Ridge At Launani Valley 95-510 Wikao Street Unit D205, Mililani 96789 * $525,000

Beds:	**2**	MLS#:	**202410756, FS**	Year Built:	**1992**
Bath:	**2/0**	Status:	**Active Under Contract**	Remodeled:	**2022**
Living Sq. Ft.:	**782**	List Date & DOM:	**05-20-2024** & **29**	Total Parking:	**2**
Land Sq. Ft.:	**453,285**	Condition:	**Excellent**	Assessed Value	
Lanai Sq. Ft.:	**59**	Frontage:	**Other**	Building:	**$281,300**
Sq. Ft. Other:	**0**	Tax/Year:	**$147/2023**	Land:	**$222,500**
Total Sq. Ft.	**841**	Neighborhood:	**Launani Valley**	Total:	**$503,800**
Maint./Assoc.	**$682 / $80**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**Two / No**
Parking:	**Assigned, Covered - 1, Guest, Open - 1**	Frontage:	**Other**		
Zoning:	**05 - R-5 Residential District**	View:	**Garden**		

Public Remarks: Simple elegance and true home comforts await you in Launani Valley! This 2 bedroom, 2 bathroom unit has been lovingly cared for and upgraded over the years with vinyl plank flooring, stainless steel Samsung appliances, Quartz countertops, and a brand new water heater (2023). Sit back and relax in your living room, soaking in the warm Oahu sun through the glass sliding doors of your lanai, and enjoy a hot cup of coffee every morning in your designated dining nook. Greet the day with peek-a-boo garden views from the bedroom, and stay cool this summer with both ceiling fans and AC units throughout the home. Tucked around the corner from Leilehua Golf Course and Wheeler Air Force Base, and conveniently located to the freeway on/ off ramp, Schofield Barracks and Mililani Town, the Ridge at Launani Valley is a quiet community that provides ultimate peace and privacy without sacrificing any of the amenities. Your keiki will love playing at the playground or in the community pool, and you'll discover the beauty of evenings spent around the complex under the palm trees and moonlight. A truly hidden gem that won't last long. Schedule a showing today! **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
95-510 Wikao Street D205	$525,000	2 & 2/0	782 | $671	453,285 | $1	29

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
95-510 Wikao Street D205	$147 | $682 | $80	$222,500	$281,300	$503,800	104%	1992 & 2022

95-510 Wikao Street D205 - MLS#: 202410756 - Simple elegance and true home comforts await you in Launani Valley! This 2 bedroom, 2 bathroom unit has been lovingly cared for and upgraded over the years with vinyl plank flooring, stainless steel Samsung appliances, Quartz countertops, and a brand new water heater (2023). Sit back and relax in your living room, soaking in the warm Oahu sun through the glass sliding doors of your lanai, and enjoy a hot cup of coffee every morning in your designated dining nook. Greet the day with peek-a-boo garden views from the bedroom, and stay cool this summer with both ceiling fans and AC units throughout the home. Tucked around the corner from Leilehua Golf Course and Wheeler Air Force Base, and conveniently located to the freeway on/ off ramp, Schofield Barracks and Mililani Town, the Ridge at Launani Valley is a quiet community that provides ultimate peace and privacy without sacrificing any of the amenities. Your keiki will love playing at the playground or in the community pool, and you'll discover the beauty of evenings spent around the complex under the palm trees and moonlight. A truly hidden gem that won't last long. Schedule a showing today! **Region:** Central **Neighborhood:** Launani Valley **Condition:** Excellent **Parking:** Assigned, Covered - 1, Guest, Open - 1 **Total Parking:** 2 **View:** Garden **Frontage:** Other **Pool: Zoning:** 05 - R-5 Residential District **Sale Conditions:** None **Schools:** , , * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market