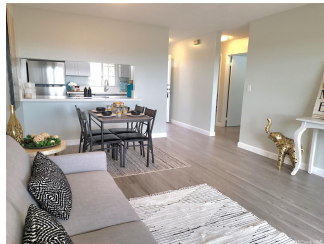


## Cliffside Village at Waipio 94-099 Manawa Place Unit N204, Waipahu 96797 \* \$559,900 \*

**Originally \$585,000**

Beds: <b>2</b>	MLS#: <b>202325408, FS</b>	Year Built: <b>1989</b>
Bath: <b>2/0</b>	Status: <b>Active Under Contract</b>	Remodeled: <b>2023</b>
Living Sq. Ft.: <b>742</b>	List Date & DOM: <b>11-21-2023 &amp; 178</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>144,053</b>	Condition: <b>Excellent</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>70</b>	Frontage: <b>Other</b>	Building: <b>\$241,500</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$140/2024</b>	Land: <b>\$235,900</b>
Total Sq. Ft. <b>812</b>	Neighborhood: <b>Waipio Gentry</b>	Total: <b>\$477,400</b>
Maint./Assoc. <b>\$411 / \$17</b>	<a href="#">Flood Zone</a> : <b>Zone D - Tool</b>	Stories / CPR: <b>Two / No</b>
Parking: <b>Assigned, Guest, Open - 1</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b>	View: <b>Coastline, Mountain, Ocean, Sunrise</b>	

**Public Remarks:** PRICE REDUCTION of \$25,000!!! Wake up to the sunrise and the privacy of your own unobstructed views of our beautiful Hawai'i coastline and mountains right from your lanai. This rarely available 2 bedrooms, 2 bathrooms condominium home offers \$30,000 in upgrades and updates which includes; freshly painted walls, luxury vinyl plank flooring throughout, all new appliances, quartz countertops, soft-close cabinetries, sink, new W/D stackable, and fixtures. Both bathrooms have also been updated. There is natural lighting in every room, and the breeze is refreshing. One assigned uncovered parking space and ample guest parking are conveniently located. Location, location, location is a plus with this one! The proximity of Waikale Premium Outlet Mall, restaurants, Central Oahu Regional Park, freeway entrances, and military bases all contribute to the convenience. Come check out the views and nicely appointed updates to enjoy your piece of happiness! Vacant, easy to show. Home Warranty provided for 1-year. **Sale Conditions:** None **Schools:** [Kanoelani, Highlands, Pearl City](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land   Avg.	DOM
<a href="#">94-099 Manawa Place N204</a>	<b>\$559,900</b>	2 & 2/0	742   \$755	144,053   \$4	178

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">94-099 Manawa Place N204</a>	\$140   \$411   \$17	\$235,900	\$241,500	\$477,400	117%	1989 & 2023

**94-099 Manawa Place N204** - MLS#: **202325408** - Original price was \$585,000 - PRICE REDUCTION of \$25,000!!! Wake up to the sunrise and the privacy of your own unobstructed views of our beautiful Hawai'i coastline and mountains right from your lanai. This rarely available 2 bedrooms, 2 bathrooms condominium home offers \$30,000 in upgrades and updates which includes; freshly painted walls, luxury vinyl plank flooring throughout, all new appliances, quartz countertops, soft-close cabinetries, sink, new W/D stackable, and fixtures. Both bathrooms have also been updated. There is natural lighting in every room, and the breeze is refreshing. One assigned uncovered parking space and ample guest parking are conveniently located. Location, location, location is a plus with this one! The proximity of Waikale Premium Outlet Mall, restaurants, Central Oahu Regional Park, freeway entrances, and military bases all contribute to the convenience. Come check out the views and nicely appointed updates to enjoy your piece of happiness! Vacant, easy to show. Home Warranty provided for 1-year. **Region:** Waipahu **Neighborhood:** Waipio Gentry **Condition:** Excellent **Parking:** Assigned, Guest, Open - 1 **Total Parking:** 1 **View:** Coastline, Mountain, Ocean, Sunrise **Frontage:** Other **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** [Kanoelani, Highlands, Pearl City](#) \* [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

DOM = Days on Market