Cathedral Pt-Melemanu 95-061 Waikalani Drive Unit D104, Mililani 96789 * Cathedral Pt-Melemanu * $123,000 * Originally $150,000

Sold Price:	$123,000	Sold Date:	08-28-2015	Sold Ratio:	100%
Beds:	**1**	MLS#:	**201503164, FS**	Year Built:	**1973**
Bath:	**1/0**	Status:	**Sold**	Remodeled:	
Living Sq. Ft.:	**702**	List Date & DOM:	**03-13-2015** & **171**	Total Parking:	**1**
Land Sq. Ft.:	**182,124**	Condition:	**Average**	Assessed Value	
Lanai Sq. Ft.:	**0**	Frontage:	**Other**	Building:	**$93,500**
Sq. Ft. Other:	**0**	Tax/Year:	**$32/2014**	Land:	**$14,700**
Total Sq. Ft.	**702**	Neighborhood:	**Waipio Acres-waikalani Woodlands**	Total:	**$108,200**
Maint./Assoc.	**$389 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**8-14 / No**
Parking:	**Assigned, Open - 1**			Frontage:	**Other**
Zoning:	**11 - A-1 Low Density Apartment**			View:	**Garden**

Public Remarks: Enjoy the peaceful setting of this affordable 1 bedroom in Cathedral Point. Title flooring modern spacious kitchen with washer and dryer in unit. Great for a first time owner, or as an investment property. Close to parks. Private lanai overlooking lush landscaping. This is a short sale. **Sale Conditions:** Short Sale **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
95-061 Waikalani Drive D104	**$123,000**	1 & 1/0	702 | $175	182,124 | $1	0	38%	1	171

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-061 Waikalani Drive D104	$32 | $389 | $0	$14,700	$93,500	$108,200	114%	1973 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-061 Waikalani Drive D104	$123,000	08-28-2015	100%	82%	USDA Financing

95-061 Waikalani Drive D104 - MLS#: 201503164 - Original price was $150,000 - Enjoy the peaceful setting of this affordable 1 bedroom in Cathedral Point. Title flooring modern spacious kitchen with washer and dryer in unit. Great for a first time owner, or as an investment property. Close to parks. Private lanai overlooking lush landscaping. This is a short sale. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Average **Parking:** Assigned, Open - 1 **Total Parking:** 1 **View:** Garden **Frontage:** Other **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** Short Sale **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number