



**FOR SALE**

## **239 E WAKEA AVE**

### **Move-in-Ready Medical Office with Surgery Center**

An exceptional opportunity for an attractive facility offering a rare combination of surgical infrastructure and a flexible layout conveniently located in central Maui in Kahului's prime business district. Property is close to the airport for non-Maui-resident patients and has excellent street visibility in a high-traffic locale.

This stand-alone facility, formerly Maui Plastic Surgery, a well-established practice with a 25-year "Best on Maui" reputation, includes a state-of-the-art surgical center and rooms for pre-op, recovery, exam, reception, and skin care, making it ideal for new or expanding surgeon, medical, cosmetic, or other professionals.

- \$3,875,000
- 4,305 sq. ft. building and 10,000 sq. ft. lot
- 12 on-site private parking stalls with 2 handicap stalls for stressless patient parking.
- 6-8 private exam/treatment rooms with sinks, plus additional multi-use rooms, breakroom, waiting areas, and a large reception area.

- 4 restrooms, one with a staff shower; breakroom utility and kitchen sinks and washer/dryer.
- 3 storefront entrances offering privacy to the attached surgery center, flexibility for potential retail use, or opportunity to lease space while you grow.
- Surgery Center, formerly AAAASF certified (recently let accreditation lapse due to sale) has a premium medical-grade infrastructure, and has maintained the highest standards and protocols. Surgery Center includes instrument prep and sterilization equipment with additional sink.
- PV system offers significant energy savings. Backup generator for uninterrupted surgeries.
- Property is zoned M-1, giving options for future uses including light industrial, B-1, B-2, and B-3.
- TMK: (2) 3-7-12-37



**RECOVERY**



**SURGERY**

For Information Please Call:

**PEAKE // LEVOY**  
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