



**OBSIDIAN**  
REAL ESTATE HAWAII



809 Kinau Street

# For Sale

## Kinau Street Apartment Building



# 809 Kinau Street

Honolulu, HI 96814

TMK: 1-2-1-041-014

### Property Features

- \$8M (6% Pro-forma, 4.17% on Existing Income)
- Fee Simple
- Well Maintained
- Concrete Construction
- Year Built: 1961
- Separate Electric & Gas Meters
- Elastomeric Roof Coating
- Laundry Facility on Site
- Each Unit Features a Full Kitchen & Private Lanai
- Pet Friendly Building



LAND AREA	13,322 SF
BUILDING AREA	11,934 SF
TOTAL UNITS	27 1 Bedrooms
TOTAL PARKING	21 Stalls

For more information:

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345 Queen Street, Suite 608  
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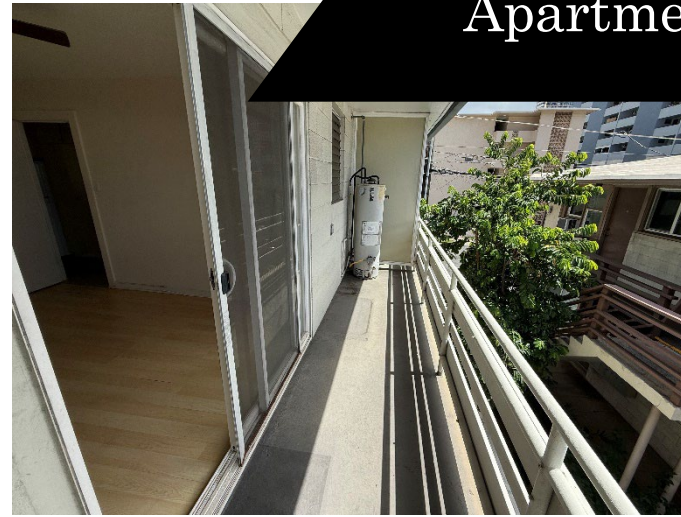
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## Typical Unit Pictures

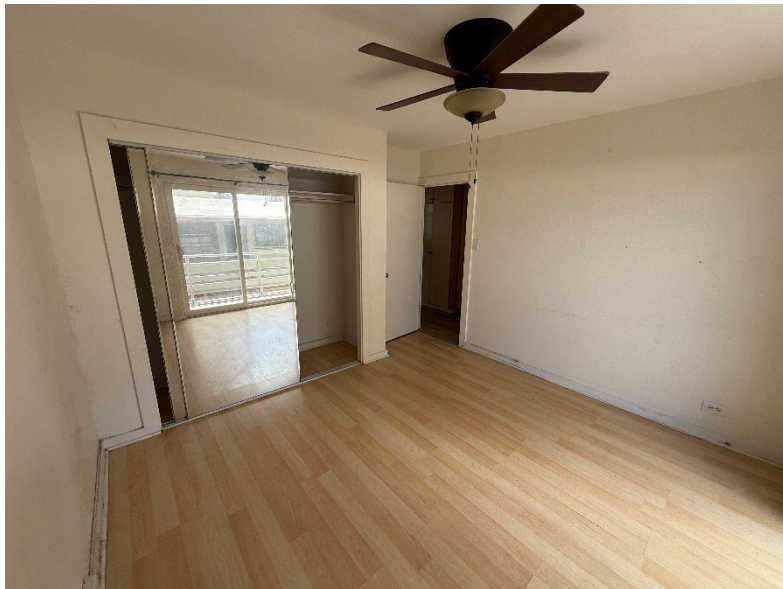
**For Sale**  
**Kinau Street**  
**Apartment Building**



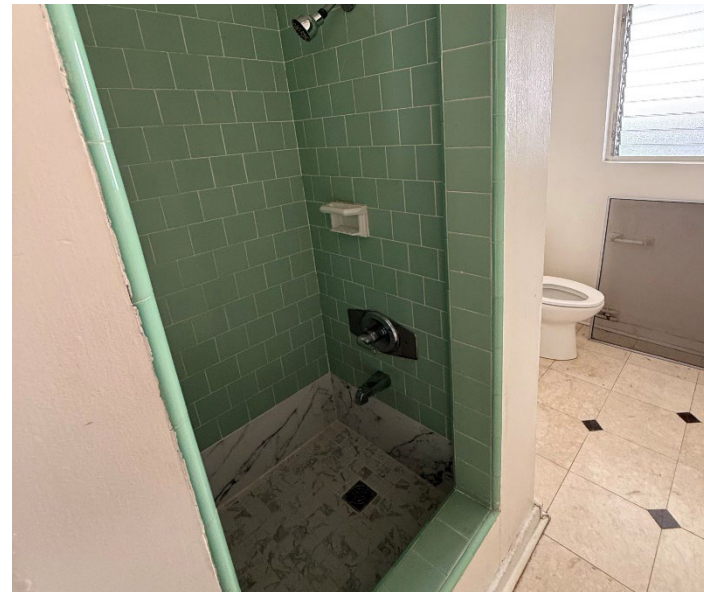
**Living Room / Kitchen**



**Balcony**



**Bedroom**



**Bathroom**

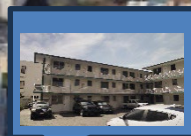


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### Owner Benefits:

- Immediate Cash Flow w/ Room to Raise Rents
- Short Term Leases
- Appreciation Over Time Due to Market Demand
- Tax Advantages
- Inflation Hedge
- Stability & Economies of Scale Due to High Rental Demand

### For more information:

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[www.obsidianhawaii.com](http://www.obsidianhawaii.com)

### Location Advantages:

- Convenient Location w/ easy H-1 Freeway Access in Either Direction
- A Short Walk to Ward Village, Restaurants, Essential Services, Blaisdell Concert Hall City & County Parks, and Public Transportation
- A 5-Minute Drive to Downtown Honolulu
- A 10-Minute Drive to Ala Moana Shopping Center & Waikiki



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