Mililani Garden Homes 2 95-330 Mahapili Court Unit 176, Mililani 96789 * Mililani Garden

Homes 2 * \$668,500 * Originally \$690,000

 Beds: 3
 MLS#: 202408451, FS
 Year Built: 1971

 Bath: 2/1
 Status: Active Under Contract
 Remodeled: 2022

Living Sq. Ft.: 1,274 List Date & DOM: 04-19-2024 & 64 Total Parking: 2 Land Sq. Ft.: 297,994 Condition: Average **Assessed Value** Lanai Sq. Ft.: 0 Frontage: Other Building: \$309,500 Sa. Ft. Other: 0 Tax/Year: \$134/2023 Land: \$348.300 Total Sq. Ft. 1,274 Neighborhood: Mililani Area Total: \$657,800 Maint./Assoc. \$433 / \$48 Flood Zone: Zone D - Tool Stories / CPR: Two / No

Parking: Assigned, Carport, Covered - 1, Open - 1

Zoning: 11 - A-1 Low Density Apartment

View: None

Public Remarks: Freshly painted throughout & VA ASSUMABLE at 4.75%!!! Discover this two-story Mililani townhome with 3 bedrooms, 2.5 bathrooms, and a fenced spacious backyard featuring a huge storage shed. This property is ripe for transformation into your dream home. Step inside to the kitchen & dining area flowing into a bright living room with plenty of windows outlooking the backyard and ideal space for gatherings. The kitchen has been slightly updated with new appliances and offers further potential for customization. Upstairs, find three cozy bedrooms awaiting your personal touch, including a primary bedroom with an ensuite bathroom. Located in Mililani, this townhome provides access to excellent schools, parks, community centers & shopping centers. Enjoy the peaceful suburban lifestyle while being conveniently close to Honolulu & Oahu's beaches. This townhome presents a fantastic opportunity to create a personalized haven in a desirable community ~ seize the potential and make this space your own! Even the cars have plenty of room with 2 large assigned spaces and guest parking for when friends and family come to visit! Pets allowed here ~ up to 2 pets with no weight or breed restrictions. **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info





| Address | Price | Bd & Bth | Living / Avg. | Land Avg. | Lanai | Occ. | FL | DOM |
|---------------------------|-----------|----------|---------------|---------------|-------|------|----|-----|
| 95-330 Mahapili Court 176 | \$668,500 | 3 & 2/1 | 1,274 \$525 | 297,994 \$2 | 0 | 80% | 1 | 64 |

| Address | Tax Maint. Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---------------------------|----------------------|------------------|----------------------|-------------------|-------|---------------------|
| 95-330 Mahapili Court 176 | \$134 \$433 \$48 | \$348,300 | \$309,500 | \$657,800 | 102% | 1971 & 2022 |

95-330 Mahapili Court 176 - MLS#: 202408451 - Original price was \$690,000 - Freshly painted throughout & VA ASSUMABLE at 4.75%!!! Discover this two-story Mililani townhome with 3 bedrooms, 2.5 bathrooms, and a fenced spacious backyard featuring a huge storage shed. This property is ripe for transformation into your dream home. Step inside to the kitchen & dining area flowing into a bright living room with plenty of windows outlooking the backyard and ideal space for gatherings. The kitchen has been slightly updated with new appliances and offers further potential for customization. Upstairs, find three cozy bedrooms awaiting your personal touch, including a primary bedroom with an ensuite bathroom. Located in Mililani, this townhome provides access to excellent schools, parks, community centers & shopping centers. Enjoy the peaceful suburban lifestyle while being conveniently close to Honolulu & Oahu's beaches. This townhome presents a fantastic opportunity to create a personalized haven in a desirable community ~ seize the potential and make this space your own! Even the cars have plenty of room with 2 large assigned spaces and guest parking for when friends and family come to visit! Pets allowed here ~ up to 2 pets with no weight or breed restrictions. Region: Central Neighborhood: Mililani Area Condition: Average Parking: Assigned, Carport, Covered - 1, Open - 1 Total Parking: 2 View: None Frontage: Other Pool: Zoning: 11 - A-1 Low Density Apartment Sale Conditions: None Schools: , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info