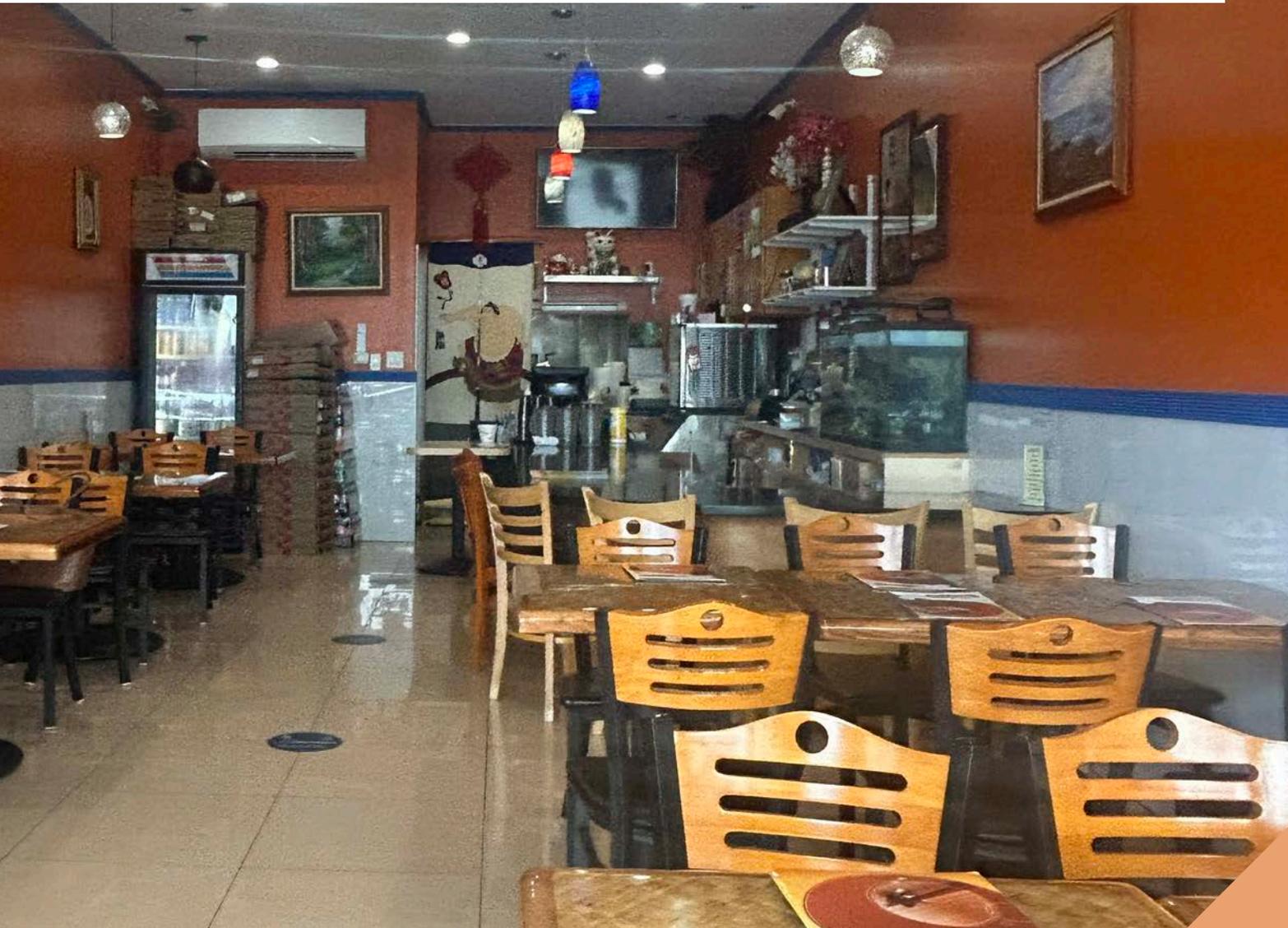


PRIME KANEOHE RESTAURANT KANEOHE BAY SHOPPING CENTER

Available for Lease Assignment with FF&E Sale

46-047 KAMEHAMEHA HWY, KANEOHE, HI 96744



CBRE

PROPERTY HIGHLIGHTS

Overview

This is a highly desirable, second generation, fully turn-key restaurant space in Kaneohe.

This extremely popular Japanese-style restaurant has been successful for more than two decades, and has recently undergone a full refurbishment.

Ideally located for an owner operator wishing to work and live in the bustling and beautiful Windward side of Oahu

Restaurant Details

The restaurant is fully turn-key and has been recently renovated so a new owner has no down time for permits or renovations.

Arranged to accommodate dine-in and take out orders, the space also has a small bar, which could be extended if a liquor license is required by new owners.

Improvements have included:

- Floor to ceiling kitchen and dining room painting and refurbishing
- New dining room furniture and accessories

Equipment includes: Ice Machine, new Mitsubishi air conditioners, beverage refrigerator with glass doors and all new LED lighting throughout dining room

One restroom – completely refurbished





Kitchen

- Built-in Walk in Freezer
- Three-door True refrigerator
- Four-door True salad/cold prep refrigerator
- Single-door True under counter refrigerator
- Stove and cooking equipment imported from Japan
- Frymaster deep fryer
- New hot water tank
- New grease interceptor installed
- New plumbing and underground waste pipe installed
- New back door
- Professional monthly maintenance of hood system
- All inventory and equipment in excellent, regularly maintained and clean condition

**This listing is by appointment only.
Please do not contact owners or disturb patrons.**



Location

Within the busy and highly populated, grocery anchored Kaneohe Bay Shopping Center, the restaurant has ample parking and is neighbors with Panda Express and multiple local and national businesses.

Directly opposite Windward Mall, the business benefits from high visibility from busy intersection and from volume of traffic and visitors to busy Windward Mall.

An excellent location for any experienced restaurant owner looking to expand their business to the Windward side, – and for a well prepared start-up operator, it offers a strong chance for success.

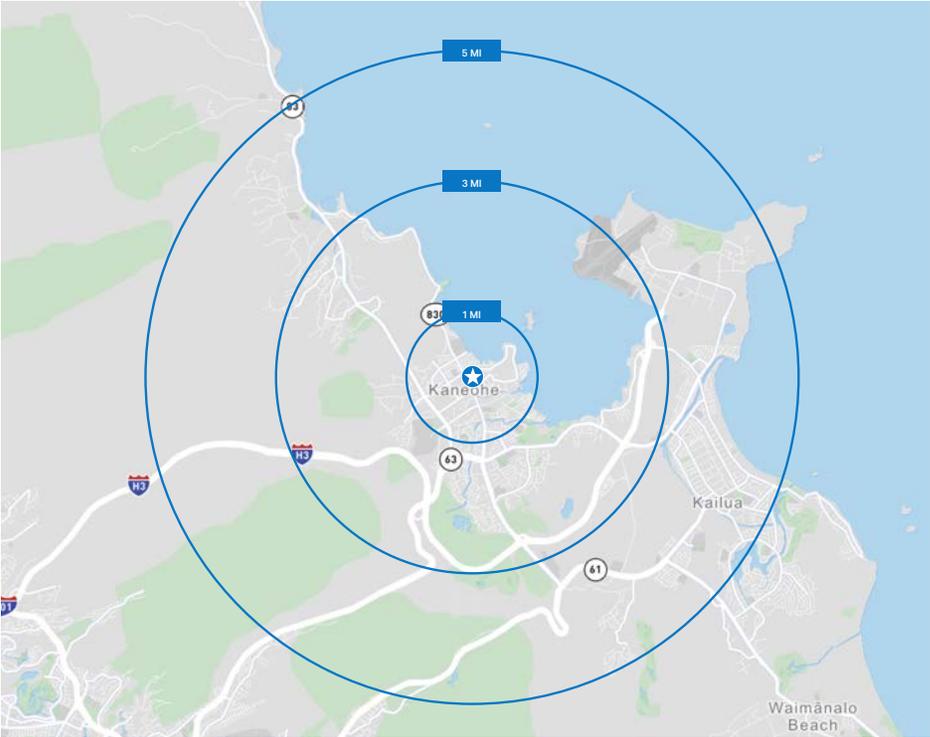
Space Details

Lease Term	Through December 31, 2028
Size	973 SF
Premium Price	On Request
Base Rent	7,992
CAM	On Request
Percentage Rent	8
Available	Immediately

AERIAL MAP



DEMOGRAPHICS



Demographics	1 Mile	3 Miles	5 Miles
2025 Population	21,061	52,301	96,273
2025 Households	7,009	16,928	30,692
2025 Average Household Income	\$147,326	\$163,628	\$164,295
2025 Daytime Workers	5,450 34.5%	13,614 34.4%	31,218 40.6%
2025 Businesses	567	1,076	2,402

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CONTACTS

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CBRE

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