

**Cathedral Pt-Melemanu 95-055 Waikalani Drive Unit H402, Mililani 96789 \* Cathedral Pt-Melemanu \* \$415,000**

Beds: <b>2</b>	MLS#: <b>202413860, FS</b>	Year Built: <b>1973</b>
Bath: <b>1/0</b>	Status: <b>Active Under Contract</b>	Remodeled: <b>2021</b>
Living Sq. Ft.: <b>799</b>	List Date & DOM: <b>06-12-2024 &amp; 16</b>	Total Parking: <b>1</b>
Land Sq. Ft.: <b>0</b>	Condition: <b>Above Average</b>	<a href="#">Assessed Value</a>
Lanai Sq. Ft.: <b>97</b>	Frontage: <b>Other</b>	Building: <b>\$286,900</b>
Sq. Ft. Other: <b>0</b>	Tax/Year: <b>\$116/2024</b>	Land: <b>\$99,800</b>
Total Sq. Ft. <b>896</b>	Neighborhood: <b>Waipio Acres-waikalani Woodlands</b>	Total: <b>\$386,700</b>
Maint./Assoc. <b>\$767 / \$0</b>	<a href="#">Flood Zone</a> : <b>Zone D - Tool</b>	Stories / CPR: <b>8-14 / No</b>
Parking: <b>Open - 1</b>	Frontage: <b>Other</b>	
<a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b>	View: <b>Sunset</b>	

**Public Remarks:** Special Assessment Paid! Step into this beautifully renovated 2-bedroom, 1-bath condo in the desirable Cathedral Point Melemanu community. The owner has taken care of the \$15,000 special assessment, offering you peace of mind. This versatile unit features a Murphy bed, perfect for creating an office, hobby room, or accommodating your guests. Wind down at the end of the day and take in the sunset from your 97 sqft lanai. Ease of life is for you being across the street of playground, basketball court, and community pool. Don't miss your chance to own a piece of Mililani's vibrant community. Schedule your viewing today and make this stunning condo your new home! **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
<a href="#">95-055 Waikalani Drive H402</a>	<a href="#">\$415,000</a>	2 & 1/0	799   \$519	0   inf	97	56%	4	16

Address	Tax   Maint.   Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
<a href="#">95-055 Waikalani Drive H402</a>	\$116   \$767   \$0	\$99,800	\$286,900	\$386,700	107%	1973 & 2021

[95-055 Waikalani Drive H402](#) - MLS#: [202413860](#) - Special Assessment Paid! Step into this beautifully renovated 2-bedroom, 1-bath condo in the desirable Cathedral Point Melemanu community. The owner has taken care of the \$15,000 special assessment, offering you peace of mind. This versatile unit features a Murphy bed, perfect for creating an office, hobby room, or accommodating your guests. Wind down at the end of the day and take in the sunset from your 97 sqft lanai. Ease of life is for you being across the street of playground, basketball court, and community pool. Don't miss your chance to own a piece of Mililani's vibrant community. Schedule your viewing today and make this stunning condo your new home! **Region:** Central **Neighborhood:** Waipio Acres-waikalani Woodlands **Condition:** Above Average **Parking:** Open - 1 **Total Parking:** 1 **View:** Sunset **Frontage:** Other **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