

Ridgecrest-Melemanu 95-2040 Waikalani Place Unit E104, Mililani 96789 * Ridgecrest-Melemanu * \$199,000

Sold Price: \$199,000	Sold Date: 12-21-2018	Sold Ratio: 100%
Beds: 1	MLS#: 201828033, FS	Year Built: 1973
Bath: 1/0	Status: Sold	Remodeled:
Living Sq. Ft.: 607	List Date & DOM: 10-23-2018 & 25	Total Parking: 1
Land Sq. Ft.: 249,076	Condition: Above Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage:	Building: \$67,200
Sq. Ft. Other: 0	Tax/Year: \$49/2018	Land: \$102,200
Total Sq. Ft. 607	Waipio Acres-waikalani Woodlands	Total: \$169,400
Maint./Assoc. \$379 / \$0	Flood Zone : Zone D - Tool	Stories / CPR: / No
Parking: Assigned, Covered - 1, Guest	Frontage:	
Zoning : 11 - A-1 Low Density Apartment	View: Garden	

Public Remarks: Cozy 1 bedroom, 1 bath ground floor unit with vinyl plank flooring and washer and dryer in the unit. Close to bus lines, shopping & restaurants. Perfect for the investor or first time home buyer. Buyer to participate in sellers 1031 exchange at no cost to buyer. **Sale Conditions:** None **Schools:** [Kipapa](#), [Mililani](#), [Mililani](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
95-2040 Waikalani Place E104	\$199,000	1 & 1/0	607 \$328	249,076 \$1	0	62%	1	25

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2040 Waikalani Place E104	\$49 \$379 \$0	\$102,200	\$67,200	\$169,400	117%	1973 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-2040 Waikalani Place E104	\$199,000	12-21-2018	100%	100%	Conventional

[95-2040 Waikalani Place E104](#) - MLS#: **201828033** - Cozy 1 bedroom, 1 bath ground floor unit with vinyl plank flooring and washer and dryer in the unit. Close to bus lines, shopping & restaurants. Perfect for the investor or first time home buyer. Buyer to participate in sellers 1031 exchange at no cost to buyer. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest **Total Parking:** 1 **View:** Garden **Frontage:** **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** [Kipapa](#), [Mililani](#), [Mililani](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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