Woodwinds 1600 Wilikina Drive Unit A/605, Wahiawa 96786 * Woodwinds * $167,500

Sold Price: $165,000	Sold Date: 09-21-2006	Sold Ratio: 99%
Beds: **1**	MLS#: **2612795, FS**	Year Built: **1973**
Bath: **1/0**	Status: **Sold**	Remodeled: **2004**
Living Sq. Ft.: **506**	List Date & DOM: **07-09-2006** & **19**	Total Parking: **1**
Land Sq. Ft.: **110,599**	Condition: **Above Average**	Assessed Value
Lanai Sq. Ft.: **75**	Frontage:	Building: **$100,300**
Sq. Ft. Other: **0**	Tax/Year: **$25/2006**	Land: **$13,200**
Total Sq. Ft. **581**	Neighborhood: **Wilikina**	Total: **$113,500**
Maint./Assoc. **$247 / $0**	Flood Zone: **Zone D - Tool**	Stories / CPR: **/ No**
Parking: **Assigned, Covered - 1, Guest**	Frontage:	
Zoning:	View: **Mountain, Sunset**	

Public Remarks: CONVENIENTLY LOCATED ACROSS FROM SCHOFIELD BARRACKS, WORKERS CAN SAVE COMMUTE TIME&GAS MONEY BY WALKING OR RIDING BIKE TO THE JOB.THIS IS ONE OF THE LOWEST PRICED 1BDR/1BTH FEE SIMPLE CONDOS ON OAHU.ALSO, IN AN AREA WITH A GROWING MILITARY BASE,THIS CERTAINLY MAKES A GREAT PLACE FOR LIVE-IN AND/OR INVESTMENT PURPOSES.SOLD 'AS IS'.PREQUAL W/OFFER. ESCROW: GAIL LAYCO@SECURITY TITLE AIEA. **Sale Conditions: Schools:** Hale Kula, Wahiawa, Leilehua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	Lanai	Occ.	FL	DOM
1600 Wilikina Drive A/605	$167,500	1 & 1/0	506 | $331	110,599 | $2	75	0%	6	19

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
1600 Wilikina Drive A/605	$25 | $247 | $0	$13,200	$100,300	$113,500	148%	1973 & 2004

Address	Sold Price	Sold Date	Sold Ratio	Original Ratio	Sold Terms
1600 Wilikina Drive A/605	$165,000	09-21-2006	99%	99%	Conventional

1600 Wilikina Drive A/605 - MLS#: 2612795 - CONVENIENTLY LOCATED ACROSS FROM SCHOFIELD BARRACKS, WORKERS CAN SAVE COMMUTE TIME&GAS MONEY BY WALKING OR RIDING BIKE TO THE JOB.THIS IS ONE OF THE LOWEST PRICED 1BDR/1BTH FEE SIMPLE CONDOS ON OAHU.ALSO, IN AN AREA WITH A GROWING MILITARY BASE,THIS CERTAINLY MAKES A GREAT PLACE FOR LIVE-IN AND/OR INVESTMENT PURPOSES.SOLD 'AS IS'.PREQUAL W/OFFER. ESCROW: GAIL LAYCO@SECURITY TITLE AIEA. **Region:** Central **Neighborhood:** Wilikina **Condition:** Above Average **Parking:** Assigned, Covered - 1, Guest **Total Parking:** 1 **View:** Mountain, Sunset **Frontage: Pool: Zoning: Sale Conditions: Schools:** Hale Kula, Wahiawa, Leilehua * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market, Occ. = Occupancy, FL = Floor Number