

Valleyview Melemanu 95-2043 Waikalani Place Unit A306, Mililani 96789 * Valleyview

Melemanu * \$449,500

Beds: 2	MLS#: 202408398, FS	Year Built: 1973
Bath: 1/0	Status: Active Under Contract	Remodeled: 2024
Living Sq. Ft.: 799	List Date & DOM: 04-19-2024 & 76	Total Parking: 2
Land Sq. Ft.: 175,024	Condition: Excellent, Above Average	Assessed Value
Lanai Sq. Ft.: 97	Frontage:	Building: \$279,800
Sq. Ft. Other: 0	Tax/Yr: \$115/2024	Land: \$114,300
Total Sq. Ft. 896	Neighborhood: Waipio Acres-waikalani Woodlands	Total: \$394,100
Maint./Assoc. \$693 / \$40	Flood Zone : Zone D - Tool	Stories / CPR: / No
Parking: Assigned, Covered - 2	Frontage:	View: None, Garden, Sunrise, Sunset
Zoning : 11 - A-1 Low Density Apartment		

Public Remarks: Welcome to Valleyview Melemanu! This rarely available third-floor condo is conveniently accessed directly from the parking stall! No stairs or elevator to take! This home features an open floor plan with lots of natural lighting. Completely renovated with all new appliances, luxury vinyl flooring, and new paint. Fully renovated bathroom and newly painted patio. Comes with TWO covered assigned parking stalls. This is a great opportunity to move in or rent as an investment. A short distance away from Mililani Town Center! Conveniently located just minutes away from Shopping, restaurants, and easy access to the H-1 freeway. The seller is motivated, and the home is easy to see! **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
95-2043 Waikalani Place A306	\$449,500	2 & 1/0	799 \$563	175,024 \$3	97	56%	3	76

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-2043 Waikalani Place A306	\$115 \$693 \$40	\$114,300	\$279,800	\$394,100	114%	1973 & 2024

95-2043 Waikalani Place A306 - MLS#: 202408398 - Welcome to Valleyview Melemanu! This rarely available third-floor condo is conveniently accessed directly from the parking stall! No stairs or elevator to take! This home features an open floor plan with lots of natural lighting. Completely renovated with all new appliances, luxury vinyl flooring, and new paint. Fully renovated bathroom and newly painted patio. Comes with TWO covered assigned parking stalls. This is a great opportunity to move in or rent as an investment. A short distance away from Mililani Town Center! Conveniently located just minutes away from Shopping, restaurants, and easy access to the H-1 freeway. The seller is motivated, and the home is easy to see! Region: Central Neighborhood: Waipio Acres-waikalani Woodlands Condition: Excellent, Above Average Parking: Assigned, Covered - 2 Total Parking: 2 View: None, Garden, Sunrise, Sunset Frontage: 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