



FULLY EQUIPPED AND FURNISHED  
BAR AND RESTAURANT

# RESTAURANT SPACE FOR SUBLEASE

1170 AUAHI ST | HONOLULU, HAWAII

## UPSCALE TURNKEY RESTAURANT SPACE

This fully equipped and furnished restaurant space has 1,400 square feet of beautiful indoor dining and kitchen space with 600 square feet of outdoor lanai seating. Currently the space is optimized to seat 84 occupants. Space includes an upstairs mezzanine with storage and office space.



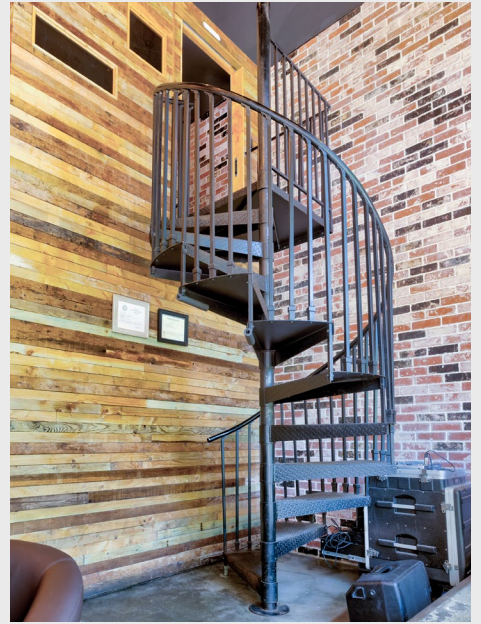
## GREAT VISIBILITY AND STREET FRONTAGE

On the corner of Auahi Street and Queen Street, this space sits at one of the entrances to South Shore Market and provides quick access to guests walking from Ala Moana Center.

## LIQUOR LICENSE AND HIGH QUALITY FF&E INCLUDED

A liquor license is included, allowing immediate service of alcoholic beverages. Additionally, the space is furnished with high-quality FF&E such as True, Turbo Air and Pour My Beer (a self-serve beer and wine system), ensuring a seamless transition and minimizing startup costs. Full list of FF&E is available upon request.





## AMPLE PARKING AT SOUTH SHORE MARKET

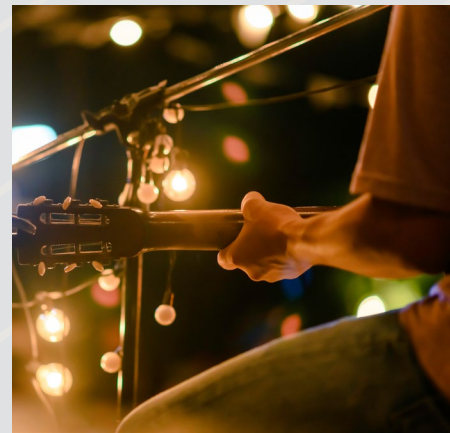
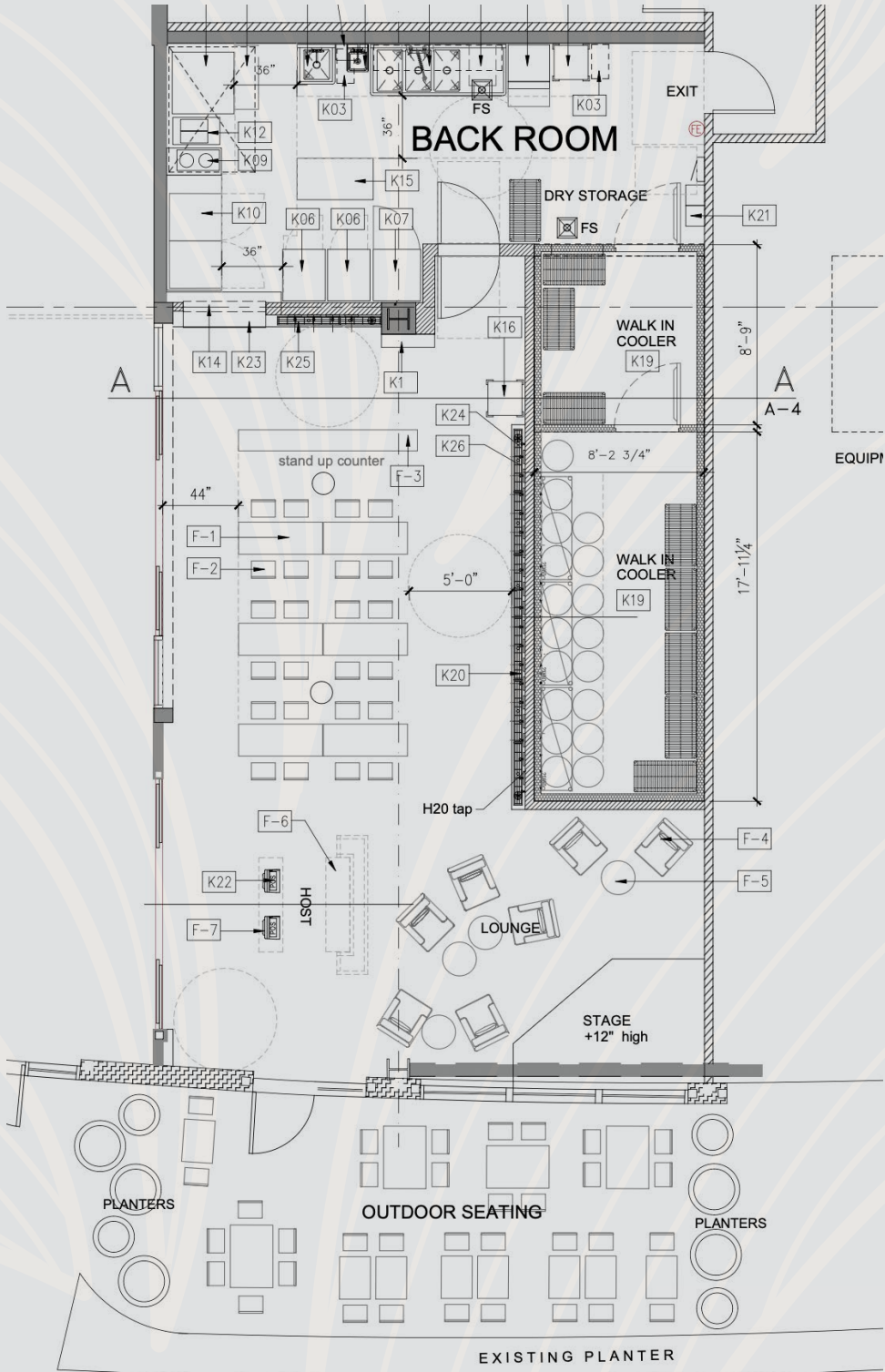
With over 7 floors of free parking on the premises, there is ample parking for all guests and employees. Charging stations and 15 minute parking are on property. Ward Village boasts 2,600+ parking stalls nearby.

## INSIDE A VIBRANT AND DEVELOPING NEIGHBORHOOD

Ward Village is Oahu's premier shopping, dining and entertainment destination. This dynamic neighborhood allows guests to stroll tree-lined streets, find a new favorite boutique and restaurant, and enjoy trade winds as they picnic in the park.



# OPPORTUNITY AWAITS





<b>Area</b>	Ward
<b>TMK</b>	(1) 2-3-005-013
<b>Zoning</b>	KAK
<b>Rent</b>	Upon Request
<b>Available Space</b>	2,000 SF (including 600 SF of outdoor seating)



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