Moana Kai 7012 Hawaii Kai Drive Unit 107, Honolulu 96825 * Moana Kai * $575,000

Sold Price: $580,000	Sold Date: 09-16-2008	Sold Ratio: 101%
Beds: **3**	MLS#: **2812869, FS**	Year Built: **2005**
Bath: **2/1**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **1,652**	List Date & DOM: **08-04-2008** & **3**	Total Parking: **2**
Land Sq. Ft.: **5,729**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **39**	Frontage:	Building: **$413,000**
Sq. Ft. Other: **0**	Tax/Year: **$145/2008**	Land: **$254,800**
Total Sq. Ft. **1,691**	Neighborhood: **West Marina**	Total: **$667,800**
Maint./Assoc. **$378 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **/ No**
Parking: **Assigned, Garage, Guest, Open - 1**	Frontage:	
Zoning:	View: **None**	

Public Remarks: More space than many homes, without all the upkeep. Quiet and private. Central AC, one car garage and one open parking space. Convenient to all that Hawaii Kai offers in shopping and recreation. Built in 2005, this is ready to move into. Not a short sale, can close quickly. See it today! **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
7012 Hawaii Kai Drive 107	$575,000	3 & 2/1	1,652 | $348	5,729 | $100	39	0%	2	3

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
7012 Hawaii Kai Drive 107	$145 | $378 | $0	$254,800	$413,000	$667,800	86%	2005 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
7012 Hawaii Kai Drive 107	$580,000	09-16-2008	101%	101%	Conventional 15000

7012 Hawaii Kai Drive 107 - MLS#: 2812869 - More space than many homes, without all the upkeep. Quiet and private. Central AC, one car garage and one open parking space. Convenient to all that Hawaii Kai offers in shopping and recreation. Built in 2005, this is ready to move into. Not a short sale, can close quickly. See it today! **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Excellent **Parking:** Assigned, Garage, Guest, Open - 1 **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