

Office / Retail / Residential

BUILDING FOR SALE

239 Merchant St.

Honolulu HI 96813

Rare opportunity for an owner-user to acquire a **functional, stand-alone office building**. 239 Merchant consists of **two floors, each ~4,000 sq ft**, with multiple built out private offices and additional mezzanine space for storage or further work space. BMX zoning also allows for a variety of uses outside of office, including retail and/or residential. Contains its own elevator and double glass door entrance.

Excellent visibility with **ground floor windows and opportunity for signage** on Merchant Street in downtown Honolulu, near the main Post Office. Neighboring properties 233 Merchant Street and 850 Richards Street also for sale which presents the opportunity to purchase together and combine properties for redevelopment, or, purchase separately.



Unpriced

TMK
1-2-1-16-13

ZONING
BMX-4 - Business
Mixed Use

AVERAGE FLOOR SIZE
4,257 sq.ft.

BUILDING SIZE
8,514 sq.ft.

LAND AREA
4,356 sq.ft.

HIGHLIGHTS

PRIME LOCATION in downtown Honolulu

OWNER-USER OPPORTUNITY to occupy some or all of the 10,000 sf of vacancy

INVESTOR OPPORTUNITY to lease up vacancy and/or convert to residential

BMX ZONING allows for office, retail and residential use

NAMING OPPORTUNITY

CONSOLIDATE THREE PARCELS by acquiring the neighboring properties (850 Richards and 233 Merchant) to create one of the few developable footprints remaining in downtown Honolulu

Contact Info

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850 Richards St.

239 Merchant St.

233 Merchant St.



for sale
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239 MERCHANT ST.
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