

PROFESSIONAL RETAIL / OFFICE SUBLEASE

Space Nos. 3-7 at Lipoa Center | 41 E Lipoa Street, Kihei, HI 96753



PROPERTY DESCRIPTION

This approximately 6,602 square foot shell space offers a flexible sublease or assignment opportunity (subject to Landlord consent). Ideal for professional, retail, or office use, the premises are ready for tenant improvements and immediate occupancy. The property features excellent visibility, convenient access, and ample on-site parking for employees and customers. Contact broker for rental details.

PROPERTY FEATURES

- Efficient single-level layout suitable for medical or professional office design
- Prominent street exposure and signage opportunities along East Lipoa Street
- Strong surrounding demographics with consistent local and visitor traffic
- Walkable proximity to Azeka Shopping Center, Piilani Village, and Kukui Mall

PROPERTY HIGHLIGHTS

- **Available Area:** ±6,602 RSF
- **Lease Type:** Sublease or Assignment (subject to Landlord consent)
- **Term:** Flexible sublease term; extensions or direct lease options may be available
- **Condition:** Shell space ready for tenant improvements
- **Use:** Professional, Retail, or Office
- **Availability:** Immediate
- **Parking:** Ample on-site parking for employees and customers
- **OPEX Rate:** \$1.35 SF/month (estimated 2025)

SPACES	LEASE RATE	SPACE SIZE
Space Nos. 3-7	\$1.63 SF/month	6,602 SF

MOE A. SEARS, MBA R(B) **GRANT E. HOWE, CCIM R(B)**

Realtor® Broker
808.214.7776
moe.sears@gmail.com

Member / Manager
808.250.4864
ghowe@mauibiz.com



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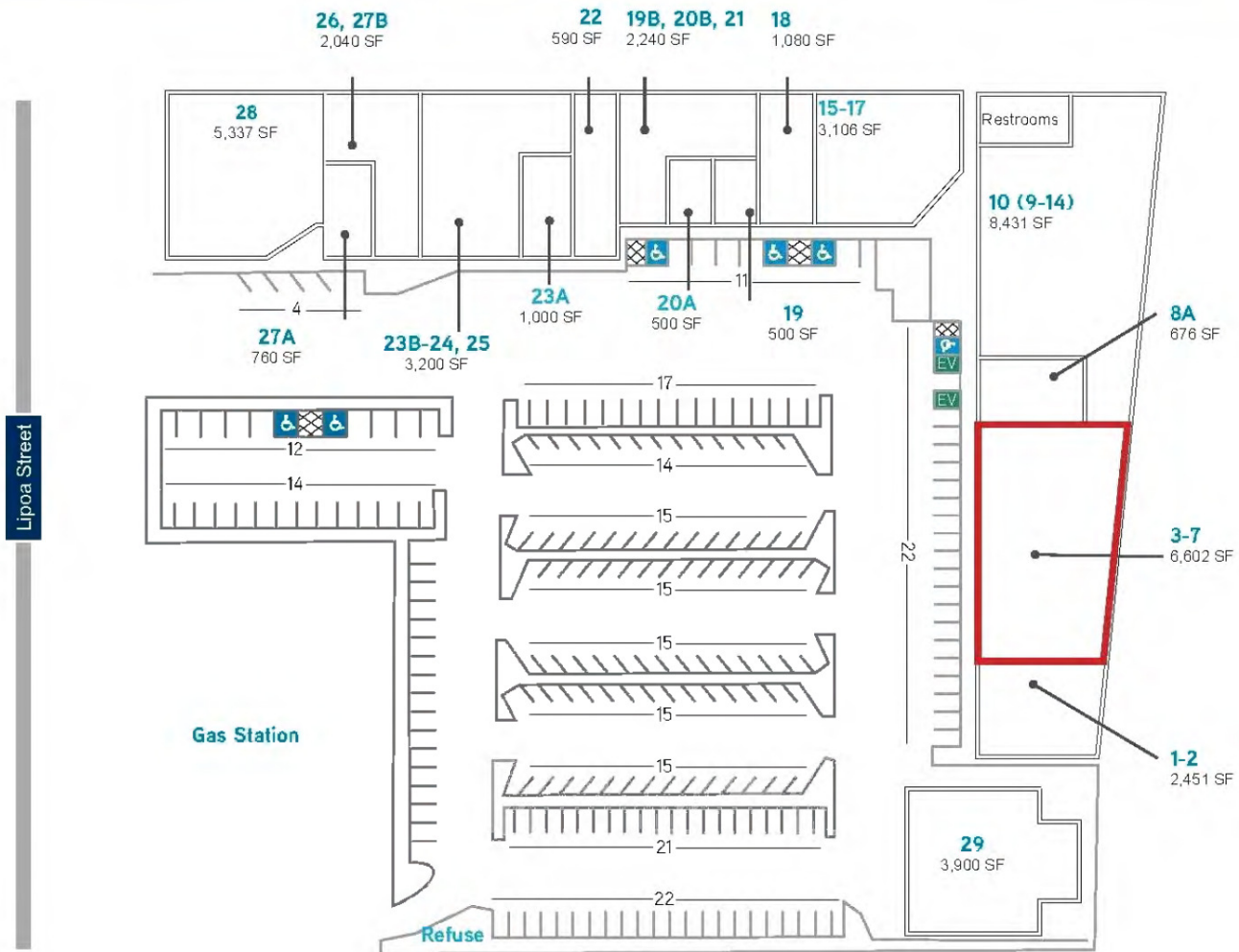
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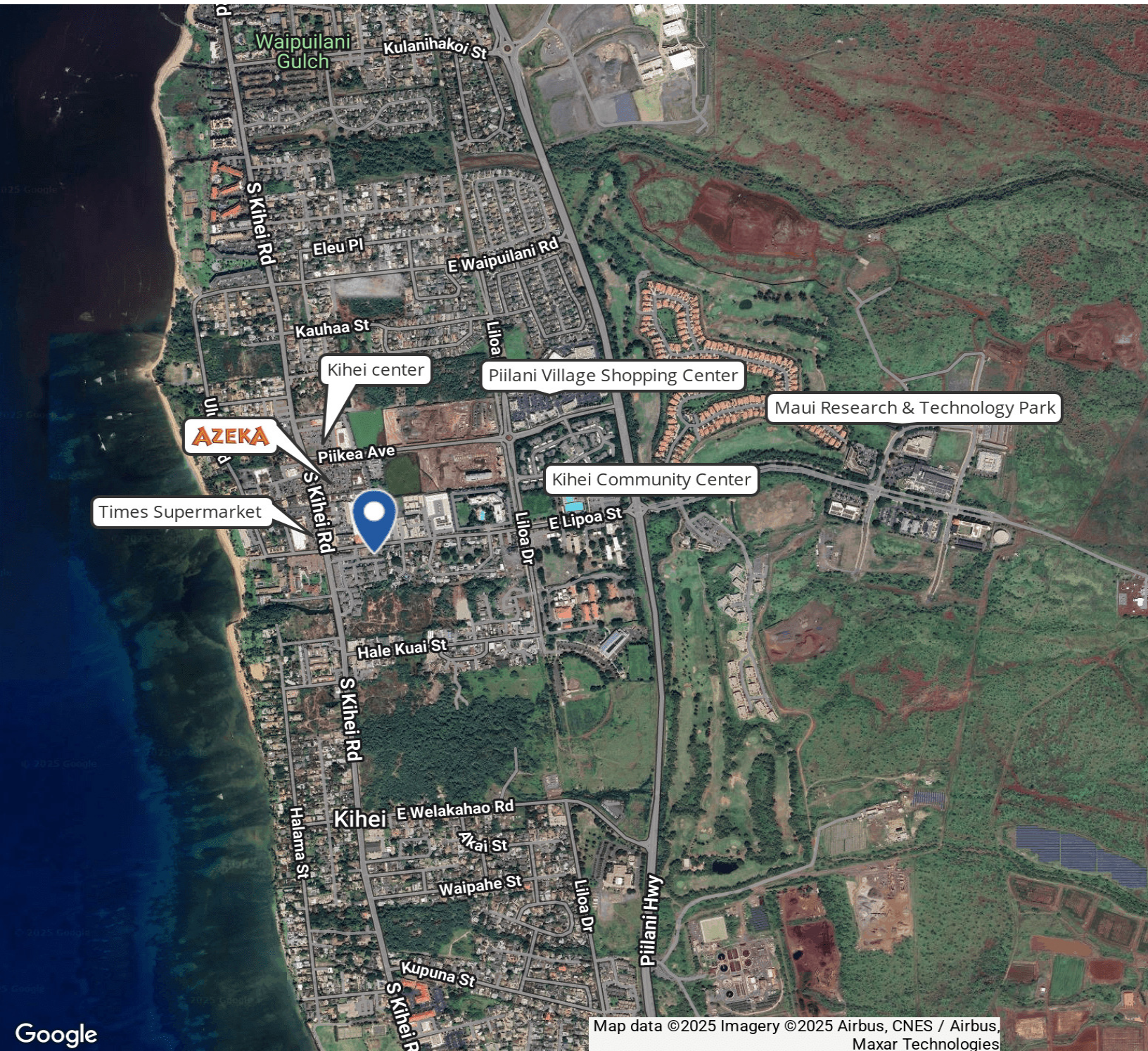
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