

**Colony at the Peninsula 520 Lunalilo Home Road Unit 7103, Honolulu 96825 \* Colony at the Peninsula \* \$676,000 \* Originally \$685,000**

|                                                                |                                                    |                                   |
|----------------------------------------------------------------|----------------------------------------------------|-----------------------------------|
| Sold Price: \$670,000                                          | Sold Date: 12-17-2020                              | Sold Ratio: 99%                   |
| Beds: <b>2</b>                                                 | MLS#: <b>202003133, FS</b>                         | Year Built: <b>2004</b>           |
| Bath: <b>2/0</b>                                               | Status: <b>Sold</b>                                | Remodeled:                        |
| Living Sq. Ft.: <b>1,345</b>                                   | List Date & DOM: <b>02-13-2020 &amp; 281</b>       | Total Parking: <b>2</b>           |
| Land Sq. Ft.: <b>0</b>                                         | Condition: <b>Excellent</b>                        | <a href="#">Assessed Value</a>    |
| Lanai Sq. Ft.: <b>87</b>                                       | Frontage: <b>Other</b>                             | Building: <b>\$224,100</b>        |
| Sq. Ft. Other: <b>0</b>                                        | Tax/Year: <b>\$191/2019</b>                        | Land: <b>\$427,800</b>            |
| Total Sq. Ft. <b>1,432</b>                                     | Neighborhood: <b>West Marina</b>                   | Total: <b>\$651,900</b>           |
| Maint./Assoc. <b>\$848 / \$0</b>                               | <a href="#">Flood Zone</a> : <b>Zone AE - Tool</b> | Stories / CPR: <b>Three+ / No</b> |
| Parking: <b>Covered - 2, Tandem</b>                            | Frontage: <b>Other</b>                             |                                   |
| <a href="#">Zoning</a> : <b>11 - A-1 Low Density Apartment</b> | View: <b>Garden, Sunrise</b>                       |                                   |

**Public Remarks:** Highly desirable, The Colony at the Peninsula - Secure gated community. A spacious residence with lanai, located on the ground floor and the cooler side of the complex. This 2 bedroom/2 bath unit features a large walk-in-closet, open living room and spacious kitchen with eat-in area. Fresh paint in the entire unit including 9' ceiling, new beautiful, plushy carpet and all new kitchen appliances. Warm and Inviting! It is a turn-key, move-in-ready unit. Enjoy resort-like amenities such as swimming pools, hot tub, barbecue areas with all new outdoor furniture, boat dock, marina promenade, meeting room, party room, gazebos and a dog park. Great location just minutes from shopping, dining at Koko Marina and Hawaii Kai Town Center. Minutes to Maunaloa Bay to enjoy water sports. **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 |
|---------------------------------------------|------------------|----------|---------------|-------------|-------|------|----|-----|
| <a href="#">520 Lunalilo Home Road 7103</a> | <b>\$676,000</b> | 2 & 2/0  | 1,345   \$503 | 0   \$inf   | 87    | 67%  | 1  | 281 |

| Address                                     | Tax   Maint.   Ass. | Assessed Land | Assessed Building | Assessed Total | Ratio | Year & Remodeled |
|---------------------------------------------|---------------------|---------------|-------------------|----------------|-------|------------------|
| <a href="#">520 Lunalilo Home Road 7103</a> | \$191   \$848   \$0 | \$427,800     | \$224,100         | \$651,900      | 104%  | 2004 & NA        |

| Address                                     | Sold Price | Sold Date  | Sold Ratio | Original Ratio | Sold Terms |
|---------------------------------------------|------------|------------|------------|----------------|------------|
| <a href="#">520 Lunalilo Home Road 7103</a> | \$670,000  | 12-17-2020 | 99%        | 98%            | Cash       |

[520 Lunalilo Home Road 7103](#) - MLS#: [202003133](#) - Original price was \$685,000 - Highly desirable, The Colony at the Peninsula - Secure gated community. A spacious residence with lanai, located on the ground floor and the cooler side of the complex. This 2 bedroom/2 bath unit features a large walk-in-closet, open living room and spacious kitchen with eat-in area. Fresh paint in the entire unit including 9' ceiling, new beautiful, plushy carpet and all new kitchen appliances. Warm and Inviting! It is a turn-key, move-in-ready unit. Enjoy resort-like amenities such as swimming pools, hot tub, barbecue areas with all new outdoor furniture, boat dock, marina promenade, meeting room, party room, gazebos and a dog park. Great location just minutes from shopping, dining at Koko Marina and Hawaii Kai Town Center. Minutes to Maunaloa Bay to enjoy water sports. **Region:** Hawaii Kai **Neighborhood:** West Marina **Condition:** Excellent **Parking:** Covered - 2, Tandem **Total Parking:** 2 **View:** Garden, Sunrise **Frontage:** Other **Pool:** **Zoning:** 11 - A-1 Low Density Apartment **Sale Conditions:** None **Schools:** , , \* [Request Showing, Photos, History, Maps, Deed, Watch List, Tax Info](#)

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