

Valleyview Melemanu 95-2057 Waikalani Place Unit C403, Mililani 96789 * Valleyview

Melemanu * \$342,000 * Originally \$380,000

Beds: 2	MLS#: 202402947, FS	Year Built: 1973
Bath: 1/0	Status: Active	Remodeled:
Living Sq. Ft.: 799	List Date & DOM: 02-02-2024 & 166	Total Parking: 1
Land Sq. Ft.: 175,024	Condition: Above Average, Average	Assessed Value
Lanai Sq. Ft.: 97	Frontage:	Building: \$281,700
Sq. Ft. Other: 0	Tax/Year: \$57/2023	Land: \$114,300
Total Sq. Ft. 896	Neighborhood: Waipio Acres-waikalani Woodlands	Total: \$396,000
Maint./Assoc. \$693 / \$0	Flood Zone: Zone D - Tool	Stories / CPR: 4-7 / No
Parking: Assigned, Guest, Open - 1, Street	Frontage:	View: Mountain
Zoning: 11 - A-1 Low Density Apartment		

Public Remarks: Discover the perfect blend of comfort and convenience in this 2BR/1BA condo nestled in the established neighborhood of Waikalani Woodlands. Embrace island living with your large sliding glass doors that open to a private balcony lanai, or soak up some sun at the association pool. Complete with assigned parking stall, in-unit laundry, stainless steel appliances, and a ton of natural light. This lush and quiet community features a range of amenities, is tucked just minutes away from a plethora of options to dine or shop and only a short commute to Schofield and Wheeler military bases. Come see all of what life at Waikalani Woodlands can be! **Sale Conditions:** Short Sale **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)



Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
95-2057 Waikalani Place C403	\$342,000	2 & 1/0	799 \$428	175,024 \$2	97	56%	4	166

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2057 Waikalani Place C403	\$57 \$693 \$0	\$114,300	\$281,700	\$396,000	86%	1973 & NA

[95-2057 Waikalani Place C403](#) - MLS#: [202402947](#) - Original price was \$380,000 - Discover the perfect blend of comfort and convenience in this 2BR/1BA condo nestled in the established neighborhood of Waikalani Woodlands. Embrace island living with your large sliding glass doors that open to a private balcony lanai, or soak up some sun at the association pool. Complete with assigned parking stall, in-unit laundry, stainless steel appliances, and a ton of natural light. This lush and quiet community features a range of amenities, is tucked just minutes away from a plethora of options to dine or shop and only a short commute to Schofield and Wheeler military bases. Come see all of what life at Waikalani Woodlands can be!
Region: Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average, Average **Parking:** Assigned, Guest, Open - 1, Street **Total Parking:** 1 **View:** Mountain **Frontage:** Pool: **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** Short Sale **Schools:** , , * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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