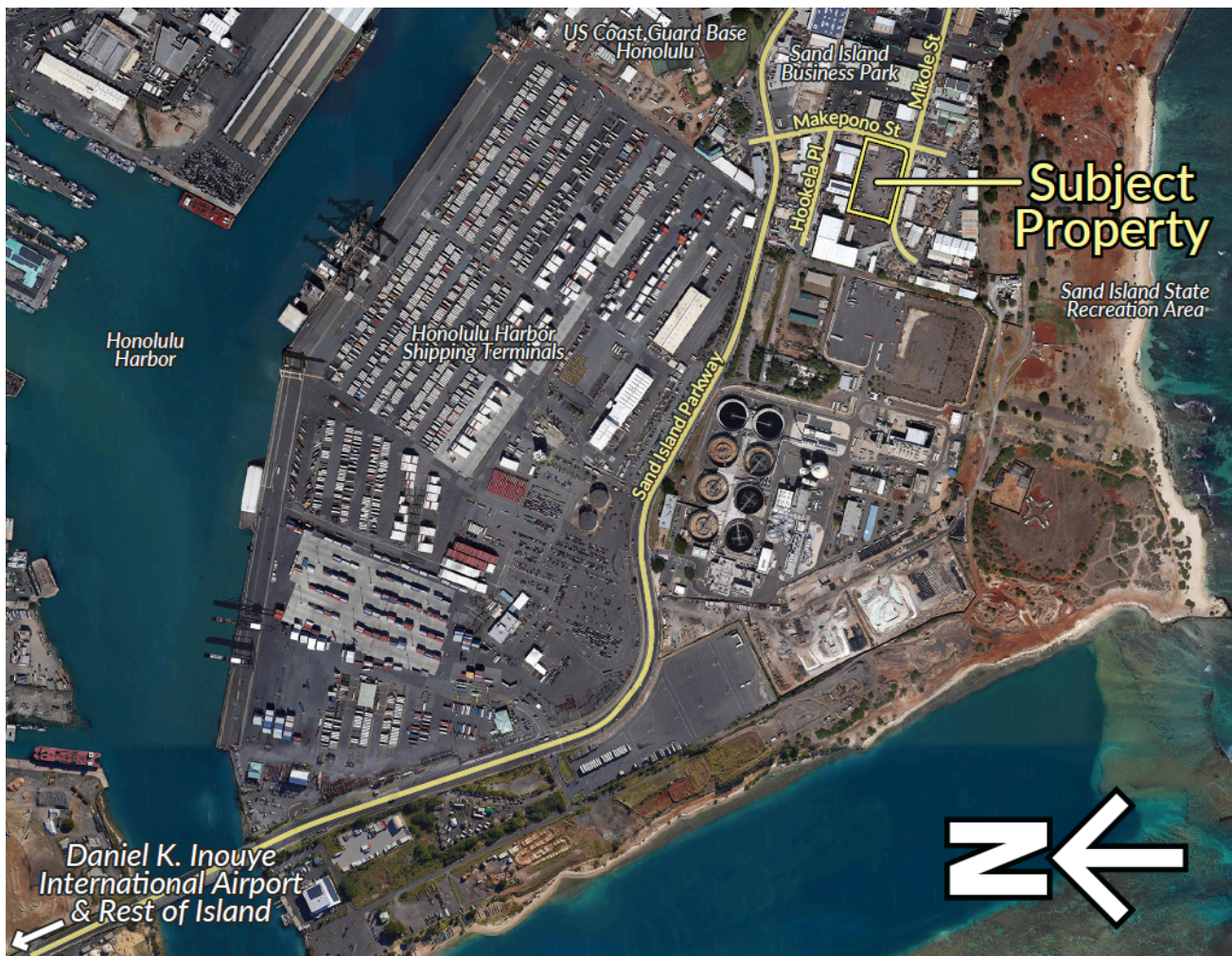


# SAND ISLAND BUSINESS PARK

## 1040 MAKEPONO ST. HONOLULU, HI 96819



### PROPERTY DETAILS

- TMK: (1) 1-5-041-107
- Total Area: 80,000 SF
- Available 10,000 SF - 80,000 SF
- Extensive outdoor storage space
- Convenient access to major transportation arteries
- Paved & Fenced

Take advantage of a unique opportunity to position your business in a functional industrial location. This prime location offers the ideal setting for efficient operations and immediate readiness, making it the perfect choice for your business needs.

**AVAILABLE**

SIZE:	GROSS RENT:
80,000 SF	\$0.90 / SF / MONTH
40,000 SF	\$0.95 / SF / MONTH
20,000 SF	\$1.00 / SF / MONTH
10,000 SF	\$1.10 / SF / MONTH
10,000 SF	\$1.10 / SF / MONTH

**Flat & Paved Corner Lot:**

Offers a smooth, level surface for easy access and operation, with enhanced visibility and reduced site preparation costs.

**Fenced with Dual Gated Entry/Exit Points:**

Provides enhanced security and flexible access, allowing for efficient vehicle and equipment movement, which improves operational efficiency and minimizes traffic congestion.

**Utilities:**

At Tenant's expense. Electricity is located on the property. Water and sewer connections are available from Mikole Street.

**Available Now • Lease Term Negotiable**

Unlock the potential of 1040 Makepono St. and position your business for success in a dynamic and thriving environment!

• CONTACT FOR MORE INFORMATION •

**CRAIG L NEHER (B), MBA | RB-23901**  
808.722.2016 | [CRAIGN@AVALONHI.COM](mailto:CRAIGN@AVALONHI.COM)

**EVELEEN M KONG (S) | RS-81344**  
832.235.8852 | [EVELEENK@AVALONHI.COM](mailto:EVELEENK@AVALONHI.COM)

800 BETHEL ST. STE 501 | HONOLULU, HI 96813 | 808.587.7770 | [AVALONHI.COM](http://AVALONHI.COM)

THIS DOCUMENT HAS BEEN PREPARED BY AVALON COMMERCIAL, LLC ("AC") FOR ADVERTISING 808-587-7773 [INFO@AVALONHI.COM](mailto:INFO@AVALONHI.COM) AND GENERAL INFORMATION ONLY. AC MAKES NO GUARANTEES, REPRESENTATIONS OR WARRANTIES OF ANY KIND, EXPRESSED OR IMPLIED, REGARDING THE INFORMATION INCLUDING, BUT NOT LIMITED TO, WARRANTIES OF CONTENT, ACCURACY AND RELIABILITY. ANY INTERESTED PARTY SHOULD UNDERTAKE THEIR OWN INQUIRIES AS TO THE ACCURACY OF THE INFORMATION. AC EXCLUDES UNEQUIVOCALLY ALL IMPLIED OR IMPLIED TERMS, CONDITIONS AND WARRANTIES ARISING OUT OF THIS DOCUMENT AND EXCLUDES ALL LIABILITY FOR LOSS AND DAMAGES ARISING THERE FROM. AC RETAINS FULL COPYRIGHT PROPERTY OWNERSHIP OF THIS DOCUMENT AND ITS CONTENTS. © 2025. ALL RIGHTS RESERVED. JULY 3, 2025.