



THE BL  CK  
H O N O L U L U





## OFFICE FOR LEASE

### RICHARDS BUILDING

Address: 707 Richards Street  
TMK: (1) 2-1-26-12  
Building Size: 100,353  
CAM: \$1.61/SF/Mo.

### MILILANI BUILDING

Address: 820 Mililani Street  
TMK: (1) 2-1-26-13  
Building Size: 84,399  
CAM: \$1.73/SF/Mo.

Zoning: B-2 (Community Business District)  
Base Rent: Negotiable  
Term: Negotiable  
Parking: 1/400  
Unreserved Stall: \$205.00/Mo.  
Reserved Stall: \$310.00/Mo.

### Features & Benefits:

- Convenient access to suites from parking garage
- Beautiful ocean views from most suites
- Close to courts and government buildings
- Best parking ratio within CBD
- Planned upgrades to common areas
- Single tenant floor opportunity
- Tenant improvement packages available

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







*Richards Building*



*Mililani Building*



## Property Description

The BLOCK Honolulu includes two exceptional office buildings with great amenities. Each eight-story building is surrounded by well manicured landscaping along with ample tenant and guest parking. Tenants benefit from the first class service and a soon-to-be modernized lobby, all while enjoying low occupancy costs resulting from the highly competitive rent, concession packages and lowest-in-class parking rates.

## Location Description

Located just 2 blocks from the epicenter of the Central Business District of Honolulu, The BLOCK offers great ocean views and a variety of floor plans suitable for any tenant. It is within walking distance of many downtown eateries and business services.

With its easy ingress and egress, the BLOCK provides the convenience of being in downtown without the burden of the usual traffic congestion in the area. In the future, this property will be a short walk from the rail station in downtown , providing an added benefit to the property's tenants, its employees and visitors.







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