

**Terraces At Launani Valley 95944 Wikao Street Unit D301, Mililani 96789 Terraces At Launani Valley**

|                              |                                                          |                                             |
|------------------------------|----------------------------------------------------------|---------------------------------------------|
| Status: Sold                 | MLS#: <a href="#">1201964</a>                            | Parcel#: <a href="#">1-9-5-002-030-0039</a> |
| List Price: \$349,000        | Original Price: \$370,000                                | Price Change: \$-21,000                     |
| Beds: 3   Baths: 2/0         | Year Built: 2000                                         | Remodeled:                                  |
| Region: Central              | Neighborhood: Launani Valley                             | Building: Terraces At Launani Valley        |
| Living Sq Ft: 1,275          | Other Sq Ft: 0                                           | Total Sq Ft: 1,392                          |
| Land Sq Ft: 389,383          | Land Tenure: FS - Fee Simple                             | Lanai Sq Ft: 117                            |
| Total Parking: 2             | Date Listed: 02-21-2012                                  | Days on Market: 171                         |
| View: Garden, Sunset         | Frontage:                                                | Type: Condo/Townhouse                       |
| Assessed Building: \$320,800 | Assessed Land: \$35,500                                  | Assessed Value: \$356,300                   |
| Taxes: \$113   Year: 2012    | Maintenance Fee: \$435                                   | Association Fee: \$30                       |
| Flood Zone: Zone D           | Stories:                                                 | CPR: No                                     |
| Condition: Excellent         | Parking: Assigned, Carport, Covered - 1, Guest, Open - 1 | <a href="#">Zoning:</a>                     |
| Close Price: \$340,000       | Close Date: 11-26-2012                                   | Financing: Cash   Concessions:              |
| Elementary: Wheeler          | Middle School: Wheeler                                   | High School: Leilehua                       |

**Public Remarks:** Nestled in valley- charming 3/2 unit with a gorgeous lanai with nature view. Decor colors-Chef's dream kitchen-HugeMstr Suite-3rd bdrm can be a perfect writer's office-1 cov prkgand1open-End unit with Vaulted Ceilings-Lrg front loader wash/dry-Mirror closet doors-Lots of storage-Fan with lights-Modern window coverings-Fabulous amenities steps from your door-pool,playgrd-Ten Lease to 11/30/12 **Sale Conditions:** Short Sale \* [Photos](#), [History](#)

**Inclusions:** Blinds, Cable TV, Ceiling Fan, Dishwasher, Disposal, Dryer, Range Hood, Range/Oven, Refrigerator, Smoke Detector, Washer **Amenities:** BBQ, Club House, Patio/Deck, Pool on Property, Recreation Area **Utilities:** **Construction:** Concrete, Double Wall, Wood Frame **Lot Features:** **Floor:** Ceramic Tile, W/W Carpet **Disclosures:** Lender Approval Required, Pets Allowed (Verify) **Land Recorded:** Land Court **Furnished:** Partial **Architectural Style:** Townhouse,Walk-Up **Construction Materials:** Concrete,Double Wall,Wood Frame **Roof:** **Flooring:** Ceramic Tile,W/W Carpet **SecurityFeatures:** **Easements:** **Set Backs:** **Special Listing Conditions:** Short Sale **Management Company:** Hawaiiana **Management Company Phone:** (808) 593-9100



