



THE PARK

ON KE`EAUMOKU

COMMERCIAL LEASING



Be Part of Something Wonderful

We are pleased to present the opportunity to lease in the newest proposed development on Ke'eaumoku Street. Surrounded by nearly half an acre of lush greenery, you'll find a new property in a convenient walking-biking hub near both the Ala Moana and Makiki/Punahou neighborhoods.



The Grove

Located directly below 972 modern residences, The Grove at The Park on Ke'eumoku will offer residents and the community a great shopping and dining experience in an outdoor setting.

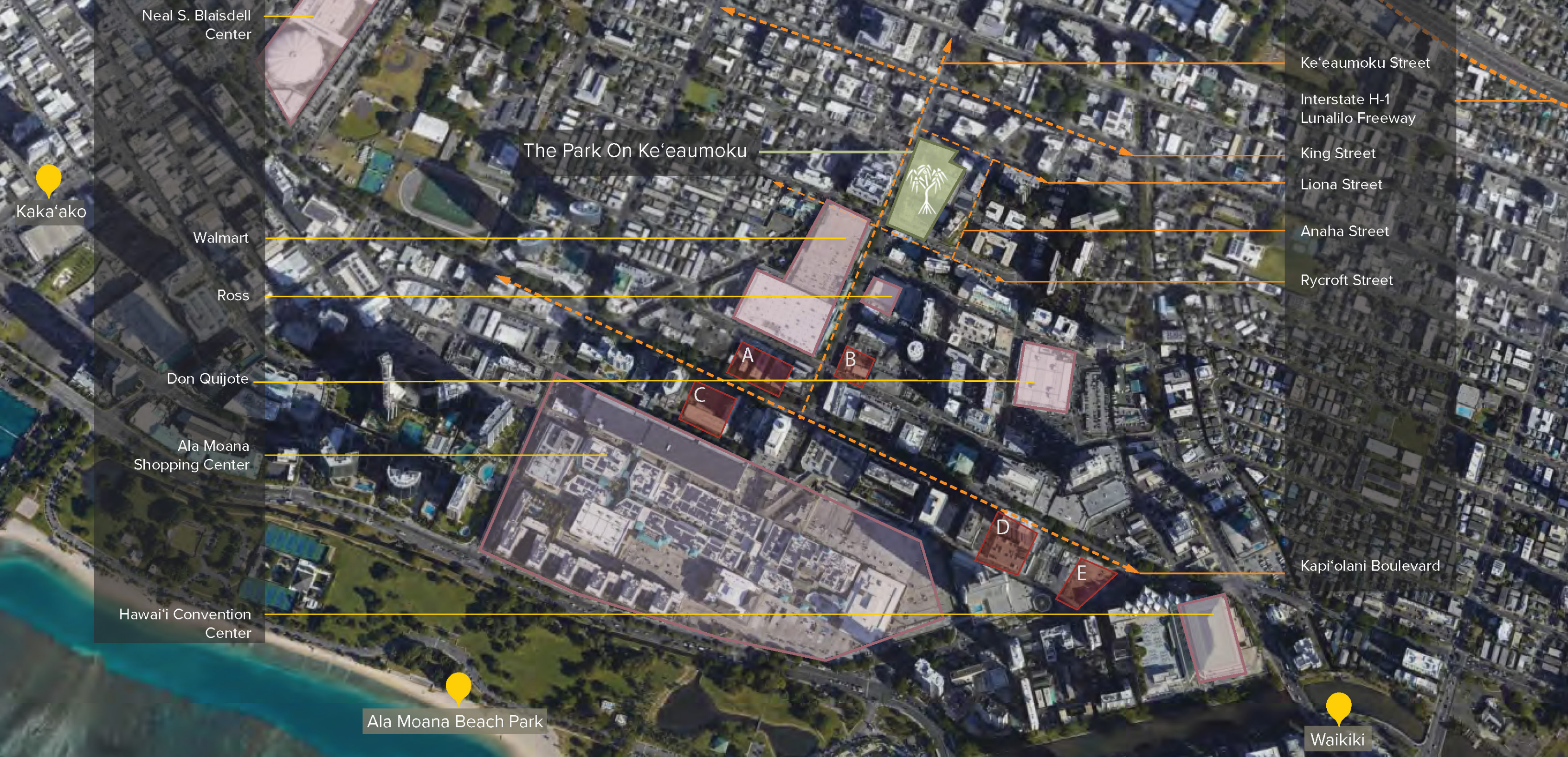
Property Information

- Size: 220 - 5,079+ SF Contiguous
- Contiguous Spaces Available
- Parking: 188 Dedicated Customer Stalls
- Rent: Upon Request
- Term: Negotiable
- CAM: Upon Request
- Zoning: BMX
- Traffic Count: 29,896 Average Daily Traffic

Building Features

- Centralized grease trap stubbed out to all units
- On-Site customer parking
- High capacity ventilation stubbed for all spaces
- Fully sprinklered
- Great street visibility off Ke'eumoku and Rycroft Street
- High traffic street front location
- Located in one of Hawaii's densely populated areas
- 972 residential condominium units above the commercial spaces





Site Context

A: Sky Ala Moana | Completed

- 43 Floors
- 390 Units - Residential
- 300 Rooms - Hotel

B: Azure | Completed

- 41 Floors
- 410 Units - Residential

C: The Central | Completed

- 43 Levels
- 512 Units - Residential

D: Kapiolani Residence | Completed

- 45 Levels
- 485 Units - Residential
- 125 Rooms - Hotel

E: The Mandarin | Proposed

- 37 Levels
- 99 Units - Residential
- 125 Rooms - Hotel

Ground Level

Located on the ground floor of the Liona Tower, the 11,200-square foot dining hall is created for residents and visitors alike. It features indoor and outdoor seating areas with multiple restaurants and a full-service bar. Across the park, the Rycroft Tower highlights nine infrastructure-ready, ground floor commercial spaces with approximately 500+ square-feet of exterior space, making them highly visible and easy to access.





Unit Number	Unit Type	Interior Area (Sq. Ft.)	Exterior Area (Sq. Ft.)	Storefront (LF)
R-101	Food & Beverage	1,483	318	71' - 8"
R-102*	Food & Beverage	907	761	44' - 6"
R-103	Food & Beverage	1,257	526	31' - 8"
R-104	Food & Beverage	1,214	501	30' - 0"
R-105	Food & Beverage	869	362	20' - 11"
R-106	Food & Beverage	1,268	522	31' - 5"
R-107	Food & Beverage	1,306	538	32' - 5"
R-108	Food & Beverage	935	400	23' - 9"
R-109	Food & Beverage	671	97	17' - 3"

■ Leased
■ Pending
■ Available



Unit Number	Unit Type	Interior Area (Sq. Ft.)
FH-BAR	Food & Beverage	320
FH-ANCHOR T.	Food & Beverage	1,130
F1	Food & Beverage	312
F2	Food & Beverage	418
F3	Food & Beverage	343
F4	Food & Beverage	224
F5	Food & Beverage	224
F6	Food & Beverage	241
F7	Food & Beverage	241

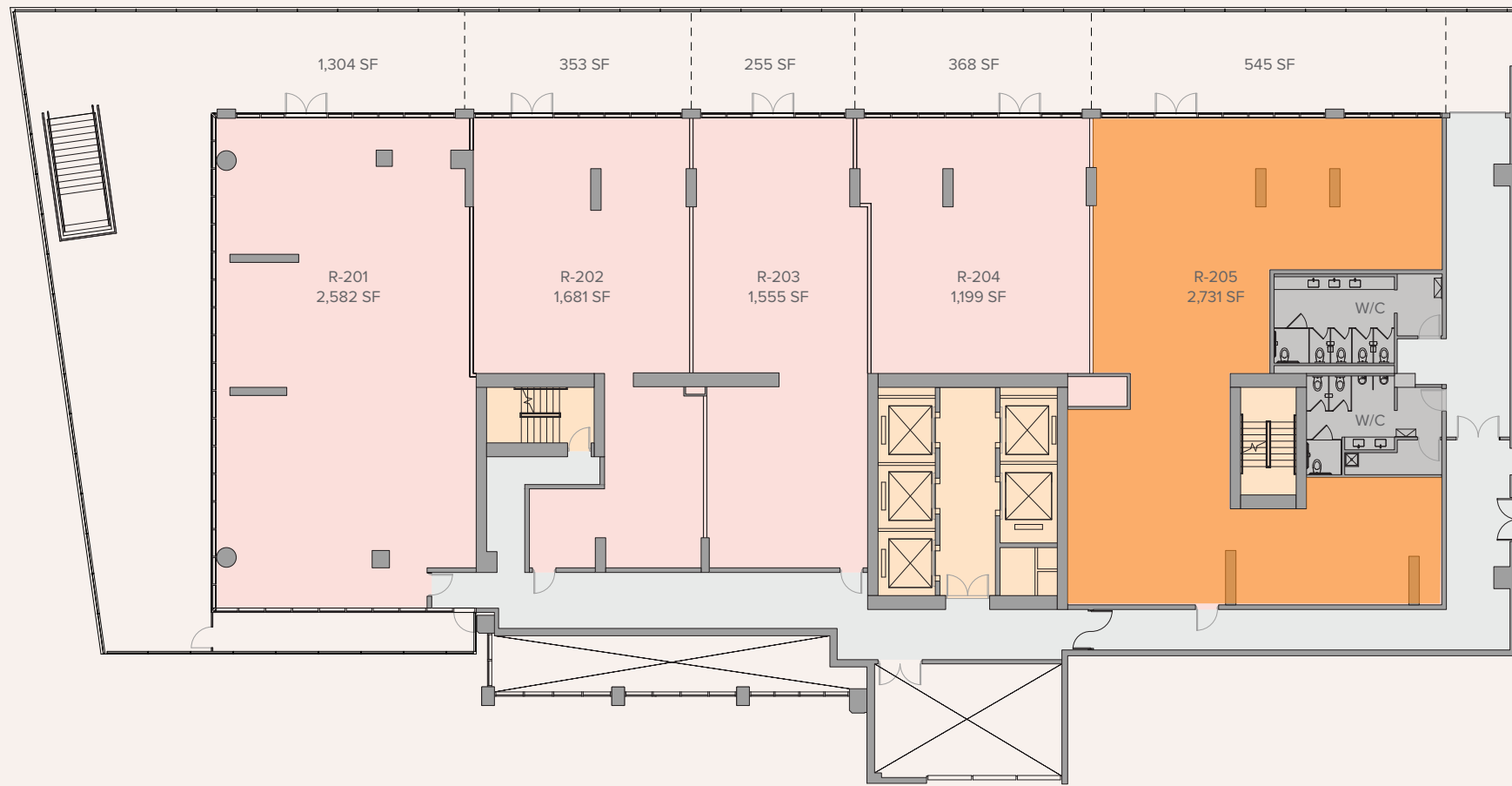
■ Leased
■ Pending
■ Available

Unit Number	Unit Type	Interior Area (Sq. Ft.)
F8	Food & Beverage	243
F9**	Food & Beverage	243
F10	Food & Beverage	220
F11*	Food & Beverage	263
F12	Food & Beverage	279

Common Area Details

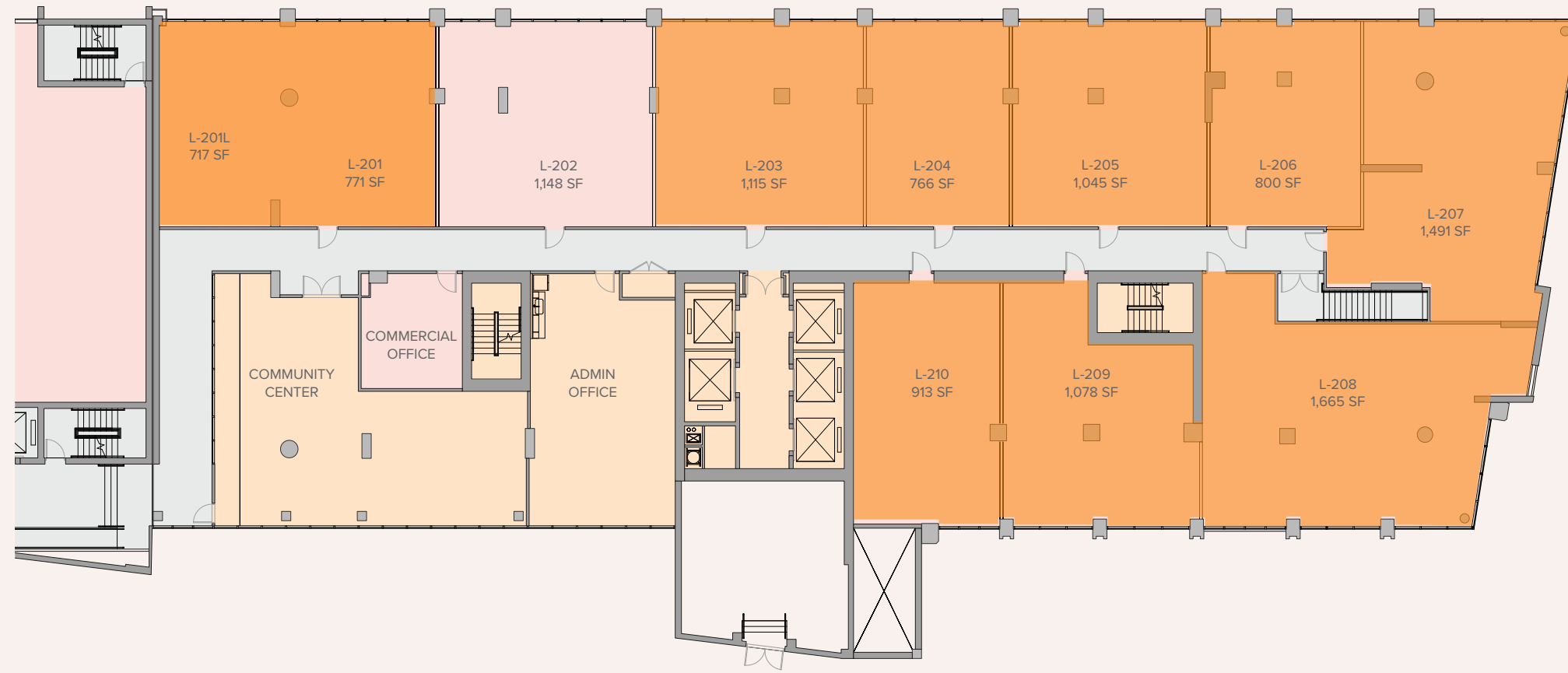
Indoor Seating Area : 7,039 SF
 Outdoor Seating Area : 5,988 SF
 BOH: 1,023 SF
 Storefront (LF) : 372' - 10"





Unit Number	Unit Type	Interior Area (Sq. Ft.)	Exterior Area (Sq. Ft.)	Storefront (LF)
R-201	Food & Beverage	2,582	1,304	137' - 3"
R-202	Food & Beverage	1,681	353	30' - 0"
R-203	Food & Beverage	1,555	255	20' - 11"
R-204	Food & Beverage	1,199	368	31' - 2"
R-205	Food & Beverage	2,731	545	46' - 6"

■ Leased
□ Available

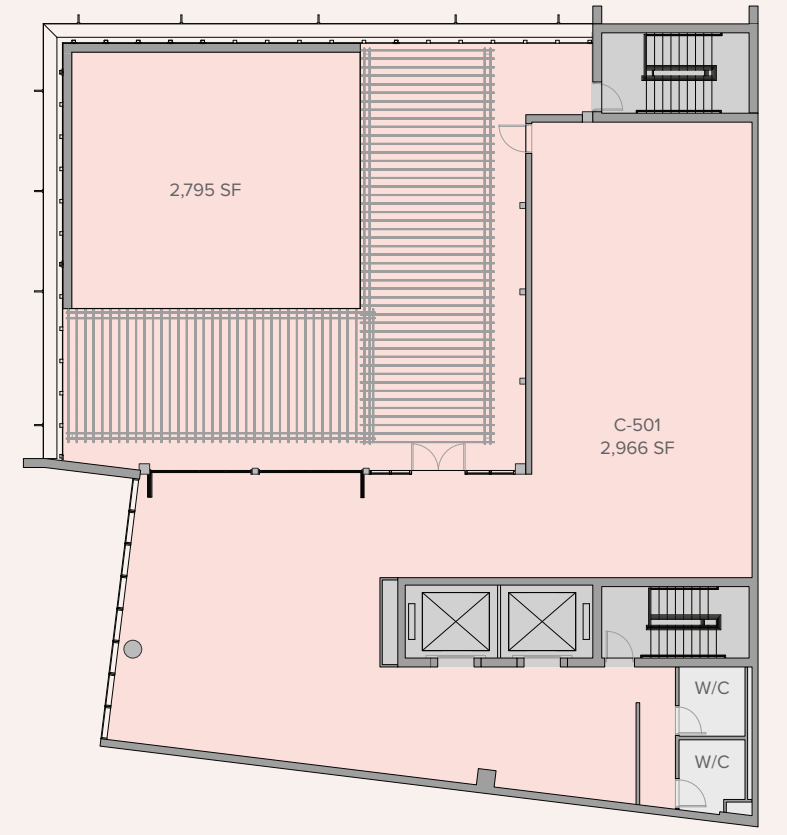
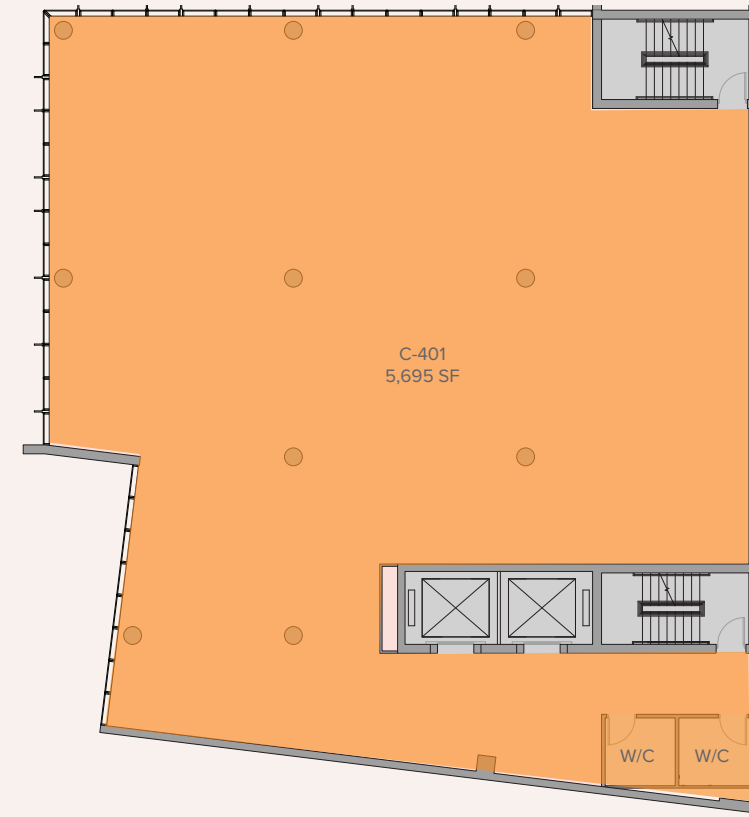
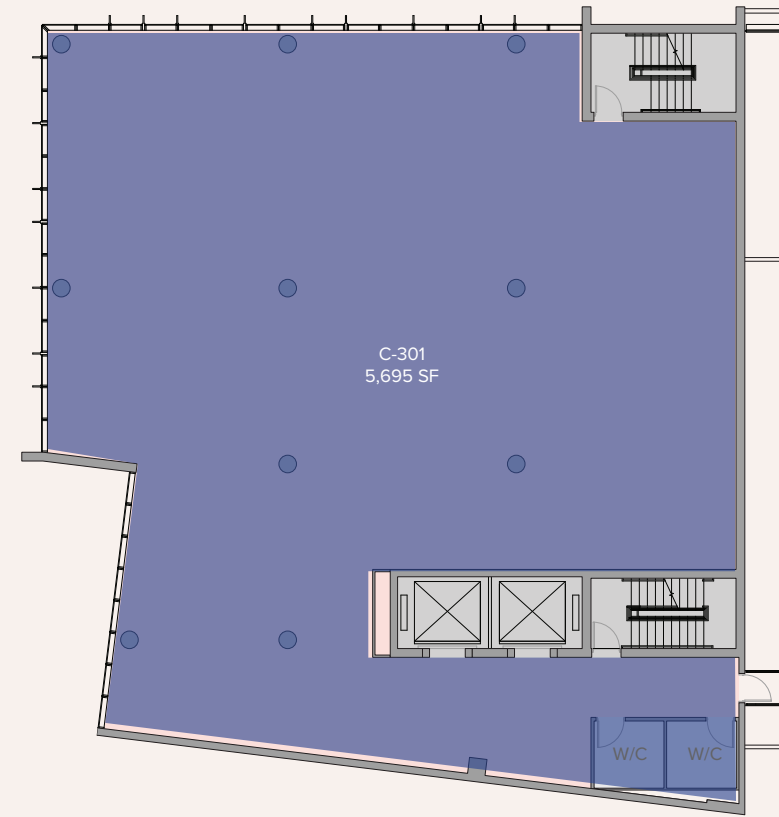
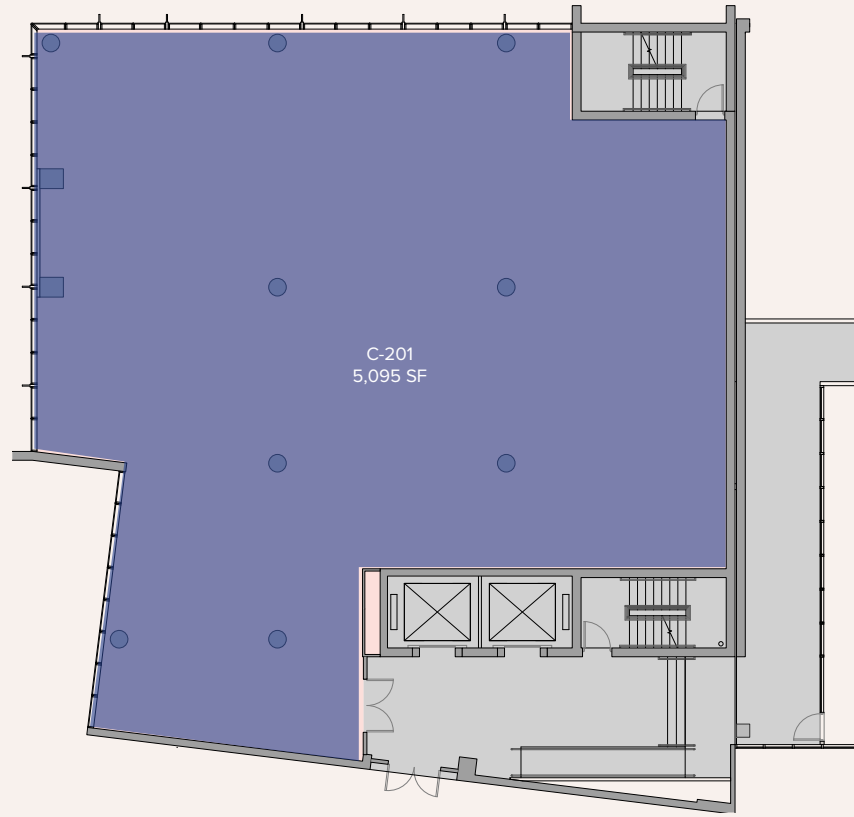


Unit Number	Unit Type	Interior Area (Sq. Ft.)	Storefront (LF)
L-201	Commercial Office	1,482	40' - 6"
L-202	Commercial Office	1,148	30' - 9"
L-203	Commercial Office	1,115	29' - 9"
L-204	Commercial Office	766	21' - 5"
L-205	Commercial Office	1,045	28' - 3"
L-206	Commercial Office	800	20' - 7"
L-207	Commercial Office	1,491	76' - 2"
L-208	Commercial Office	1,665	57' - 6"
L-209	Commercial Office	1,078	26' - 5"

■ Leased
□ Available

Unit Number	Unit Type	Interior Area (Sq. Ft.)	Storefront (LF)
L-210	Commercial Office	913	9' - 11"
L-201L	Commercial Office	717	18' - 5"





LEVEL 2

Unit Number	Unit Type	Interior Area (Sq. Ft.)	Storefront (LF)
C-201	Commercial Office	5,095	139' - 6"

LEVEL 3

Unit Number	Unit Type	Interior Area (Sq. Ft.)	Storefront (LF)
C-301	Commercial Office	5,695	139' - 6"

LEVEL 4

Unit Number	Unit Type	Interior Area (Sq. Ft.)	Storefront (LF)
C-401	Commercial Office	5,695	139' - 6"

LEVEL 5

Unit Number	Unit Type	Interior Area (Sq. Ft.)	Exterior Area (Sq. Ft.)	Storefront (LF)
C-501	Rooftop Terrace	2,966	2,795	70' - 3"

■ Pending
□ Available

■ Leased
□ Available



THE PARK
ON KE`EAUMOKU

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Developed by Keeaumoku Development LLC Architecture
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