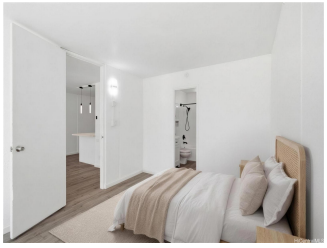
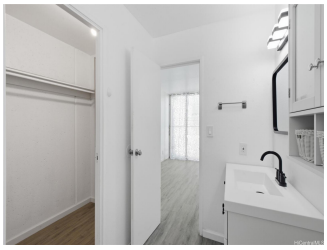
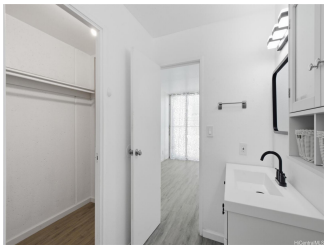
Woodlawn Terr-Melema 95-009 Waikalani Drive Unit A209, Mililani 96789 Woodlawn Terr-Melema

Status: Active	MLS#: **202614626**	Parcel#: **1-9-5-012-018-0019**
List Price: $199,999	Original Price: $249,000	Price Change: $-49,001
Beds: 1 | Baths: 1/0	Year Built: 1972	Remodeled:
Region: Central	Neighborhood: Waipio Acres/waikalani Woodlands	Building: Woodlawn Terr-melema
Living Sq Ft: 607	Other Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **126** 0	Total Sq Ft: 607
Land Sq Ft: 87,861	Land Tenure: FS - Fee Simple	Lanai Sq Ft: **Deprecated**: number_format(): Passing null to parameter #1 ($num) of type float is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **132** 0
Total Parking: 1	Date Listed: 08-13-2026	Days on Market: 68
View: Garden, Mountain	Frontage: Other	Type: Condo/Townhouse
Assessed Building: $192,900	Assessed Land: $163,300	Assessed Value: $356,200
Taxes: $76 | Year: 2026	Maintenence Fee: $760	Association Fee: $0
Flood Zone: Zone X	Stories: One	CPR: No
Condition: Excellent, Above Average	Parking: Assigned, Open - 1	Zoning: 11 - A-1 Low Density Apartment
Elementary: Kipapa	Middle School:	High School:

Public Remarks: Just reduced to $225,000 — less than half the current Oahu condo median of $510,000. Fully renovated one-bedroom in Mililani. And by renovated, we mean finished. Quartz counters, Soft-white shaker cabinetry, Stainless appliances, Renovated bath, New flooring, and a covered lanai that looks out over a park and ball field instead of a parking lot. The living area is unusually generous for a one-bedroom. Minutes to Mililani Town Center, Schofield Barracks, Wheeler Army Airfield, and H-2 access. Twenty minutes to the North Shore and Twenty-five to town. It's a short sale and a great opportunity for a buyer to snag an amazing deal. Easy to show — call your Realtor and ask them "How can I get a FREE 1% rate buy down from the listing side?" **Sale Conditions:** Short Sale * Photos, History

Inclusions: Blinds, Ceiling Fan, Dryer, Microwave Hood, Microwave, Other, Range Hood, Range/Oven, Refrigerator, Washer, Water Heater **Amenities:** BBQ, Community Association Pool, Patio/Deck, Resident Manager **Utilities:**
Deprecated: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **206**
Construction: Above Ground, Concrete **Lot Features:**
Deprecated: str_replace(): Passing null to parameter #3 ($subject) of type array|string is deprecated in **/home/oahure/public_html/PDF_Summary.php** on line **216**
Floor: Vinyl **Disclosures:** Lender Approval Required, Property Disclosure Stmt **Land Recorded:** Land Court **Furnished:** None **Architectural Style:** Low-Rise 6 or Less Stories **Construction Materials:** Above Ground,Concrete **Roof: Flooring:** Vinyl **SecurityFeatures:** Gated Community,Key **Easements: Set Backs: Special Listing Conditions:** Short Sale **Management Company:** Dynamic Inc. **Management Company Phone:** 808-735-6400