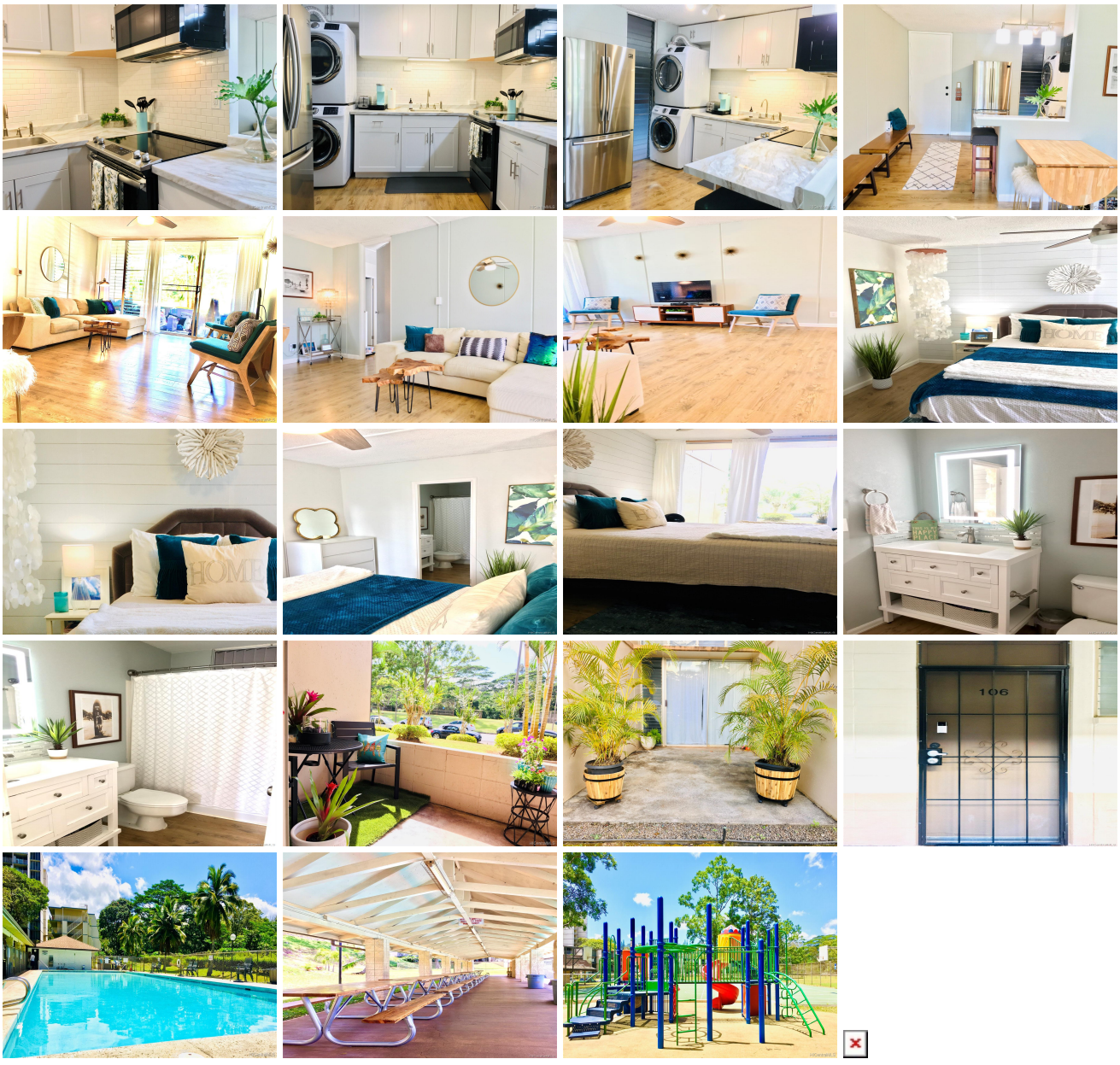
Cathedral Pt-Melemanu 95-045 Waikalani Drive Unit G106, Mililani 96789 * Cathedral Pt-Melemanu * $258,000

Sold Price:	$231,000	Sold Date:	08-10-2020	Sold Ratio:	90%
Beds:	**1**	MLS#:	**202009020, FS**	Year Built:	**1973**
Bath:	**1/0**	Status:	**Sold**	Remodeled:	**2019**
Living Sq. Ft.:	**607**	List Date & DOM:	**04-30-2020** & **8**	Total Parking:	**1**
Land Sq. Ft.:	**182,124**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**97**	Frontage:		Building:	**$103,400**
Sq. Ft. Other:	**0**	Tax/Year:	**$29/2019**	Land:	**$74,600**
Total Sq. Ft.	**704**	Neighborhood:	**Waipio Acres-waikalani Woodlands**	Total:	**$178,000**
Maint./Assoc.	**$491 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**One / No**
Parking:	**Assigned, Covered - 1, Garage, Guest**			Frontage:	
Zoning:	**11 - A-1 Low Density Apartment**			View:	**None**

Public Remarks: Beautiful Remodel! Desirable Ground Floor unit across from Melemanu Park. New kitchen, bathroom sink and vanity, flooring, paint, cabinets, counters, SS appliances, washer and dryer, ceiling fans, fixtures, and lighting. Two lanais: one covered/one open. Assigned covered garage parking with guest parking nearby. Favorable location. Close to Mililani Town, Schofield, North Shore, restaurants, schools, shopping, and minutes to H-1 Freeway. **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
95-045 Waikalani Drive G106	$258,000	1 & 1/0	607 | $425	182,124 | $1	97	48%	1	8

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-045 Waikalani Drive G106	$29 | $491 | $0	$74,600	$103,400	$178,000	145%	1973 & 2019

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-045 Waikalani Drive G106	$231,000	08-10-2020	90%	90%	VA

95-045 Waikalani Drive G106 - MLS#: 202009020 - Beautiful Remodel! Desirable Ground Floor unit across from Melemanu Park. New kitchen, bathroom sink and vanity, flooring, paint, cabinets, counters, SS appliances, washer and dryer, ceiling fans, fixtures, and lighting. Two lanais: one covered/one open. Assigned covered garage parking with guest parking nearby. Favorable location. Close to Mililani Town, Schofield, North Shore, restaurants, schools, shopping, and minutes to H-1 Freeway. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Excellent **Parking:** Assigned, Covered - 1, Garage, Guest **Total Parking:** 1 **View:** None **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