

87-166 FARRINGTON HWY

WAIANAE, HI 96792



FOR SALE

OWNER-USER
OPPORTUNITY

 CUSHMAN &
WAKEFIELD

ChaneyBrooks

PROPERTY SUMMARY

ASKING PRICE	\$1,700,000
ADDRESS	87-166 Farrington Hwy Waianae, HI 96792
TAX MAP KEY	1-8-7-11-1
TENURE	Fee Simple
BUILDING SIZE	3,600 SF
LAND AREA	10,000 SF
YEAR BUILT	1989
HEIGHT LIMIT	40 Feet
ZONING	B-1, Neighborhood Business District



INVESTMENT HIGHLIGHTS & FEATURES

OWNER-USER OPPORTUNITY

This fee simple offering is ideal for an owner-user to purchase and occupy the property.

WELL-MAINTAINED PROPERTY

The asset is well-maintained allowing for an easy turnover.

PRIME LOCATION

The site is located across from the beach on a major thoroughfare, Farrington Highway and enjoys high vehicle traffic.

ELEVATED SITE

The subject property is not prone to flooding due its elevated topography, unlike the surrounding properties.

NFA LETTER ISSUED

Underground storage tanks have been removed from the site and the Department of Health has issued a No Further Action Letter.

BAY

The building is 28.7 feet wide by 39 feet wide, with the middle bay being open.

HIGH CEILINGS

The warehouse was constructed with high ceilings with the highest beam being approximately 21.8 feet high and lowest beam approximately 19.3 feet high.

OFFICE SPACE

The office portion of the building is 28.5 feet wide by 38.7 feet deep by 7.9 feet high.

ROLL-UP DOORS

The building has two (2) roll-up doors measuring approximately 13.6 feet high by 11.6 feet wide.

CARETAKER'S UNIT

The upstairs is used as a caretaker's unit with a kitchen, living room area, 1 bedroom and 2 restrooms.

RESTROOMS

There are two (2) restrooms located upstairs and one (1) downstairs.

PARKING

On-site parking is available fronting the building with the possibility of double or triple parking.



SITE PLAN

FARRINGTON HWY

Drawing not to scale

USES

THE FOLLOWING USES MAY BE PERMITTED UNDER B-1 ZONING:

Permitted Use (P)

- Amusement and recreation facilities, indoor
- Business services
- Dance or music schools
- Eating establishments
- Financial institutions
- Laboratories, medical
- Medical clinics
- Office buildings
- Personal services
- Photographic processing
- Photography studios
- Real estate offices
- Retail establishments
- Travel agencies
- Consulates
- Repair establishments, minor
- Art galleries and museums
- Day-care facilities
- Meeting facilities
- Public uses and structures
- Schools, business
- Schools, Elementary, intermediate and high
- Schools, language
- Schools, vocational, which do not involve the operation of woodwork shops, machine shops or other similar features
- Theaters
- Automobile service stations
- Commercial parking lots and garages

Conditional Use Permit-minor subject to standards in Article 5; no public hearing required (see Article 2 for exceptions) (Cm)

- Convenience stores
- Recreation facilities, outdoor
- Automobile service stations
- Off-site parking and loading facilities
- Utility installations, Type B
- Wind machines Up to 100 Kw
- Historic structures, use of
- Joint development

Permitted use subject to standards in Article 5 (P/c)

- Convenience stores
- Drive-thru facilities
- Veterinary establishments
- Car washing, mechanized
- Joint use of parking and loading facilities
- Utility installations, Type A

Plan Review Use (PRU)

- Trade or convention center
- Hospitals
- Prisons
- Universities, colleges
- Airports

Special accessory use subject to standards in Article 5 (Ac)

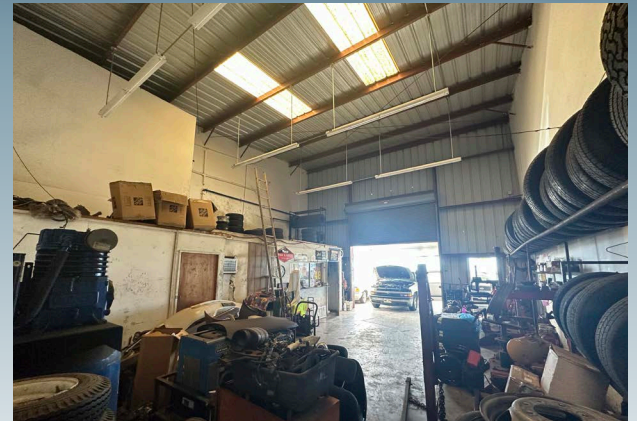
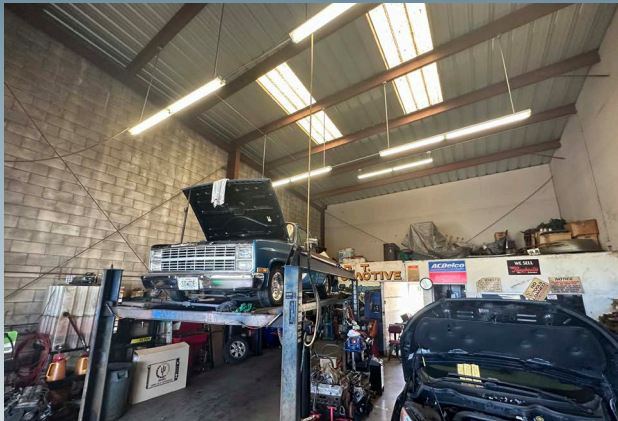
- Dwellings, owner's or caretaker's, accessory
- Antennas, receive-only

Conditional Use Permit-major subject to standards in Article 5; public hearing required (C)

- Amusement facilities, outdoor, not motorized
- Amusement facilities, outdoor, motorized

For more information, please visit: https://www.honolulu.gov/rep/site/dpp/dpp_docs/land-use-ordinance.pdf

LOCATION/MARKET OVERVIEW





CONTACT US FOR MORE INFORMATION

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