



PEARL CITY PLAZA

RETAIL OPPORTUNITY WITH EXCELLENT
KAMEHAMEHA HIGHWAY VISIBILITY



PEARL CITY PLAZA

H-1 FREEWAY

PUU PONI STREET

KAMEHAMEHA HIGHWAY

WAIMANO HOME ROAD



97-719 Kamehameha Highway
Pearl City, Hawaii 96782





PROPERTY DETAILS

| | |
|------------------|---|
| Address | 97-719 Kamehameha Highway, Pearl City, HI 96782 |
| Base rent | Office - \$2.00 / sf / mo. Flex Retail - \$2.50 / sf / mo. Street Front Retail - \$4.50 / sf / mo. Warehouse - \$1.75 / sf / mo. |
| OPEX | \$1.60 / sf / mo. |
| CAM | \$1.13 / sf / mo. |
| Term | 3 - 5+ Years |
| Parking | Customer parking available Reserved parking \$50 / stall / mo. |

- Average Daily Traffic along Kamehameha Highway fronting the Property is approximately 22,900 vehicles
- Close proximity to Pearl Highlands Center
- 1.25 miles from the Pearlridge Rail Station

3-MILE AREA DEMOGRAPHICS

115,549
2024 population

42.2
Median age

35,390
Households



KAMEHAMEHA HIGHWAY



AVAILABILITIES

| USE | SUITE | SIZE (SF) | BASE RENT / MO. | CAM / MO. | DESCRIPTION |
|-----------|----------------|----------------|-----------------|-----------|---|
| OFFICE | C300 | 4,471 | \$2.00 | \$1.13 | Full floor opportunity |
| OFFICE | A104 | 375 | \$2.50 | \$1.13 | Streetfront retail showroom |
| OFFICE | B100 | 1,800 | \$2.50 | \$1.13 | Features reception area, 3 private offices, back of house storage |
| RETAIL | B102 | 1,397 | \$2.50 | \$1.13 | Flex/Retail |
| RETAIL | B106 | 1,962 | \$2.50 | \$1.13 | Flex/Retail |
| RETAIL | C104 | 1,171 | \$4.50 | \$1.13 | Streetfront retail |
| WAREHOUSE | W305A W305B | 1,441 1,781 | \$1.75 | \$1.13 | Small warehouse with mezzanine |



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Pearl City Plaza is owned by the Harry and Jeanette Weinberg Foundation, which is dedicated to meeting the basic needs of people experiencing poverty. Grants made by the Foundation support organizations that focus on supporting organizations that serve older adults, women and children at risk, people with disabilities, veterans, and the Jewish community in the areas of Housing, Health, Jobs, Education, and Community Services.

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