

**Cathedral Pt-Melemanu 95-045 Waikalani Drive Unit G404, Mililani 96789 \* Cathedral Pt-Melemanu \* \$219,000**

Sold Price: \$230,000	Sold Date: 06-24-2019	Sold Ratio: 105%
Beds: <b>1</b>	MLS#: <b><u>201913556</u>, FS</b>	Year Built: <b>1973</b>
Bath: <b>1/0</b>	Status: <b>Sold</b>	Remodeled: <b>2019</b>
Living Sq. Ft.: <b>607</b>	List Date & DOM: <b>05-08-2019 &amp; 12</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>0</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>97</b>	Frontage: <b>Other</b>	Building: <b>\$103,300</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$49/2019</b>	Land: <b>\$74,600</b>
Total Sq. Ft. <b>704</b>	Neighborhood: <b>Waipio Acres-waikalani Woodlands</b>	Total: <b>\$177,900</b>
Maint./Assoc. <b>\$491 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone D - Tool</b>	Stories / CPR: / <b>No</b>
Parking: <b>Assigned, Open - 1</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b>	View: <b>None, Garden</b>	

**Public Remarks:** This beautifully renovated 1/1/1 in Mililani reflects could arguably be the nicest home you'll find on the entire island below \$300,000! Renovated from top to bottom with new vinyl plank flooring, modern cabinets, counters, 1 piece backsplash, in-unit washer/dryer and a large covered lanai with obstructed park views in the lush Waipio Valley. Truly one of the best values on Oahu, let alone in the highly desirable Mililani region. Minutes from Schofield and premier access to 24hr Fitness, and all of the dining, shopping, and entertainment opportunities within Mililani Town Center. \*\*Unit is virtually staged to provide vision! **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
<a href="#">95-045 Waikalani Drive G404</a>	<a href="#">\$219,000</a>	1 & 1/0	607   \$361	0   \$inf	97	43%	4	12

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">95-045 Waikalani Drive G404</a>	\$49   \$491   \$0	\$74,600	\$103,300	\$177,900	123%	1973 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
<a href="#">95-045 Waikalani Drive G404</a>	\$230,000	06-24-2019	105%	105%	VA

[95-045 Waikalani Drive G404](#) - MLS#: [201913556](#) - This beautifully renovated 1/1/1 in Mililani reflects could arguably be the nicest home you'll find on the entire island below \$300,000! Renovated from top to bottom with new vinyl plank flooring, modern cabinets, counters, 1 piece backsplash, in-unit washer/dryer and a large covered lanai with obstructed park views in the lush Waipio Valley. Truly one of the best values on Oahu, let alone in the highly desirable Mililani region. Minutes from Schofield and premier access to 24hr Fitness, and all of the dining, shopping, and entertainment opportunities within Mililani Town Center. \*\*Unit is virtually staged to provide vision! **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Excellent **Parking:** Assigned, Open - 1 **Total Parking:** 1 **View:** None, Garden **Frontage:** Other **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