



377 KEAHOLE ST
HONOLULU, HI 96825

**HAWAII
KAI**
SHOPPING
CENTER



CBRE



Hawaii Kai Shopping Center

This grocery anchored Shopping Center serves the Hawaii Kai community from Waimanalo through Portlock and beyond. Built in 1982, the center is home to Safeway, Long's Drugs and McDonald's, as well as a number of local businesses including health and beauty, local foods, a vibrant coffee shop and two branches of The Queen's Medical Center.

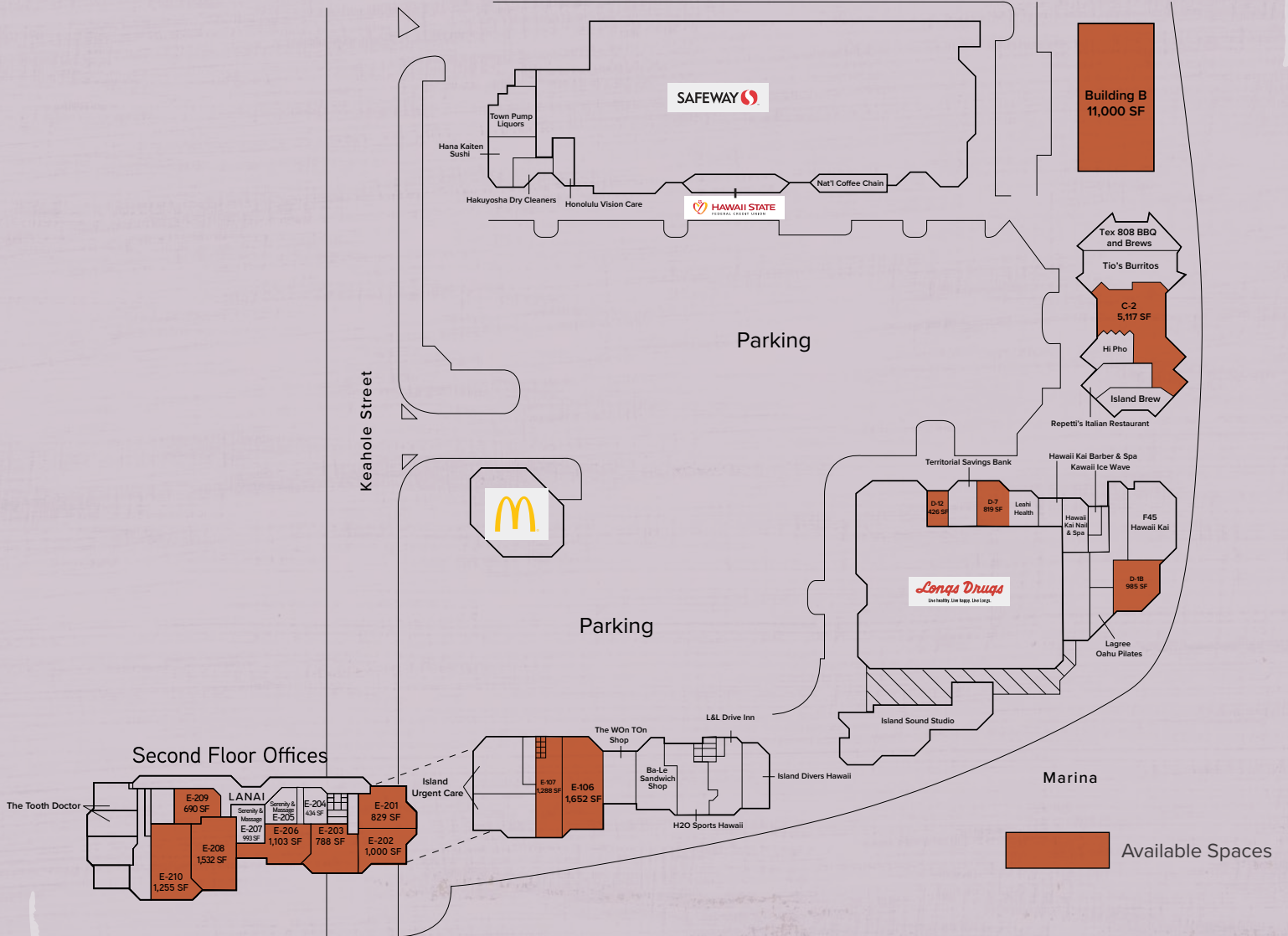
With a population of more than 40,000 residents within a 3-mile radius, and a median income of \$178,678 Hawaii Kai Shopping Center offers a unique opportunity for business operators looking to reach an affluent neighborhood.



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Site Plan



Spaces Available

SPACE SF

BUILDING B 11,000 SF

Rare single tenant offering of a former medical office, built out with reception area, private offices, and exam rooms. Waterfront location with exceptional marina views.

C-2 5,117 SF

Extremely rare opportunity to lease a second generation, waterfront restaurant in the East Honolulu market. This space is complete with a turn-key kitchen, large dining area, waterfront patio for outdoor seating, dock access, and expansive marina views.

D-1B 985 SF

Office space/reception and 3 private offices – with marina views. Excellent potential for medical/real estate. Immediate availability.

D-7 819 SF

Clean space with great visibility, built out perfectly for general retail use and easily adaptable to accommodate a variety of concepts.

D-12 426 SF

This is an extremely rare, smaller retail space with plumbing. Suitable for multiple types of retail and light food use.

E-106 1,652 SF

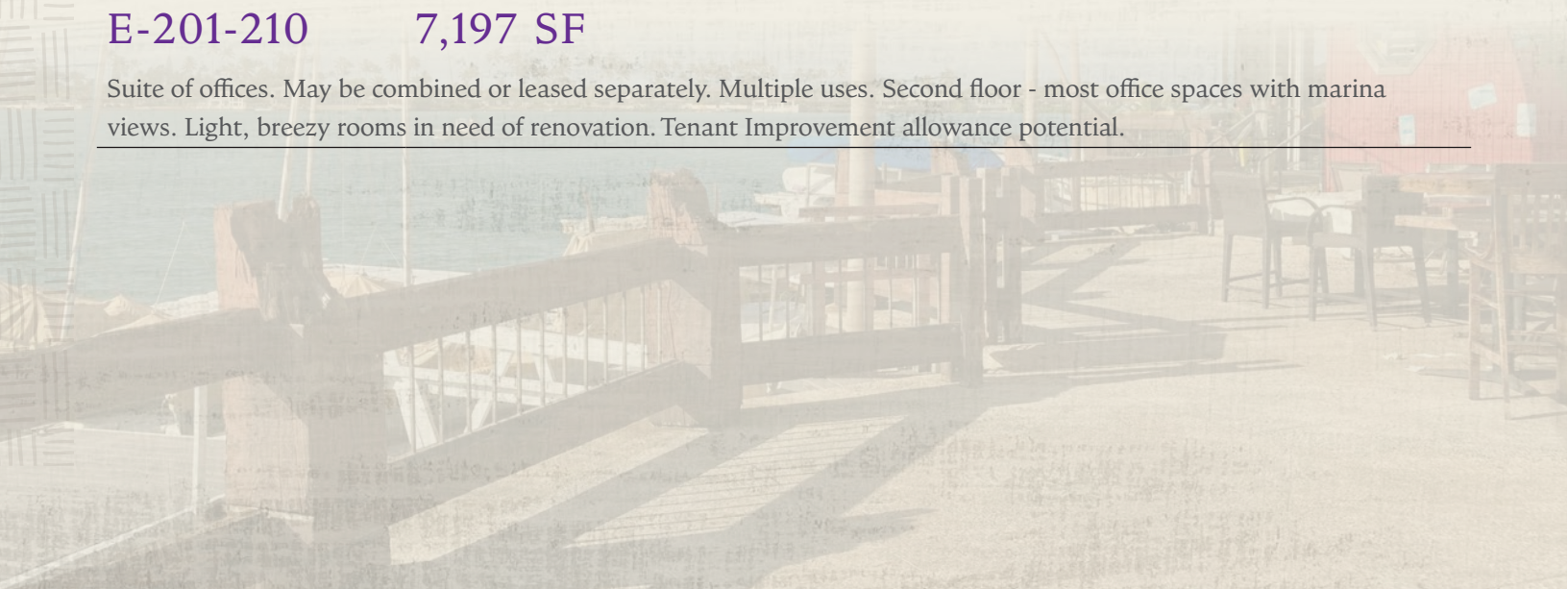
Former Health office. Perfect for office or retail space. Ideal for medical users or lab use.

E-107 1,288 SF

This clean, bright space close to the Marina offers an exciting opportunity for a hair salon, beauty salon or any retailer requiring water for their business. Currently a fully set up hair salon. Ideal for same use, or other health, and beauty or light food/retail use.

E-201-210 7,197 SF

Suite of offices. May be combined or leased separately. Multiple uses. Second floor - most office spaces with marina views. Light, breezy rooms in need of renovation. Tenant Improvement allowance potential.



Property Highlights

- > Prosperous community with average income more than double the national average
- > Residences include highly desirable area: Portlock, Mariner's Ridge, Queen's Gate
- > Strong neighborhood community and daytime population
- > Sole grocery-anchored center in area
- > Some tourist trade from nearby beaches and popular attractions

The Hawaii Kai Shopping Center sits right by the Keahupuaomaunlua Pond in the Hawaii Kai neighborhood on the southeastern shore of the island of Oahu in Honolulu, Hawaii. The Center serves the local community's enthusiasm for water activities and provides docks for residents to access the pond.

KEAHUPUAOMAUNALUA POND

Keahupuaomaunlua (Kuapā) Keahupuaomaunlua means “the shrine of the baby mullet at Maunlua.” Keahupuaomaunlua is the 523-acre Maunlua fishpond, also known as Kuapā. Kuapā literally means “fishpond wall,” and a loko kuapā is one type of fishpond that utilizes a stone wall. Keahupuaomaunlua was the largest loko kuapā in Hawai'i. Its kuapā was about 5000 feet long. Hawaiians raised Mullet or ‘ama‘ama in the fishpond. It is said that the pond was partially constructed by Menehune, and was connected through an underground tunnel to Ka‘elepulu fishpond in Kailua.

Reference:
 - Handy, E.S. Craighill, Elizabeth Green Handy, and Mary Kawena Puku'i. *Native Planters in Old Hawai'i*. Honolulu: Bishop Museum Press, 1991.
 - McAllister, Gilbert J. *Archaeology of O'ahu*. Honolulu: Bishop Museum, 1933. --
 - Puku'i, Mary Kawena, Samuel H. Elbert, and Esther T. Mookini. *Place Names of Hawaii*. Honolulu: University of Hawai'i Press, 1976.
 - Stump, Jane Barr. *Our Hawai'i Kai: A History of Hawai'i Kai and Maunlua Book 1, Manuscript*. Hanauma Bay Education Program Library



Demographics

	1 MILE	3 MILES	5 MILES
POPULATION	12,029	40,524	63,464
Households	4,474	14,641	21,797
Ave. Household Income	181,177	181,275	185,597
EDUCATION			
(Bachelor's Degree or Higher)	5,385	18,341	26,562

Rents

\$4.00 to \$6.00 PSF per month

CAM

On Request

Term

3-10 Years

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