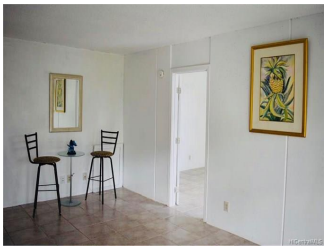
Northbrook-Melemanu 95-2031 Waikalani Place Unit D104, Mililani 96789 * Northbrook-Melemanu * $235,000 * Originally $265,000

Sold Price: $220,000	Sold Date: 11-08-2018	Sold Ratio: 94%
Beds: **1**	MLS#: **201815829, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled: **2018**
Living Sq. Ft.: **607**	List Date & DOM: **06-11-2018** & **66**	Total Parking: **1**
Land Sq. Ft.: **170,145**	Condition: **Excellent**	Assessed Value
Lanai Sq. Ft.: **237**	Frontage: **Other**	Building: **$100,400**
Sq. Ft. Other: **0**	Tax/Year: **$49/2017**	Land: **$73,200**
Total Sq. Ft. **844**	Neighborhood: **Waipio Acres-waikalani Woodlands**	Total: **$173,600**
Maint./Assoc. **$262 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **/ No**
Parking: **Covered - 1**	Frontage: **Other**	
Zoning: **11 - A-1 Low Density Apartment**	View: **Garden**	

Public Remarks: This rarely available 1Br/1Ba with 1 covered parking ground floor unit offers a spacious floor plan with lush green tropical views. There are 2 lanais including a 140 sq ft lanai off the bedroom. Low $262 maintenance fee includes water, sewer utilities and access to Valley Recreational Center consisting of swimming pool, BBQ area, volleyball court, outdoor playground and basketball court nearby. New cabinets, granite countertop, modern sink, kitchen faucet, paint, and newly renovated bathroom. Pet friendly building! Brand new washer/dryer in unit. "As Is". Easy access to freeway, shopping, parks, Schofield Barracks, and Wheeler AFB. Great for first time homeowner or investor. Hurry this won't last long! **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
95-2031 Waikalani Place D104	**$235,000**	1 & 1/0	607 | $387	170,145 | $1	237	0%	1	66

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2031 Waikalani Place D104	$49 | $262 | $0	$73,200	$100,400	$173,600	135%	1973 & 2018

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-2031 Waikalani Place D104	$220,000	11-08-2018	94%	83%	Conventional

95-2031 Waikalani Place D104 - MLS#: 201815829 - Original price was $265,000 - This rarely available 1Br/1Ba with 1 covered parking ground floor unit offers a spacious floor plan with lush green tropical views. There are 2 lanais including a 140 sq ft lanai off the bedroom. Low $262 maintenance fee includes water, sewer utilities and access to Valley Recreational Center consisting of swimming pool, BBQ area, volleyball court, outdoor playground and basketball court nearby. New cabinets, granite countertop, modern sink, kitchen faucet, paint, and newly renovated bathroom. Pet friendly building! Brand new washer/dryer in unit. "As Is". Easy access to freeway, shopping, parks, Schofield Barracks, and Wheeler AFB. Great for first time homeowner or investor. Hurry this won't last long! **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Excellent **Parking:** Covered - 1 **Total Parking:** 1 **View:** Garden **Frontage:** Other **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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