other: <b>0</b>          | Tax/Year: <b>\$34/2006</b>                        | Land: <b>\$184,400</b>         |
| Total Sq. Ft. <b>1,750</b>       | Neighborhood: <b>West Marina</b>                  | Total: <b>\$613,000</b>        |
| Maint./Assoc. <b>\$380 / \$0</b> | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: / <b>No</b>     |
| Parking: <b>Garage, Guest</b>    | Frontage:                                         |                                |
| <a href="#">Zoning</a> :         | View: <b>None</b>                                 |                                |

**Public Remarks:** Great Opportunity! Rarely available large 3br/2.5ba townhouse in Moana Kai. Just like new! Better than SFH! Functional floor plan w/ lrg living space, outside lanai, 2-car garage, separate laundry room and central a/c. Excellent condition ready for new owners to move in! Welcome Home! **Sale Conditions:** **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

| Address                                   | Price                     | Bd & Bth | Living / Avg. | Land   Avg. | Lanai | Occ. | FL | DOM |
|-------------------------------------------|---------------------------|----------|---------------|-------------|-------|------|----|-----|
| <a href="#">7012 Hawaii Kai Drive 5-1</a> | <a href="#">\$680,000</a> | 3 & 2/1  | 1,550   \$439 | 0   \$inf   | 200   | 0%   | 1  | 12  |

| Address                                   | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">7012 Hawaii Kai Drive 5-1</a> | \$34   \$380   \$0  | \$184,400     | \$428,600         | \$613,000      | 111%  | 2005 & NA        |

| Address                                   | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms        |
|-------------------------------------------|------------|------------|------------|----------------|-------------------|
| <a href="#">7012 Hawaii Kai Drive 5-1</a> | \$680,000  | 07-28-2006 | 100%       | 100%           | Conventional 1000 |

[7012 Hawaii Kai Drive 5-1](#) - MLS#: [2611965](#) - Great Opportunity! Rarely available large 3br/2.5ba townhouse in Moana Kai. Just like new! Better than SFH! Functional floor plan w/ lrg living space, outside lanai, 2-car garage, separate laundry room and central a/c. Excellent condition ready for new owners to move in! Welcome Home! **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Excellent **Parking:** Garage, Guest **Total Parking:** 2 **View:** None **Frontage:** **Pool:** **Zoning:** **Sale Conditions:** **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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