



## FOR LEASE

### 770 KAPIOLANI BUILDING

**770 Kapiolani Blvd.  
Honolulu, HI 96813**

Office, Retail, & Public Storage  
Spaces for Lease in Urban  
Honolulu

#### PROPERTY DESCRIPTION

Great tenant opportunity! Take advantage of very affordable office and retail rents, with office spaces also available for public storage office use. Available spaces ranges from small, personal office to larger 4,000 SF+ units. The common areas of the building have been fully renovated including updated restrooms and elevator cabs. The property is situated in the Kaka'ako/Kapi'olani area between waikiki and downtown Honolulu with easy access to H-1 Freeway and main thoroughfares.



**Daniel Jarrett III (S)**  
RS-63586  
808-256-3506  
dj@cbi-hawaii.com

**Laren Eustace (S)**  
RS-81401  
808-354-9025  
leustace@cbi-hawaii.com

**NAI CBI Hawaii**  
1712 S. King Street Suite 201  
Honolulu, HI 96826 808.942.7100 |  
www.cbi-hawaii.com





## INVESTMENT SUMMARY

|                   |                                                                   |                                                 |
|-------------------|-------------------------------------------------------------------|-------------------------------------------------|
| Available Spaces: | 1,064 to 4,528 SF                                                 |                                                 |
| Area:             | Kaheka / Ala Moana / Kapiolani                                    |                                                 |
| TMK Number:       | (1) 2-1-44: 2 & 22                                                |                                                 |
| Zoning:           | MUZ-C (Commercial) Kakaako<br>Community Development District Plan |                                                 |
| Base Rent:        | Office:                                                           | \$1.00 per SF/mo.                               |
|                   | <i>Available for public storage use!</i>                          |                                                 |
|                   | Warehouse:                                                        | \$1.00-\$1.35 per SF/mo.                        |
|                   | Retail:                                                           | \$1.50 per SF/mo                                |
| CAM:              | \$1.35 SF/mo                                                      |                                                 |
| Tenant Parking:   | Approx. 1 stall per/600 SF leased                                 |                                                 |
|                   | Reserved Tandem:                                                  | \$155 per stall/mo.<br>(Must rent all 5 stalls) |
|                   | Reserved Uncovered:                                               | \$145 per stall/mo.                             |
|                   | Reserved Covered:                                                 | \$165 per stall/mo.                             |
| Customer Parking: | Free customer & visitor parking                                   |                                                 |

| SUITE | SIZE (SF) | DESCRIPTION                       |
|-------|-----------|-----------------------------------|
| 101B2 | 1,064     | Open layout with private restroom |
| 108   | 1,432     | Open layout                       |
| 110   | 4,528     | Warehouse                         |
| 403   | 1,269     | Open layout with private office   |



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