



PRIME RETAIL LEASING OPPORTUNITY IN THE CENTER OF KAPOLEI



800 Kamaaha Ave., Kapolei, HI 96707

SPACE AVAILABLE FROM 1,052 SF TO 3,357 SF

CBRE



DREAMHOUSE CENTER

FOR LEASE

GROUND FLOOR RETAIL SPACE WITH PRIME STREET FRONTAGE

Dreamhouse Retail Center is centrally located at the corner of and accessible from Kama'aha Ave. & Manawai Street leading into Downtown Kapolei. The site is adjacent to the Kapolei Regional Park and the Kapolei Library and close to Island Pacific Academy.

- Ample parking (Approximately 1:300 sf parking ratio)
- Corner units have access to a central grease trap; perfect for a coffee shop or restaurant
- Less than a mile away from the H-1

CO-TENANT SYNERGY

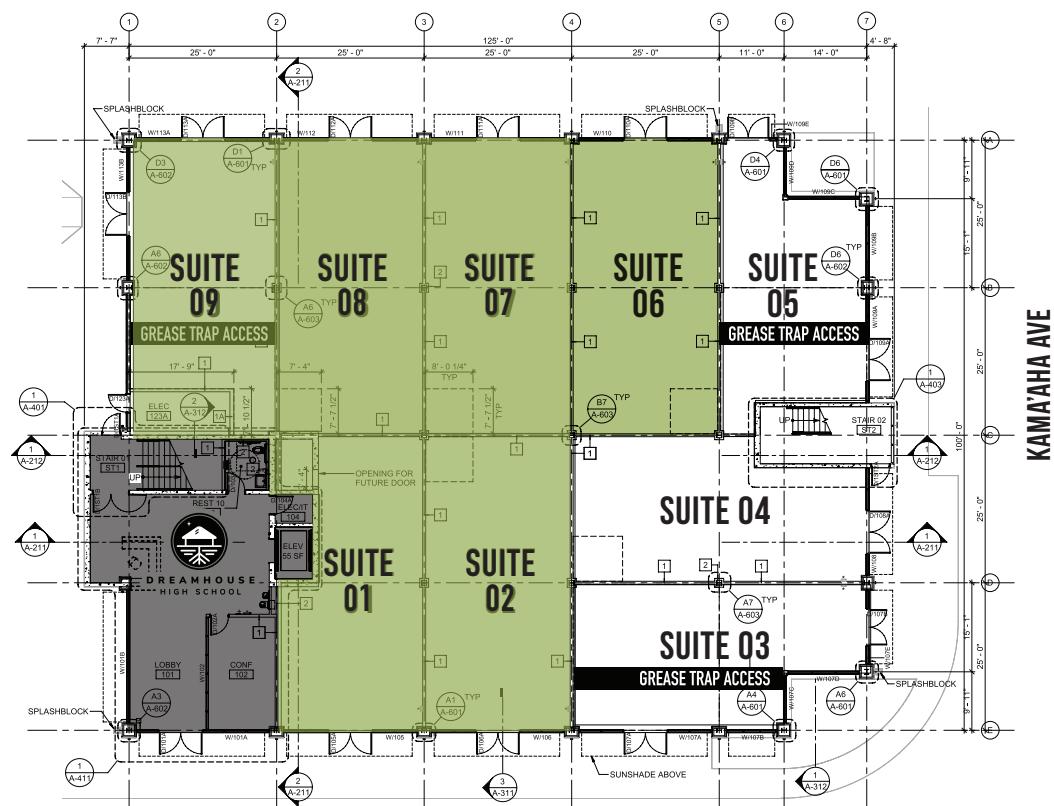
Retail occupants have access to many potential customers associated with other occupants on-site including:

- 400 student Dreamhouse High School on floors 2 & 3
- 100-child Cole Academy preschool on site
- 200 daily customers visiting the Social Security Administration regional headquarters

SUITE	SQ. FEET	BASE RENT PSF/MO	CENTRAL GREASE TRAP ACCESS
03	1,136	\$4.25	YES
04	1,169	\$3.75	NO
05	1,052	\$4.25	YES

 AVAILABLE

 LEASED

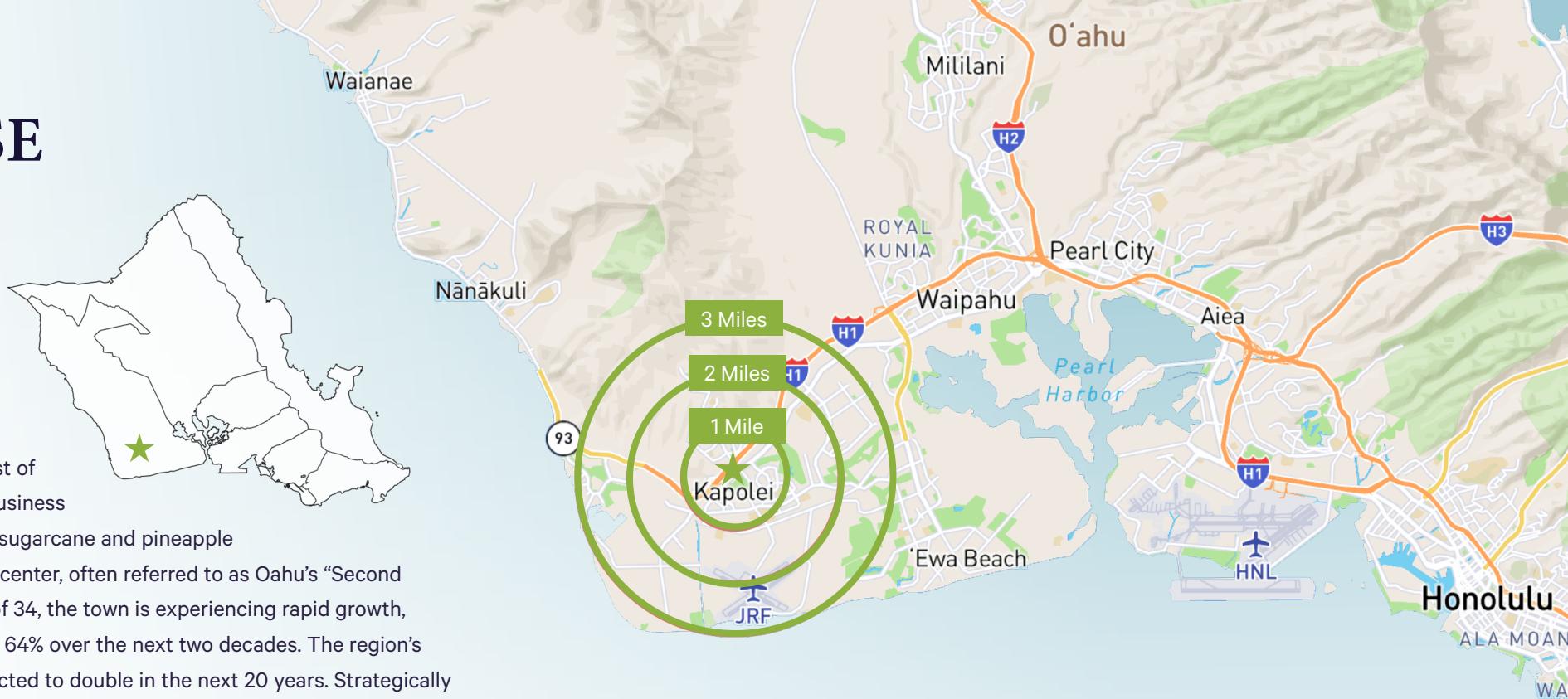




DREAMHOUSE CENTER

KAPOLEI HAWAII AT A GLANCE

Kapolei, located on Oahu's south shore about 25 miles west of downtown Honolulu, is emerging as a prime location for business and development. Once an agricultural area known for its sugarcane and pineapple production, Kapolei has transformed into a thriving urban center, often referred to as Oahu's "Second City." With a population of over 15,000 and a median age of 34, the town is experiencing rapid growth, with projections indicating a population increase of nearly 64% over the next two decades. The region's economic prospects are equally promising, with jobs expected to double in the next 20 years. Strategically situated near major transportation routes, including the H-1 Freeway, Kapolei offers easy access to the Daniel K. Inouye International Airport and is surrounded by beautiful landscapes like the Waianae mountain range and the Waianae Coast. As development continues, Kapolei is poised to become a major business hub, attracting investment and fostering economic growth on the island of Oahu.

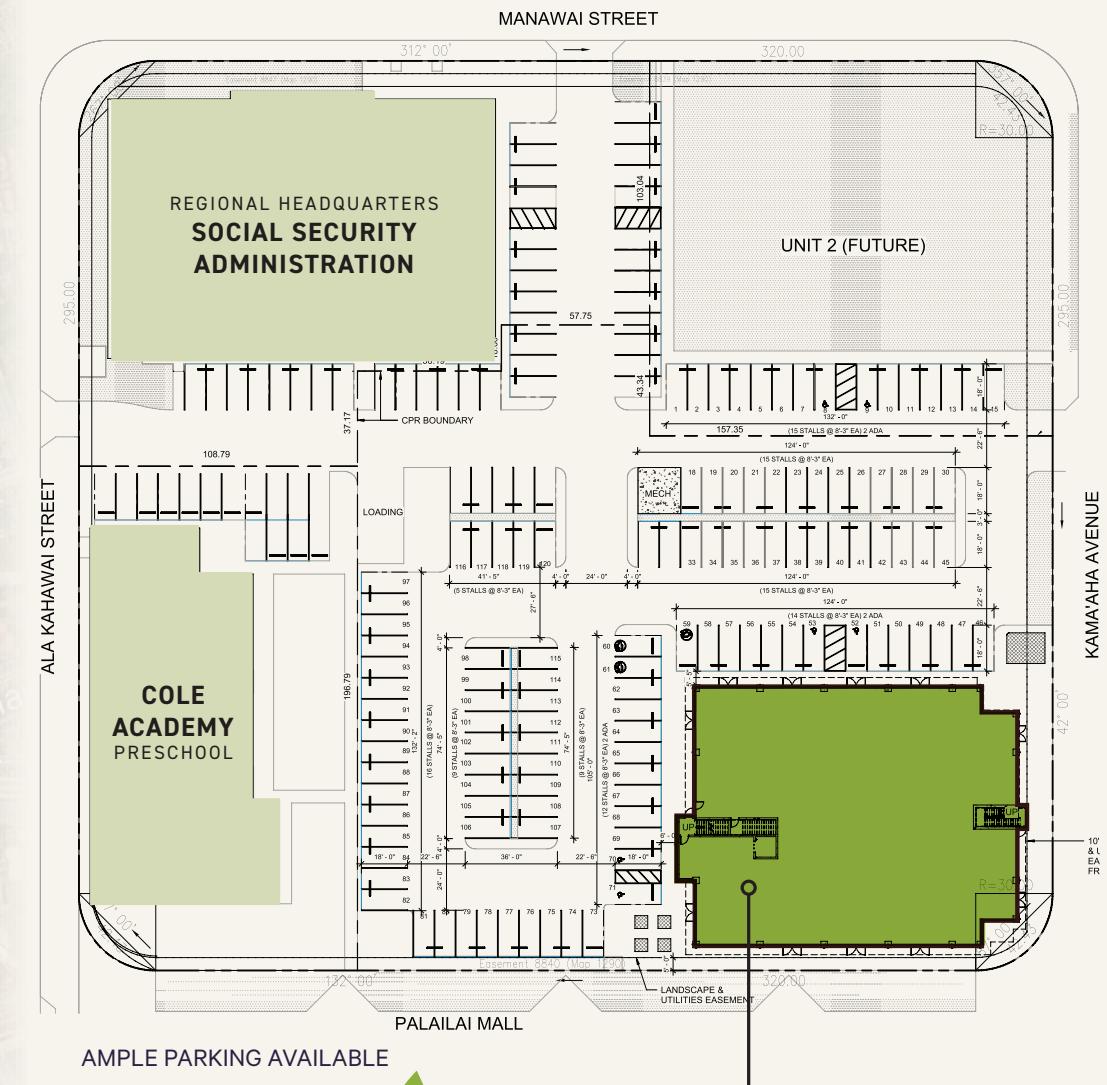


POPULATION

	1 MILE	2 MILES	3 MILES
Total Population	18,889	40,402	55,214
Average Age	35.2	34.9	34.6
Average Age (male)	33.5	33.7	33.3
Average Age (female)	34.9	34.6	34.8

HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
Total Households	6,602	12,154	17,222
# Persons in HH	3.4	3.3	3.2
Average HH Income	\$122,433	\$122,715	\$115,689
Average House Value	\$566,126	\$563,625	\$567,912



**DREAMHOUSE
CENTER**



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