

Valleyview Melemanu 95-2055 Waikalani Place Unit B205, Mililani 96789 * Valleyview**Melemanu * \$385,000**

| | | |
|--|---|--------------------------------|
| Sold Price: \$390,000 | Sold Date: 10-14-2021 | Sold Ratio: 101% |
| Beds: 2 | MLS#: 202118879, FS | Year Built: 1973 |
| Bath: 1/0 | Status: Sold | Remodeled: 2021 |
| Living Sq. Ft.: 799 | List Date & DOM: 07-19-2021 & 34 | Total Parking: 2 |
| Land Sq. Ft.: 175,024 | Condition: Above Average, Excellent | Assessed Value |
| Lanai Sq. Ft.: 0 | Frontage: Other | Building: \$213,200 |
| Sq. Ft. Other: 0 | Tax/Year: \$79/2021 | Land: \$96,000 |
| Total Sq. Ft. 799 | Neighborhood: Waipio Acres-waikalani Woodlands | Total: \$309,200 |
| Maint./Assoc. \$659 / \$0 | Flood Zone : Zone D - Tool | Stories / CPR: / No |
| Parking: Assigned, Covered - 1, Open - 1 | Frontage: Other | |
| Zoning : 11 - A-1 Low Density Apartment | View: Mountain | |

Public Remarks: Move in Ready!!! Great for an owner occupant or an investor!!! Great Location, close to Schofield base, the North Shore and Costco. This beautiful newly remodeled 2 bedroom 1 bath unit with 2 assigned parking stalls (2nd stall not reflected on TMK), the unit has owned the 2 stalls for 5 years, per the HOA. Plumbing and Bathroom was completely redone in 2020. Bathroom fully remodeled, new Vinyl floors throughout the unit, full size washer and dryer. Maintenance includes Security Guards and Video Security, maintenance workers, and a resident manager on staff. Amenities include BBQ, Pool, Recreation area. Pet friendly. VA Approved Building. Monthly tax amount reflects 2020 tax assessment. **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 |
|--|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| 95-2055 Waikalani Place B205 | \$385,000 | 2 & 1/0 | 799 \$482 | 175,024 \$2 | 0 | 66% | 2 | 34 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|--|---------------------|---------------|-------------------|----------------|-------|------------------|
| 95-2055 Waikalani Place B205 | \$79 \$659 \$0 | \$96,000 | \$213,200 | \$309,200 | 125% | 1973 & 2021 |

| Address | Sold Price | Sold Date | Sold Ratio | Original Ratio | Sold Terms |
|--|------------|------------|------------|----------------|------------|
| 95-2055 Waikalani Place B205 | \$390,000 | 10-14-2021 | 101% | 101% | VA |

[95-2055 Waikalani Place B205](#) - MLS#: [202118879](#) - Move in Ready!!! Great for an owner occupant or an investor!!! Great Location, close to Schofield base, the North Shore and Costco. This beautiful newly remodeled 2 bedroom 1 bath unit with 2 assigned parking stalls (2nd stall not reflected on TMK), the unit has owned the 2 stalls for 5 years, per the HOA. Plumbing and Bathroom was completely redone in 2020. Bathroom fully remodeled, new Vinyl floors throughout the unit, full size washer and dryer. Maintenance includes Security Guards and Video Security, maintenance workers, and a resident manager on staff. Amenities include BBQ, Pool, Recreation area. Pet friendly. VA Approved Building. Monthly tax amount reflects 2020 tax assessment. **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average, Excellent **Parking:** Assigned, Covered - 1, Open - 1 **Total Parking:** 2 **View:** Mountain **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