

FOR LEASE

RETAIL FOR LEASE



MAUI LAND
& PINEAPPLE COMPANY INC.



**HALI'IMAILE
TOWN
CENTER**

870 HALI'IMAILE RD
MAKAWAO, HI 96768





THE PROPERTY

Escape the ordinary and immerse yourself in the easygoing, paniolo lifestyle of Upcountry, Maui. An agricultural gem, the area is known for its rolling hills that provided for decades of diverse agriculture and ranching. Today, local businesses are embracing Upcountry's re-emerging heritage. Culinary experiences and agricultural tours share the authenticity of Maui. Indulge in Upcountry's rich history and deep culture that you won't find anywhere else.

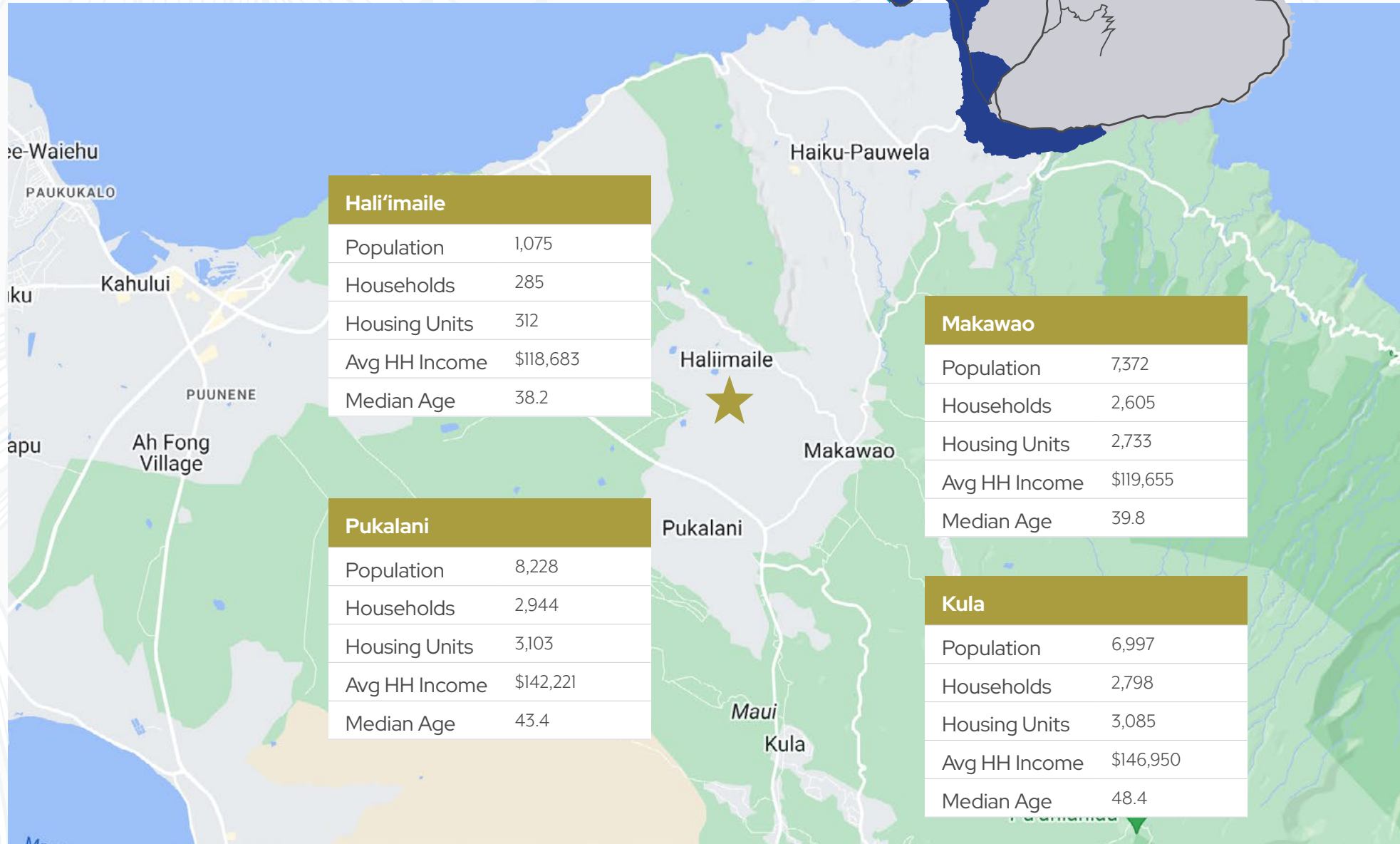
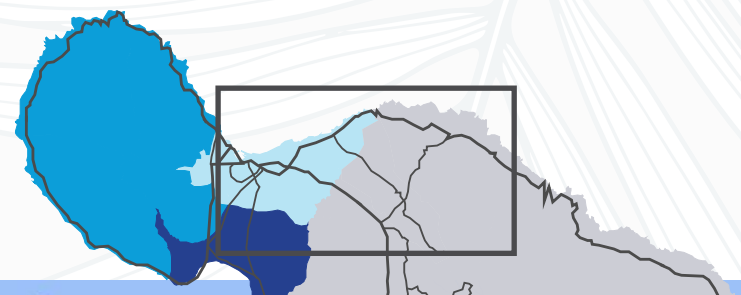


Property Info

Submarket	Makawao
TMK Number	(2) 2-4-001-023 & (2) 2-5-003-018
Total Building Size	50,000 square feet
Term	3 - 10 years
Rate	Contact Agent
Operating Expenses	\$0.3887 PSF/Mo (Estimated for 2026)

Hali'imaile Town Center is flourishing with residential opportunities for Maui families and fronts one of Upcountry's busiest thoroughfares, Hali'imaile Road. The growing village is attracting an array of makers and manufacturers because it is an Opportunity Zone, providing tax incentives for businesses launched in the town. Creativity and connection to this special place has guided the success of renowned restaurant, Hali'imaile General Store, and a visitor favorite for Maui-made treasures, Makai Glass. Centrally located, Hali'imaile Town Center is a 15 minute drive from Kahului Airport and less than 10 minutes from Pukalani and Makawao Town.

NORTH MAUI DEMOGRAPHICS



Hali'imaile	
Population	1,075
Households	285
Housing Units	312
Avg HH Income	\$118,683
Median Age	38.2

Pukalani	
Population	8,228
Households	2,944
Housing Units	3,103
Avg HH Income	\$142,221
Median Age	43.4

Makawao	
Population	7,372
Households	2,605
Housing Units	2,733
Avg HH Income	\$119,655
Median Age	39.8

Kula	
Population	6,997
Households	2,798
Housing Units	3,085
Avg HH Income	\$146,950
Median Age	48.4

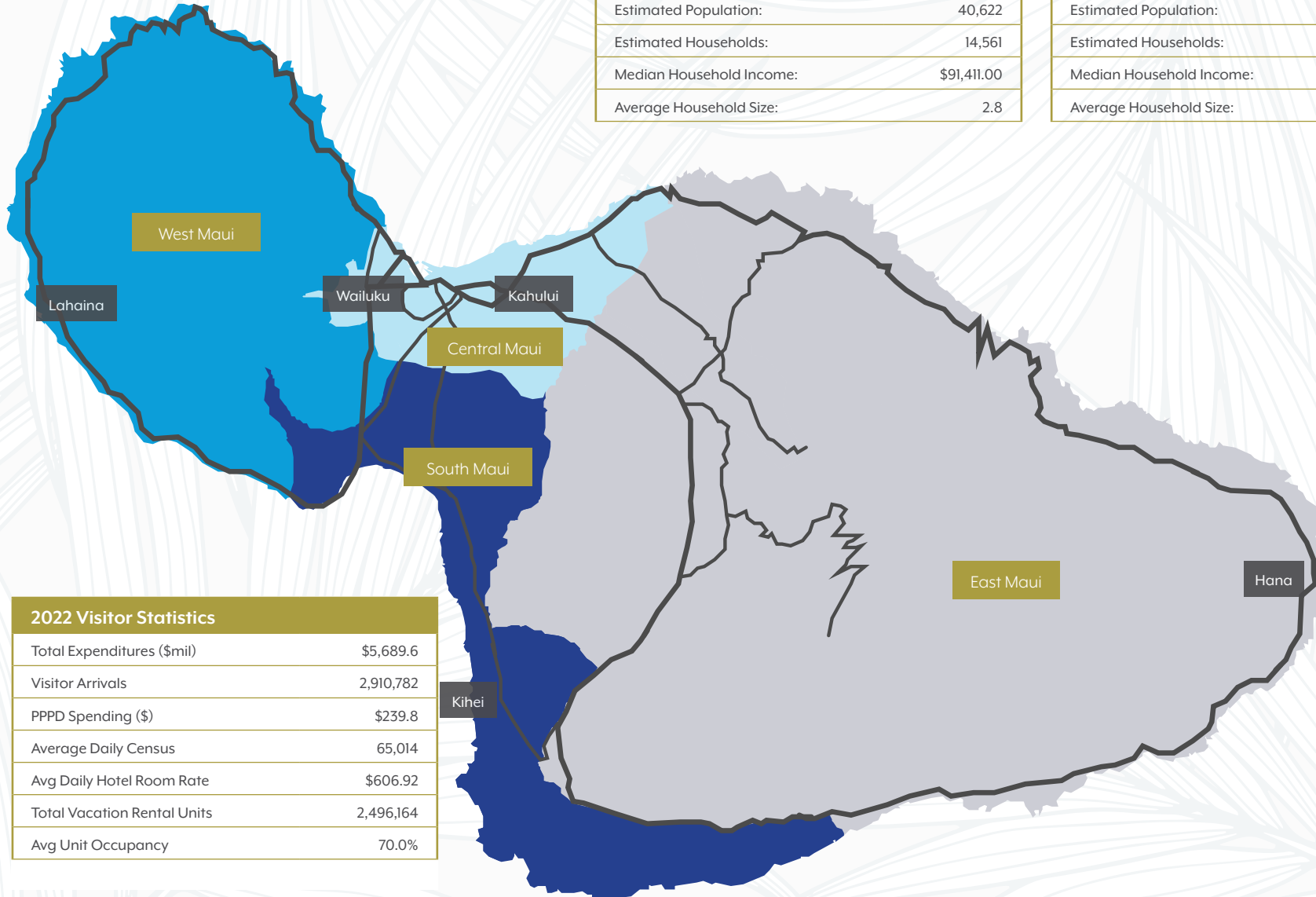
MAUI DEMOGRAPHICS

West Maui	
Estimated Population:	33,877
Estimated Households:	11,166
Median Household Income:	\$95,463.00
Average Household Size:	3.0

Central Maui	
Estimated Population:	51,435
Estimated Households:	15,182
Median Household Income:	\$83,261.00
Average Household Size:	3.3

East Maui	
Estimated Population:	40,622
Estimated Households:	14,561
Median Household Income:	\$91,411.00
Average Household Size:	2.8

South Maui	
Estimated Population:	28,265
Estimated Households:	11,134
Median Household Income:	\$89,573.00
Average Household Size:	2.5



2022 Visitor Statistics	
Total Expenditures (\$mil)	\$5,689.6
Visitor Arrivals	2,910,782
PPPD Spending (\$)	\$239.8
Average Daily Census	65,014
Avg Daily Hotel Room Rate	\$606.92
Total Vacation Rental Units	2,496,164
Avg Unit Occupancy	70.0%



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