



Colliers

302
OHUA AVE

WAIKIKI, OAHU, HAWAII

RARE FEE SIMPLE **WAIKIKI** RESIDENTIAL
CONDO DEVELOPMENT OPPORTUNITY



THE PROPERTY

Located within the world-renown resort destination of Waikiki, 302 Ohua Avenue is just minutes away from Waikiki Beach, the Hawaii Convention Center and downtown Honolulu. This property is also convenient for all forms of transportation including cars, trolleys, buses and bikes/electronic bikes/scooters.

This 16,281 square foot, fee simple parcel of vacant land is an exceptional offering for a residential developer to build up to approximately 22 floors of market rate condo units or assisted living residential units with a height limit of 220 feet. In addition, Hawaii remains a competitive, low-inventory housing market and ranks #2 for the most expensive cities to live in the US with an average home price of \$1,605,915. This opportunity provides an ideal position to meet this ongoing demand.

FEATURES



EXTENSIVE HEIGHT
LIMIT OF 220 FEET



LOCATED WITHIN THE
WAIKIKI SPECIAL DISTRICT



APARTMENT
ZONING



CLOSE PROXIMITY TO
WAIKIKI BEACH AND
MAJOR THOROUGHFARES

PROPERTY INFO

AREA	WAIKIKI
ADDRESS	302 OHUA AVENUE HONOLULU, HI 96815
PURCHASE PRICE	SUBMIT OFFER
TENURE	FEE SIMPLE
LAND AREA	16,821 SF
TMK NUMBER	(1) 2-6-25: 20
ZONING	APARTMENT
HEIGHT LIMIT	220'

INVESTMENT HIGHLIGHTS

- Rare opportunity to purchase 16,821 square feet of fee simple land in Waikiki
- Located in Waikiki, Oahu; a densely populated and top performing destination market
- Within walking distance to shopping, world class dining and recreational activities
- In close proximity to major thoroughfares and freeways
- Ideally sized square parcel with approximately 127 feet of frontage on Ohua Avenue

VALUE-ADD OPPORTUNITIES

- Potential high-rise development site through 201H process with a variety of different views
- Height limit of 220' allows up to approximately 22 floors of building area
- Apartment zoning Waikiki allows for various uses



RENDERING



Rendering is for illustrative purposes only,
may not be accurately depicted and may be
changed at any time.

POTENTIAL VIEWS





Ward Village Shops
CONSOLIDATED THEATRES
MERRIMAN'S
Kid City Adventure
corepower YOGA
TJ-maxx
NORDSTROM
WHOLE FOODS MARKET

Luxury Row
Christian Dior
BOTTEGA
CHANEL
GOLDEN GOOSE
DELFINE BRAND
YVES SAINT LAURENT

King Kalakaua Plaza

Ala Moana Center
TARGET
macy's
NORDSTROM
Longs Drugs
Marshall's
bloomingdale's
Lucky Strike Social
planet fitness
foodland FARMs
Nijiya Market

Waikiki Shopping Plaza
SEPHORA
TANAKA of tokyo
VICTORIA'S SECRET
BUHO

Safeway Kapahulu
SAFEWAY

Waikiki Business Plaza
H&M
lululemon

Center of Waikiki
RIP CURL
HOUSE OF HOOPS
california PIZZA KITCHEN

Waikiki Beach Walk
RUTH'S CHRIS STEAK HOUSE
Yard House
Blue Fish

International Market Place
TARGET
BALENCIAGA
Billabong
drybar
Free People
ANTHROPOLOGIE
TESLA

Lilia Waikiki
Waikiki Market

Pualeilani Shops
URBAN OUTFITTERS
RVCA
Billabong
DYLAN'S CANDY BAR

Royal Hawaiian Center
TIFFANY & CO.
HERMÈS
The Cheesecake Factory
YVES SAINT LAURENT
kate spade
Salvatore Ferragamo
HARRY WINSTON
Apple
Starbucks
Tory Burch
KITH

AREA DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
POPULATION	40,688	185,367	272,301
DAYTIME POPULATION	58,333	244,569	381,532
HOUSEHOLDS	19,619	83,736	116,611
AVERAGE HH INCOME	\$91,394	\$106,004	\$110,918
MEDIAN AGE	44.0	45.6	46.3

CONTACT US

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