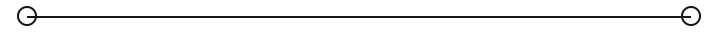


**LEASE**

# 74-5487 Kaiwi Street - Building A

**74-5487 KAIWI STREET - BUILDING A**

Kailua Kona, HI 96740



**PRESENTED BY:**

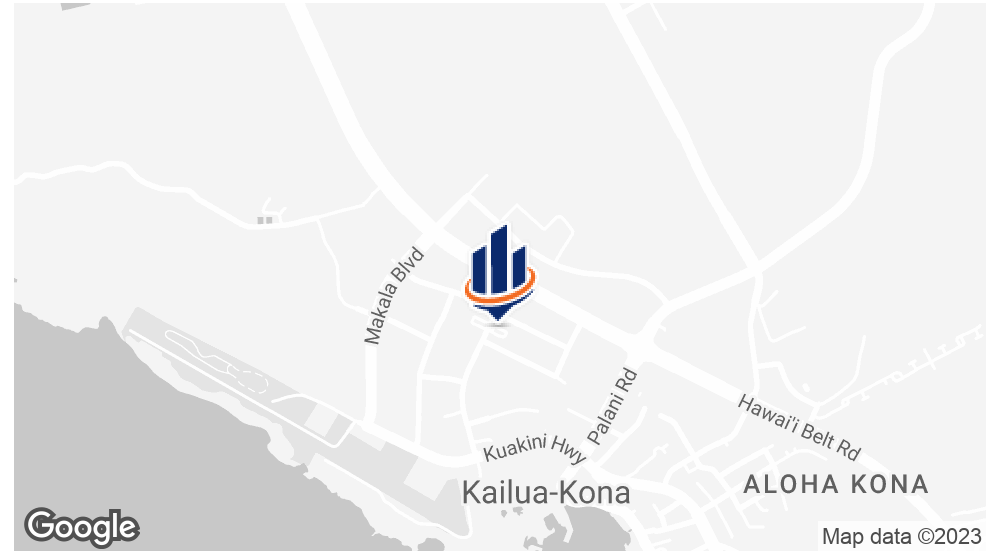
**GREGORY G. OGIN**

O: 808.329.6446

[gogin@svn.com](mailto:gogin@svn.com)

HI #RB-16053

# PROPERTY SUMMARY



<b>LEASE RATE</b>	<b>\$2.25 SF/MONTH</b>
-------------------	------------------------

## OFFERING SUMMARY

<b>BUILDING SIZE:</b>	12,991 SF
<b>AVAILABLE SF:</b>	12,991 SF
<b>LOT SIZE:</b>	1.002 Acres
<b>YEAR BUILT:</b>	2007
<b>ZONING:</b>	MG-1a
<b>MARKET:</b>	HI-Hawaii

### GREGORY G. OGIN

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## PROPERTY OVERVIEW

Space is equipped for a small Whole Foods type concept or a large warehouse space. Space is air conditioned and equipment from former operator in place. Includes kitchen, hood, grease trap, refrigerators and back of house delivery. Long term lease until 09/30/2035.

## PROPERTY HIGHLIGHTS

- High visibility
- Ample parking
- Air conditioning
- Commercial kitchen equipment
- At grade roll up door for easy loading/unloading
- Upstairs apartment with private restroom

## ADDITIONAL PHOTOS



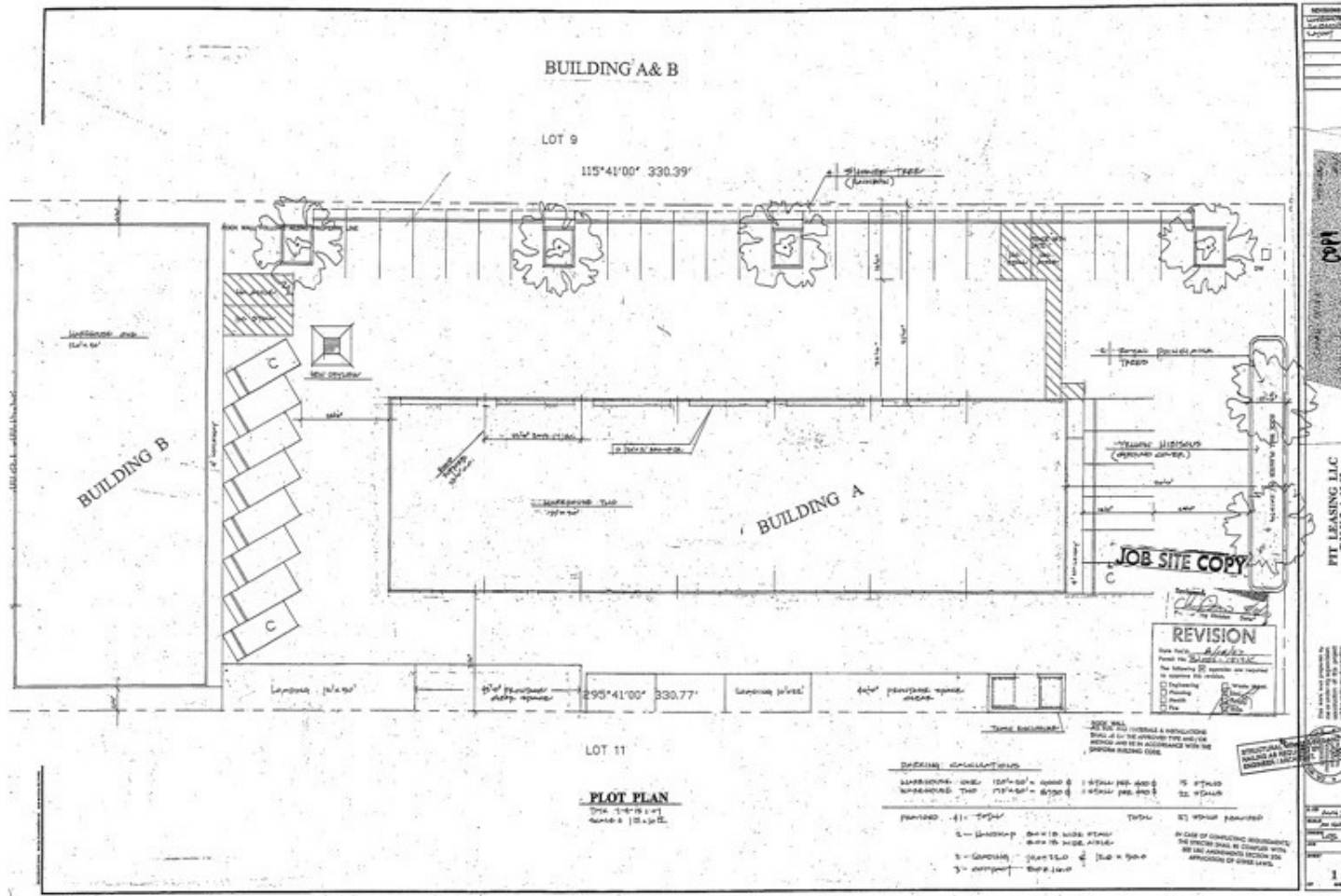
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# SITE PLANS



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# LOCATION MAP



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# DEMOGRAPHICS MAP & REPORT

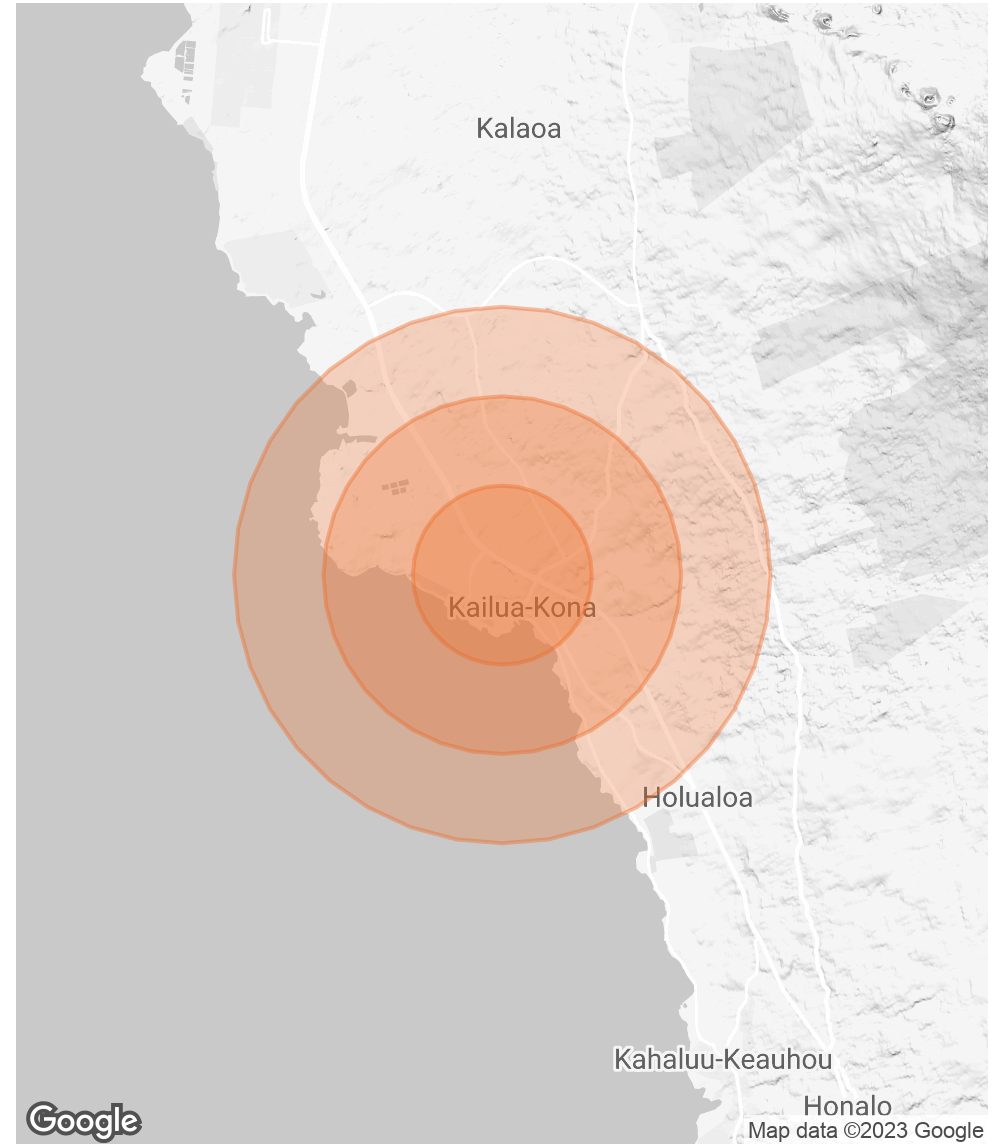
## POPULATION

	1 MILE	2 MILES	3 MILES
<b>TOTAL POPULATION</b>	1,259	8,425	19,107
<b>AVERAGE AGE</b>	36.0	36.8	39.9
<b>AVERAGE AGE (MALE)</b>	33.6	33.2	36.5
<b>AVERAGE AGE (FEMALE)</b>	41.8	41.4	43.0

## HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
<b>TOTAL HOUSEHOLDS</b>	528	3,432	7,805
<b># OF PERSONS PER HH</b>	2.4	2.5	2.4
<b>AVERAGE HH INCOME</b>	\$66,509	\$69,593	\$81,187
<b>AVERAGE HOUSE VALUE</b>	\$372,342	\$416,334	\$489,129

\* Demographic data derived from 2020 ACS - US Census



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SVN | GO COMMERCIAL 6