Cathedral Pt-Melemanu 95-061 Waikalani Drive Unit D902, Mililani 96789 * Cathedral Pt-Melemanu * $298,000

Sold Price: $300,000	Sold Date: 07-13-2021	Sold Ratio: 101%
Beds: **2**	MLS#: **202108785, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled: **2020**
Living Sq. Ft.: **799**	List Date & DOM: **05-01-2021** & **9**	Total Parking: **1**
Land Sq. Ft.: **182,124**	Condition: **Above Average, Average, Excellent**	Assessed Value
Lanai Sq. Ft.: **97**	Frontage: **Other**	Building: **$196,700**
Sq. Ft. Other: **0**	Tax/Year: **$45/2020**	Land: **$83,800**
Total Sq. Ft. **896**	Neighborhood: **Waipio Acres-waikalani Woodlands**	Total: **$280,500**
Maint./Assoc. **$623 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **8-14 / No**
Parking: **Assigned, Covered - 1**		Frontage: **Other**
Zoning: **11 - A-1 Low Density Apartment**		View: **Mountain, Sunset**

Public Remarks: Come home to Melemanu Woodlands. Views of lush green foliage of the Waianae Range Mountains. With access to the community pool area which is just a short walk away. Centrally located on Oahu, to get to any beach quickly. Easy access to the highway going north and south. Conveniently located next to Schofield Barracks. Bathroom renovated in 2020. Owner occupied, showings by appointment only. Please walk through our virtual tour before scheduling an appointment. Call listing agents. **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
95-061 Waikalani Drive D902	$298,000	2 & 1/0	799 | $373	182,124 | $2	97	52%	9	9

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-061 Waikalani Drive D902	$45 | $623 | $0	$83,800	$196,700	$280,500	106%	1973 & 2020

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-061 Waikalani Drive D902	$300,000	07-13-2021	101%	101%	Conventional

95-061 Waikalani Drive D902 - MLS#: 202108785 - Come home to Melemanu Woodlands. Views of lush green foliage of the Waianae Range Mountains. With access to the community pool area which is just a short walk away. Centrally located on Oahu, to get to any beach quickly. Easy access to the highway going north and south. Conveniently located next to Schofield Barracks. Bathroom renovated in 2020. Owner occupied, showings by appointment only. Please walk through our virtual tour before scheduling an appointment. Call listing agents. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average, Average, Excellent **Parking:** Assigned, Covered - 1 **Total Parking:** 1 **View:** Mountain, Sunset **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