Valleyview Melemanu 95-2051 Waikalani Place Unit E306, Mililani 96789 * Valleyview Melemanu * $270,000 * Originally $300,000

Sold Price: $220,000	Sold Date: 10-01-2020	Sold Ratio: 81%
Beds: **2**	MLS#: **202011609, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled:
Living Sq. Ft.: **896**	List Date & DOM: **05-22-2020** & **111**	Total Parking: **1**
Land Sq. Ft.: **0**	Condition: **Needs Major Repair**	Assessed Value
Lanai Sq. Ft.: **0**	Frontage: **Other**	Building: **$152,200**
Sq. Ft. Other: **0**	Tax/Year: **$76/2020**	Land: **$107,900**
Total Sq. Ft. **896**	Neighborhood: **Waipio Acres-waikalani Woodlands**	Total: **$260,100**
Maint./Assoc. **$645 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **/ No**
Parking: **Assigned**	Frontage: **Other**	
Zoning: **11 - A-1 Low Density Apartment**	View: **Garden**	

Public Remarks: Great opportunity for the handy homebuyer or investor wanting a renovation project! Vacant and easy to show. Tropical greenery surrounds the area. This large corner unit has 1 parking stall, access to the pool and BBQ area. Easy access to the freeway, in a quiet and serene area in Waipio Acres/Waikalani, near Wheeler and Schofield military bases. Sold As-is. **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
95-2051 Waikalani Place E306	**$270,000**	2 & 1/0	896 | $301	0 | $inf	0	56%	3	111

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2051 Waikalani Place E306	$76 | $645 | $0	$107,900	$152,200	$260,100	104%	1973 & NA

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-2051 Waikalani Place E306	$220,000	10-01-2020	81%	73%	Cash

95-2051 Waikalani Place E306 - MLS#: 202011609 - Original price was $300,000 - Great opportunity for the handy homebuyer or investor wanting a renovation project! Vacant and easy to show. Tropical greenery surrounds the area. This large corner unit has 1 parking stall, access to the pool and BBQ area. Easy access to the freeway, in a quiet and serene area in Waipio Acres/Waikalani, near Wheeler and Schofield military bases. Sold As-is. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Needs Major Repair **Parking:** Assigned **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