Ridgecrest-Melemanu 95-2052 Waikalani Place Unit B101, Mililani 96789 * Ridgecrest-Melemanu * $305,000

Sold Price: $300,000	Sold Date: 05-01-2019	Sold Ratio: 98%
Beds: **2**	MLS#: **201904792, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled: **2019**
Living Sq. Ft.: **896**	List Date & DOM: **02-20-2019** & **28**	Total Parking: **2**
Land Sq. Ft.: **249,076**	Condition: **Above Average, Average**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$135,300**
Sq. Ft. Other: **0**	Tax/Year: **$55/2018**	Land: **$134,500**
Total Sq. Ft. **896**	Neighborhood: **Waipio Acres-waikalani Woodlands**	Total: **$269,800**
Maint./Assoc. **$480 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **One / No**
Parking: **Assigned, Guest**	Frontage: **Other**	
Zoning: **11 - A-1 Low Density Apartment**	View: **Sunrise, Sunset**	

Public Remarks: Look no further, this ground floor corner unit Condo is move-in ready! Fresh paint and partial bathroom remodel. New bathtub and toilet w/flushmate flush assist. Permitted enclosed lanai provides extra living area. Located in the desirable Ridgecrest-Melemanu in Mililani. This spacious unit features 2 bedrooms, 1 bathroom, with an updated kitchen with Corian countertops, plenty of cabinet space, a large living area and 2 assigned parking spaces (1 covered). Maintenance Fee includes, water/sewage, trash, other common elements, and access to the Community Swimming Pool. **Sale Conditions:** None **Schools:** Kipapa, Wheeler, Waipahu * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info




Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
95-2052 Waikalani Place B101	$305,000	2 & 1/0	896 | $340	249,076 | $1	0	48%	1	28

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2052 Waikalani Place B101	$55 | $480 | $0	$134,500	$135,300	$269,800	113%	1973 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-2052 Waikalani Place B101	$300,000	05-01-2019	98%	98%	Conventional

95-2052 Waikalani Place B101 - MLS#: 201904792 - Look no further, this ground floor corner unit Condo is move-in ready! Fresh paint and partial bathroom remodel. New bathtub and toilet w/flushmate flush assist. Permitted enclosed lanai provides extra living area. Located in the desirable Ridgecrest-Melemanu in Mililani. This spacious unit features 2 bedrooms, 1 bathroom, with an updated kitchen with Corian countertops, plenty of cabinet space, a large living area and 2 assigned parking spaces (1 covered). Maintenance Fee includes, water/sewage, trash, other common elements, and access to the Community Swimming Pool. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average, Average **Parking:** Assigned, Guest **Total Parking:** 2 **View:** Sunrise, Sunset **Frontage:** Other **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** Kipapa, Wheeler, Waipahu * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

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