Valleyview Melemanu 95-2051 Waikalani Place Unit E606, Mililani 96789 * Valleyview Melemanu * $350,000

Sold Price: $355,000	Sold Date: 10-08-2021	Sold Ratio: 101%
Beds: **2**	MLS#: **202121107, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled: **2017**
Living Sq. Ft.: **799**	List Date & DOM: **08-24-2021** & **9**	Total Parking: **2**
Land Sq. Ft.: **175,024**	Condition: **Average**	Assessed Value
Lanai Sq. Ft.: **97**	Frontage:	Building: **$201,400**
Sq. Ft. Other: **0**	Tax/Year: **$58/2021**	Land: **$96,000**
Total Sq. Ft. **896**	Neighborhood: **Waipio Acres-waikalani Woodlands**	Total: **$297,400**
Maint./Assoc. **$659 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **4-7 / No**
Parking: **Assigned, Covered - 2**	Frontage:	
Zoning: **11 - A-1 Low Density Apartment**	View: **Garden**	

Public Remarks: Upgraded corner end unit quiet and cozy top floor in Valleyview Melemanu. This 2bdrm, 1bath with beautiful mountain & garden views has been remodeled with updated cabinetry, flooring, light fixtures & more. Stainless steel appliances, move in ready. Located near Wheeler Army Air Base, Schofield Barracks, and very close to the freeway. Melemanu is seconds away from tons of shops and eateries. Two covered parking stalls! Hurry this one wont last! **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
95-2051 Waikalani Place E606	$350,000	2 & 1/0	799 | $438	175,024 | $2	97	56%	6	9

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2051 Waikalani Place E606	$58 | $659 | $0	$96,000	$201,400	$297,400	118%	1973 & 2017

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
95-2051 Waikalani Place E606	$355,000	10-08-2021	101%	101%	USDA Financing 2150

95-2051 Waikalani Place E606 - MLS#: 202121107 - Upgraded corner end unit quiet and cozy top floor in Valleyview Melemanu. This 2bdrm, 1bath with beautiful mountain & garden views has been remodeled with updated cabinetry, flooring, light fixtures & more. Stainless steel appliances, move in ready. Located near Wheeler Army Air Base, Schofield Barracks, and very close to the freeway. Melemanu is seconds away from tons of shops and eateries. Two covered parking stalls! Hurry this one wont last! **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Average **Parking:** Assigned, Covered - 2 **Total Parking:** 2 **View:** Garden **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