

HIGH DENSITY URBAN LOCATION IN THE HEART OF THE UNIVERSITY DISTRICT | **CBRE**



2615 S. KING ST | HONOLULU, HI 96826

# Hale Mahana

APARTMENTS

RETAIL SPACE FOR LEASE



MARUWU SEICHA  
UJI KYOTO









# Hale Mahana

## APARTMENTS

### RETAIL SPACE FOR LEASE

CBRE is pleased to present this rare opportunity for retailers to secure a location within the ground floor of Moiliili's premier student housing, Hale Mahana Apartments. This apartment complex contains 190 living units (approximately 590 Residents) catering to the growing demand for quality, amenity based student housing serving the vibrant and expanding University district. The property has approximately 20,000 square feet of ground floor retail space. All spaces are at grade, with outstanding visibility and exposure to South King Street. The spaces open onto a landscaped plaza with outdoor seating that provides patrons with an experience that has yet to be seen within the trade area.

South King Street serves as the main artery and thoroughfare for this trade area and is also a major east/west route used by commuters going in and out of Honolulu. The 24-hour traffic count averages over 38,000 vehicles per day. A great number of these vehicles are related to the University of Hawaii located short walk from the subject property. The university has a current student body and faculty count of approximately 20,000 and serves as a major anchor to this busy district.

**CBRE**

1003 Bishop Street | Suite 1800, Honolulu, HI 96814



# STRATEGIC LOCATION

The Moiliili neighborhood is located in the urban core of Honolulu and is surrounded by a vibrant and growing community which is home to a large base of single-family and multi-family residences and an eclectic mix of commercial developments and community resources, as well as being adjacent to the state's largest university, The University of Hawaii at Manoa. Additionally, ten high schools are in close proximity.

There are approximately 60,000 residents within a one-mile radius of the property, which quickly increases to 213,000 residents when viewed from a three-mile radius, including the sister trade areas of Kapahulu and Makiki. The average age of residents in Moiliili ranges from 39 to 44 years old with an average household income of approximately \$70,000 per year.

The University of Hawaii at Manoa is home to over 20,000 students and faculty, and is located less than a mile from Hale Mahana, providing an incredible source for foot traffic and patrons alike. Considered by many to be a highly convenient residential location and an emerging trade area, Moiliili has captured the attention of many local residents and business operators alike.



URBAN HONOLULU  
"NOTHING REPLACES DENSITY"



## DEMOGRAPHICS

2024

	POPULATION	HOUSEHOLDS
1 MILE	48,780	22,600
3 MILES	219,486	90,326
5 MILES	334,454	135,570

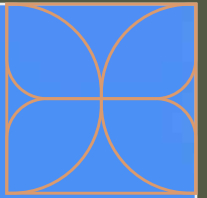




	2029		
HH INCOME	POPULATION	HOUSEHOLDS	HH INCOME
\$99,563	51,128	23,950	\$133,141
\$109,546	223,492	92,929	\$125,014
\$133,109	337,868	135,271	\$133,109



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### RETAIL SPACE FOR LEASE



SUITE	TENANT NAME	SIZE
1	AVAILABLE	2,087
2	Raising Canes	
3	VSSL Union	
4	Maruwu Seicha	
5	AVAILABLE	1,335
6	Jersey Mikes	
7	Pedology	

### ASKING RENT

Please call for more information

### TERM

5 - 10 Years

### % RENT

Negotiable

### ESTIMATED 2024 OPEX

\$1.50 PSF/Mo



# Hale Mahana

## APARTMENTS

### RETAIL SPACE FOR LEASE

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