

**Cathedral Pt-Melemanu 95-065 Waikalani Drive Unit F401, Mililani 96789 Cathedral Pt-Melemanu**

Status: Sold	MLS#: <a href="#">202306977</a>	Parcel#: <a href="#">1-9-5-012-017-0162</a>
List Price: \$350,000	Original Price: \$365,000	Price Change: \$-15,000
Beds: 1   Baths: 1/0	Year Built: 1973	Remodeled: 2018
Region: Central	Neighborhood: Waipio Acres-waikalani Woodlands	Building: Cathedral Pt-melemanu
Living Sq Ft: 607	Other Sq Ft: 0	Total Sq Ft: 704
Land Sq Ft: 0	Land Tenure: FS - Fee Simple	Lanai Sq Ft: 97
Total Parking: 1	Date Listed: 04-05-2023	Days on Market: 48
View: Garden	Frontage:	Type: Condo/Townhouse
Assessed Building: \$230,600	Assessed Land: \$79,000	Assessed Value: \$309,600
Taxes: \$71   Year: 2023	Maintenance Fee: \$608	Association Fee: \$0
Flood Zone: Zone D	Stories: 4-7	CPR: No
Condition: Above Average	Parking: Assigned	<a href="#">Zoning</a> : 11 - A-1 Low Density Apartment
Close Price: \$340,000	Close Date: 07-06-2023	Financing: VA   Concessions:
Elementary:	Middle School:	High School:

**Public Remarks:** Perched among the treetops in a cool Mililani valley at a GREAT price! Perfect for first time homebuyers or investors. This VA approved building is a favorite for those wanting easy access to Schofield Barracks, Wheeler Air Force Base, the North Shore, and Mililani Town. Enjoy the Waikalani AOA community swimming pool, parks, and great restaurants in Mililani or renown "hole in the wall" eateries in Wahiawa. This home comes with vinyl plank flooring and a washer/dryer in the unit. Although Mililani is known for its cooler temperatures, an A/C was recently installed for those rare, warmer days. Currently tenant occupied, but ready to show by appointment. **Sale Conditions:** None \* [Photos](#), [History](#)

**Inclusions:** AC Window Unit, Ceiling Fan, Disposal, Dryer, Microwave, Range Hood, Range/Oven, Refrigerator, Smoke Detector, Washer, Water Heater **Amenities:** BBQ, Resident Manager **Utilities:** **Construction:** Concrete **Lot Features:** **Floor:** Ceramic Tile, Vinyl **Disclosures:** Pets Allowed (Verify), Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** **Architectural Style:** Low-Rise 6 or Less Stories **Construction Materials:** Concrete **Roof:** **Flooring:** Ceramic Tile, Vinyl **Security Features:** Key **Easements:** **Set Backs:** **Special Listing Conditions:** None **Management Company:** Associa **Management Company Phone:** 808-836-0911



