Colony at the Peninsula 520 Lunalilo Home Road Unit 6217, Honolulu 96825 * $965,000

Beds:	**3**	MLS#:	**202412213, FS**	Year Built:	**2004**
Bath:	**2/0**	Status:	**Active Under Contract**	Remodeled:	
Living Sq. Ft.:	**1,457**	List Date & DOM:	**06-10-2024** & **7**	Total Parking:	**2**
Land Sq. Ft.:	**0**	Condition:	**Above Average, Average**	Assessed Value	
Lanai Sq. Ft.:	**126**	Frontage:	**Marina**	Building:	**$320,200**
Sq. Ft. Other:	**0**	Tax/Year:	**$209/2023**	Land:	**$589,500**
Total Sq. Ft.	**1,583**	Neighborhood:	**West Marina**	Total:	**$909,700**
Maint./Assoc.	**$1,066 / $0**	Flood Zone:	**Zone D - Tool**	Stories / CPR:	**4-7 / No**
Parking:	**Assigned, Covered - 2, Garage, Guest, Secured Entry**			Frontage:	**Marina**
Zoning:	**11 - A-1 Low Density Apartment**			View:	**Mountain**

Public Remarks: Great Price!-GATED HAWAII KAI PENINSULA (Awarded 2017 Best Residential Property)-THE COLONY-Built 2004-3BR/2BA/2 Secure Covered Parking (Side By Side, Not Tandem) Near Parking Entrance-1457 Square Foot Corner 2nd Floor Unit With 126 SF Lanai-Quiet Off Street Location-High Ceilings-Wide Hallways-Large Bathrooms-Walk In Closet-Two Sinks-Spacious Open Kitchen-Granite Counter Tops-Central AC With Rooftop Compressor-Northwest Facing Mountain Views & Cool Breezes With Minimal Hot Sun In Afternoon & Evening-Dual Glazed Windows-Pets Allowed (2 Dogs or Cats)-EV Car Chargers Allowed (Ask Association)-Surfboard/Kayak Storage-Resort Style Amenities: Two Pools and Barbecue Areas-Jacuzzi-Fitness Center-Boat Docks (Waiting List)-Marinafront Walking Paths-Playground-Dog Park-Car Wash-Nearby World Class Restaurants, Beaches, and Shopping-Kaiser HS Farmers' Market-Marina Fee ($550 Per Year) & Sewer Fee ($130.30 Per Two Months) Paid Separately-VA Approved-Vacant-EZ To See-Private Showings Only Any Time **Sale Conditions:** None **Schools:** Koko Head, Niu Valley, Kaiser * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

Address	Price	Bd & Bth	Living / Avg.	Land | Avg.	DOM
520 Lunalilo Home Road 6217	$965,000	3 & 2/0	1,457 | $662	0 | $inf	7

Address	Tax | Maint. | Ass.	Assessed Land	Assessed Building	Assessed Total	Ratio	Year & Remodeled
520 Lunalilo Home Road 6217	$209 | $1,066 | $0	$589,500	$320,200	$909,700	106%	2004 & NA

520 Lunalilo Home Road 6217 - MLS#: 202412213 - Great Price!-GATED HAWAII KAI PENINSULA (Awarded 2017 Best Residential Property)-THE COLONY-Built 2004-3BR/2BA/2 Secure Covered Parking (Side By Side, Not Tandem) Near Parking Entrance-1457 Square Foot Corner 2nd Floor Unit With 126 SF Lanai-Quiet Off Street Location-High Ceilings-Wide Hallways-Large Bathrooms-Walk In Closet-Two Sinks-Spacious Open Kitchen-Granite Counter Tops-Central AC With Rooftop Compressor-Northwest Facing Mountain Views & Cool Breezes With Minimal Hot Sun In Afternoon & Evening-Dual Glazed Windows-Pets Allowed (2 Dogs or Cats)-EV Car Chargers Allowed (Ask Association)-Surfboard/Kayak Storage-Resort Style Amenities: Two Pools and Barbecue Areas-Jacuzzi-Fitness Center-Boat Docks (Waiting List)-Marinafront Walking Paths-Playground-Dog Park-Car Wash-Nearby World Class Restaurants, Beaches, and Shopping-Kaiser HS Farmers' Market-Marina Fee ($550 Per Year) & Sewer Fee ($130.30 Per Two Months) Paid Separately-VA Approved-Vacant-EZ To See-Private Showings Only Any Time **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Above Average, Average **Parking:** Assigned, Covered - 2, Garage, Guest, Secured Entry **Total Parking:** 2 **View:** Mountain **Frontage:** Marina **Pool: Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** Koko Head, Niu Valley, Kaiser * Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info

DOM = Days on Market