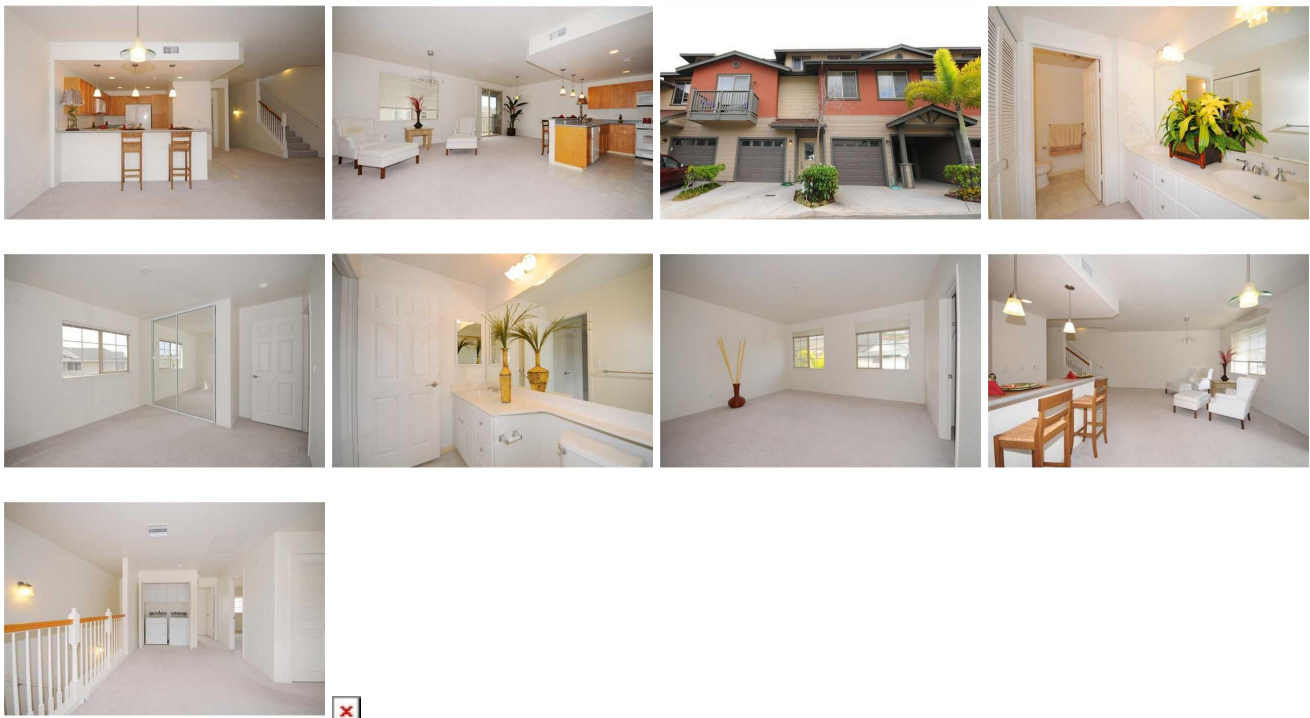


Moana Kai 7012 Hawaii Kai Drive Unit #206, Honolulu 96825 * Moana Kai * \$575,000 *

Originally \$659,000

Sold Price: \$570,000	Sold Date: 12-22-2008	Sold Ratio: 99%
Beds: 3	MLS#: 2808341, FS	Year Built: 2005
Bath: 2/1	Status: Sold	Remodeled:
Living Sq. Ft.: 1,725	List Date & DOM: 05-15-2008 & 210	Total Parking: 1
Land Sq. Ft.: 5,729	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$443,700
Sq. Ft. Other: 0	Tax/Year: \$194/2008	Land: \$263,300
Total Sq. Ft. 1,725	Neighborhood: West Marina	Total: \$707,000
Maint./Assoc. \$391 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: / No
Parking: Garage	Frontage: Other	
Zoning :	View: Mountain	

Public Remarks: Enjoy the majestic mountain views & breezy air throughout this beautifully kept 3 bed/2.1 bth, corian countertops, his/her bathroom sinks, walk in closets, upgraded kitchen cabinets, great view of Koko Head from lanai. Walking distance to sandy beaches, world class beaches, surf, snorkeling, entertainment and shops. (SHORT SALE) **Sale Conditions:** Short Sale **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
7012 Hawaii Kai Drive #206	\$575,000	3 & 2/1	1,725 \$333	5,729 \$100	0	0%	3	210

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7012 Hawaii Kai Drive #206	\$194 \$391 \$0	\$263,300	\$443,700	\$707,000	81%	2005 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
7012 Hawaii Kai Drive #206	\$570,000	12-22-2008	99%	86%	Conventional

[7012 Hawaii Kai Drive #206](#) - MLS#: [2808341](#) - Original price was \$659,000 - Enjoy the majestic mountain views & breezy air throughout this beautifully kept 3 bed/2.1 bth, corian countertops, his/her bathroom sinks, walk in closets, upgraded kitchen cabinets, great view of Koko Head from lanai. Walking distance to sandy beaches, world class beaches, surf, snorkeling, entertainment and shops. (SHORT SALE) **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average **Parking:** Garage **Total Parking:** 1 **View:** Mountain **Frontage:** Other **Pool:** **Zoning:** **Sale Conditions:** Short Sale **Schools:** [Hahaione](#), [Niu Valley](#), [Kaiser](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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