

**Woodwinds 1600 Wilikina Drive Unit A/509, Wahiawa 96706 \* Woodwinds \* \$172,000**

|                                  |                                                   |                                |
|----------------------------------|---------------------------------------------------|--------------------------------|
| Sold Price: \$167,500            | Sold Date: 08-28-2007                             | Sold Ratio: 97%                |
| Beds: <b>1</b>                   | MLS#: <b>2710227, FS</b>                          | Year Built: <b>1974</b>        |
| Bath: <b>1/0</b>                 | Status: <b>Sold</b>                               | Remodeled:                     |
| Living Sq. Ft.: <b>506</b>       | List Date & DOM: <b>05-24-2007 &amp; 57</b>       | Total Parking: <b>1</b>        |
| Land Sq. Ft.: <b>110,599</b>     | Condition: <b>Average</b>                         | <a href="#">Assessed Value</a> |
| Lanai Sq. Ft.: <b>0</b>          | Frontage:                                         | Building: <b>\$141,000</b>     |
| Sq. Ft. Other: <b>0</b>          | Tax/Year: <b>\$34/2007</b>                        | Land: <b>\$22,100</b>          |
| Total Sq. Ft. <b>506</b>         | Neighborhood: <b>Wilikina</b>                     | Total: <b>\$163,100</b>        |
| Maint./Assoc. <b>\$250 / \$0</b> | <a href="#">Flood Zone</a> : <b>Zone D - Tool</b> | Stories / CPR: / <b>No</b>     |
| Parking: <b>Covered - 1</b>      | Frontage:                                         |                                |
| <a href="#">Zoning</a> :         | View: <b>Marina/Canal</b>                         |                                |

**Public Remarks:** Seller giving \$1500.00 credit for repairs..some repairs are being done now. Tenant's lease expires on Aug 31st. Unit is tranquil, faces the lake. Great for 1st time buyer or investor. Near Schofield Barracks/Wheeler/Navcams/. Please use Fidelity, Pearlridge..Deena Miller. **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 |
|-------------------------------------------|---------------------------|----------|---------------|---------------|-------|------|----|-----|
| <a href="#">1600 Wilikina Drive A/509</a> | <a href="#">\$172,000</a> | 1 & 1/0  | 506   \$340   | 110,599   \$2 | 0     | 0%   | 5  | 57  |

| Address                                   | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|-------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">1600 Wilikina Drive A/509</a> | \$34   \$250   \$0  | \$22,100      | \$141,000         | \$163,100      | 105%  | 1974 & NA        |

| Address                                   | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms        |
|-------------------------------------------|------------|------------|------------|----------------|-------------------|
| <a href="#">1600 Wilikina Drive A/509</a> | \$167,500  | 08-28-2007 | 97%        | 97%            | Conventional 1500 |

[1600 Wilikina Drive A/509](#) - MLS#: [2710227](#) - Seller giving \$1500.00 credit for repairs..some repairs are being done now. Tenant's lease expires on Aug 31st. Unit is tranquil, faces the lake. Great for 1st time buyer or investor. Near Schofield Barracks/Wheeler/Navcams/. Please use Fidelity, Pearlridge..Deena Miller. **Region:** Central **Neighborhood:** Wilikina **Condition:** Average **Parking:** Covered - 1 **Total Parking:** 1 **View:** Marina/Canal **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