86185 Moekaa Place, Waianae 96792 * $349,000 * Originally $369,000

Sold Price: $330,000	Sold Date: 01-25-2007	Sold Ratio: 95%
Beds: **2**	MLS#: **2612289, FS**	Year Built: **1992**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **864**	List Date & DOM: **06-29-2006** & **124**	Total Parking: **0**
Land Sq. Ft.: **5,403**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$107,000**
Sq. Ft. Other: **16**	Tax/Year: **$62/2005**	Land: **$158,000**
Total Sq. Ft. **880**	Neighborhood: **Lualualei**	Total: **$265,000**
Maint./Assoc. **$0 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **One / No**
Parking: **2 Car**	Frontage: **Other**	
Zoning: **05 - R-5 Residential District**	View: **Mountain**	

Public Remarks: DRASFICALLY REDUCED FOR QUICK SALE!!! DON'T MISS THIS LOWEST PRICED HOME WITH A BIG FENCED YARD IN NEWER SUBDIVISION VILLAGE POKAI BAY I GOOD FOR FIRST TIME BUYER OR INVESTOR SELLERS JUST FINISHED RENOVATING THE PROPERTY NEW FLOORING AND MUCH MORE USE OLD REPUBLIC ESCROW PEARLRIDGE BRANCH, QUENTIN CHUN, ESCROW OFFICER SUBMIT ALL REASONABLE OFFERS LOCKBOX OPEN HOUSE SUNDAY, OCT 22 1-4 pm **Sale Conditions: Schools:** Leihoku, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
86185 Moekaa Place	**$349,000**	2 & 1/0	864 | $404	5,403 | $65	124

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
86185 Moekaa Place	$62 | $0 | $0	$158,000	$107,000	$265,000	132%	1992 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
86185 Moekaa Place	$330,000	01-25-2007	95%	89%	Conventional

86185 Moekaa Place - MLS#: 2612289 - Original price was $369,000 - DRASFICALLY REDUCED FOR QUICK SALE!!! DON'T MISS THIS LOWEST PRICED HOME WITH A BIG FENCED YARD IN NEWER SUBDIVISION VILLAGE POKAI BAY I GOOD FOR FIRST TIME BUYER OR INVESTOR SELLERS JUST FINISHED RENOVATING THE PROPERTY NEW FLOORING AND MUCH MORE USE OLD REPUBLIC ESCROW PEARLRIDGE BRANCH, QUENTIN CHUN, ESCROW OFFICER SUBMIT ALL REASONABLE OFFERS LOCKBOX OPEN HOUSE SUNDAY, OCT 22 1-4 pm **Region:** Leeward **Neighborhood:** Lualualei **Condition:** Above Average **Parking:** 2 Car **Total Parking:** 0 **View:** Mountain **Frontage:** Other **Pool:** None **Zoning:** 05 - R-5 Residential District **Sale Conditions: Schools:** Leihoku, Waianae, Waianae * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market