

Ward Lanai 905 Spencer Street Unit 302, Honolulu 96822 * Ward Lanai * \$500,000 *

Originally \$550,000

Beds: 2	MLS#: 202408743, FS	Year Built: 1979
Bath: 2/0	Status: Active	Remodeled: 2015
Living Sq. Ft.: 1,318	List Date & DOM: 04-22-2024 & 69	Total Parking: 1
Land Sq. Ft.: 14,375	Condition: Average	Assessed Value
Lanai Sq. Ft.: 0	Frontage: Other	Building: \$454,600
Sq. Ft. Other: 0	Tax/Year: \$99/2023	Land: \$125,100
Total Sq. Ft.: 1,318	Neighborhood: Punchbowl Area	Total: \$579,700
Maint./Assoc. \$1,150 / \$0	Flood Zone : Zone X - Tool	Stories / CPR: / No
Parking: Covered - 1, Street	Frontage: Other	
Zoning : 12 - A-2 Medium Density Apartme	View: City, Coastline, Other	

Public Remarks: Spacious and conveniently located to shopping, dining and downtown. This large 2 bedroom 2 bath unit is just over 1,300 sq. ft. and also comes with a covered parking stall. Lots of natural light and beautiful views from the living and dining room. The owner is elderly and there is too much clutter to see the true size of the unit in pictures so the pictures have been virtually staged. **Sale Conditions:** None **Schools:** [Lincoln](#), [Stevenson](#), [Roosevelt](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

Address	Price	Bd & Bth	Living / Avg.	Land Avg.	Lanai	Occ.	FL	DOM
905 Spencer Street 302	\$500,000	2 & 2/0	1,318 \$379	14,375 \$35	0	65%	3	69

Address	Tax Maint. Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
905 Spencer Street 302	\$99 \$1,150 \$0	\$125,100	\$454,600	\$579,700	86%	1979 & 2015

[905 Spencer Street 302](#) - MLS#: [202408743](#) - Original price was \$550,000 - Spacious and conveniently located to shopping, dining and downtown. This large 2 bedroom 2 bath unit is just over 1,300 sq. ft. and also comes with a covered parking stall. Lots of natural light and beautiful views from the living and dining room. The owner is elderly and there is too much clutter to see the true size of the unit in pictures so the pictures have been virtually staged. **Region:** Metro **Neighborhood:** Punchbowl Area **Condition:** Average **Parking:** Covered - 1, Street **Total Parking:** 1 **View:** City, Coastline, Other **Frontage:** Other **Pool:** **Zoning:** 12 - A-2 Medium Density Apartme **Sale Conditions:** None **Schools:** [Lincoln](#), [Stevenson](#), [Roosevelt](#) * [Request Showing](#), [Photos](#), [History](#), [Maps](#), [Deed](#), [Watch List](#), [Tax Info](#)

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