

# KAIMUKI OFFICE SPACE FOR LEASE

1127 11TH AVE, HONOLULU, HI 96816



# PROPERTY OVERVIEW

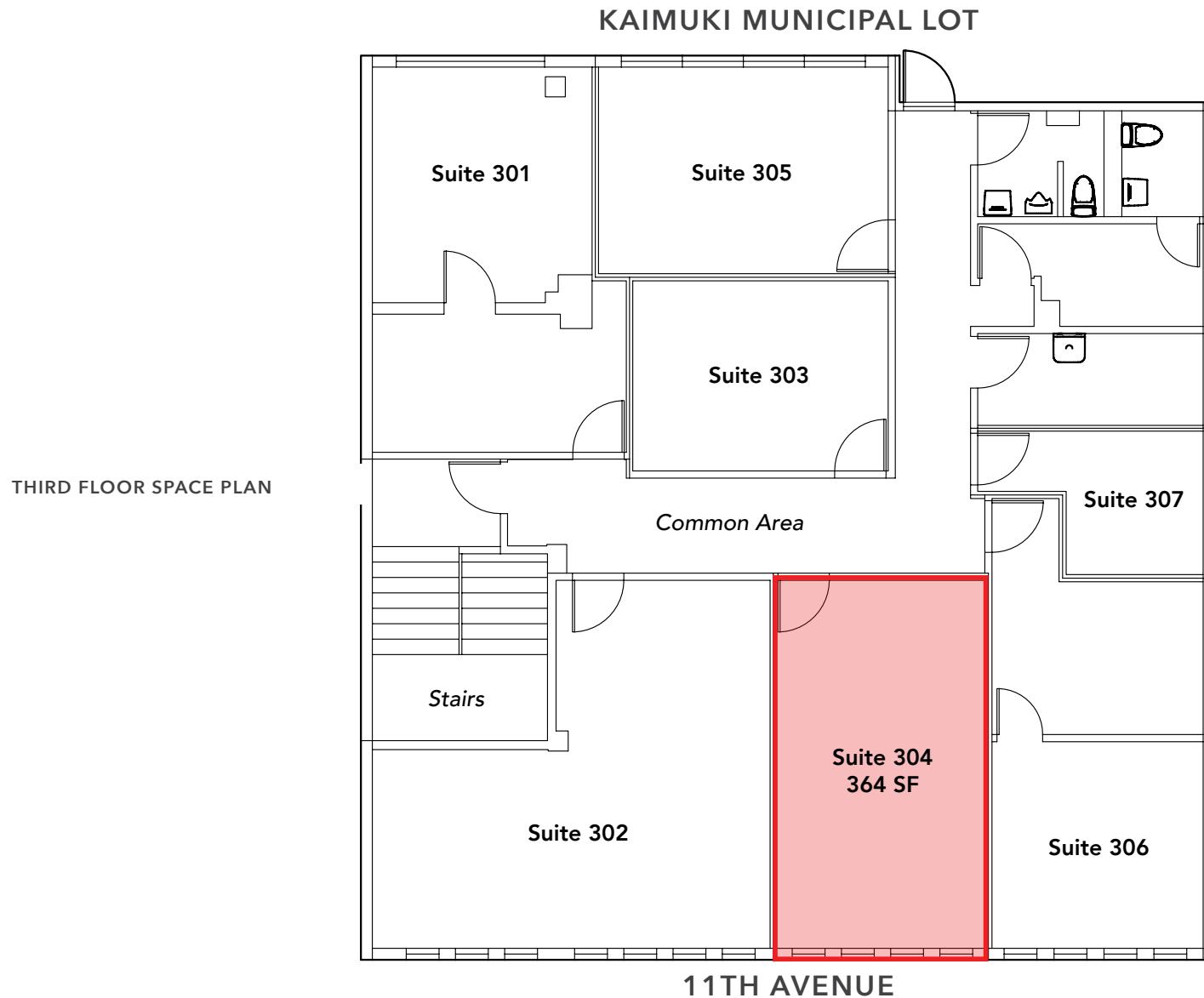
**1127 11th Ave** is a three-story, mixed-use retail and office building in Kaimuki with 7,000 SF of leasable space. Kaimuki offers an amazing selection of restaurants and coffee shops and has become a coveted office market with its convenient location between East O'ahu and Downtown. Contact us for more information on our leasing services and the current opportunities in the market.



## LEASE DETAILS

AVAILABLE SPACES	SUITE 304
SIZE	364 SF
AVAILABILITY	5/1/25
BASE RENT	Contact Agent for details
CAM	\$2.25/SF
DELIVERY	As is
TERM	Negotiable
HIGHLIGHTS	<ul style="list-style-type: none"><li>• Located in the Kaimuki Business District, a popular office market between Downtown and East Oahu</li><li>• 3-story, mixed use retail and office building</li><li>• Convenient to many offices, businesses, and dense residential neighborhoods</li></ul>

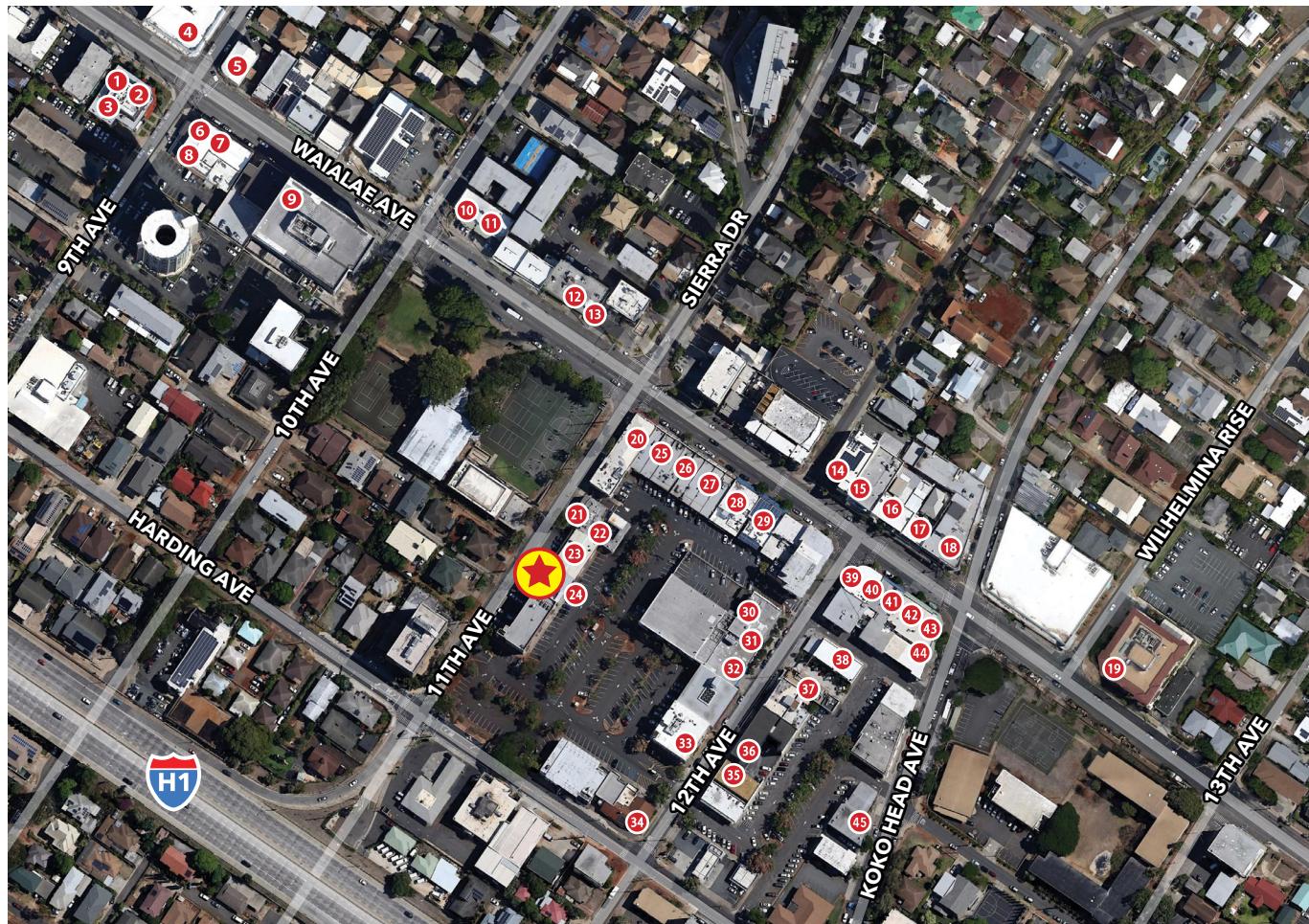
# FLOOR PLAN



## PHOTO GALLERY: SUITE 304 - 364 SF



# NEIGHBORHOOD MAP - KAIMUKI



- 1 9th Ave Rock House
- 2 The Cutlery
- 3 Aloha Lounge
- 4 Miro Kaimuki
- 5 Mud Hen Water
- 6 BREW'd Craft Pub
- 7 Brick Fire Tavern
- 8 Leahi Health Kaimuki
- 9 Champs Sports Bar and Grill
- 10 Sushiya
- 11 Kaimuki's Boston Pizza
- 12 Super PHO
- 13 3538 Waialae Avenue
- 14 Cowcow's Tea
- 15 Okata Bento
- 16 Asuka
- 17 Saigon's
- 18 Pipeline Bakeshop & Creamery
- 19 3660 on the Rise
- 20 Happy Days Chinese Food
- 21 Oahu Grill
- 22 Himalayan Kitchen
- 23 Subway
- 24 Moke's Bread & Breakfast
- 25 Space available for Lease
- 26 Kaimuki Cafe
- 27 Kim Chee Restaurant No. 2
- 28 Honolulu Burger Company
- 29 Nana Ai Katsu
- 30 Duk Kee Chinese
- 31 Via Gelato
- 32 Hale Vietnam Restaurant
- 33 Koko Head Cafe
- 34 Leila
- 35 Scones Bakery
- 36 Totoya
- 37 Koa Pancake House
- 38 Space available for lease
- 39 Coffee Talk
- 40 Broken Rice
- 41 Tight Tacos
- 42 Noods Ramen Bar
- 43 Jewel or Juice
- 44 Sprout Sandwich
- 45 Jose's Mexican Cafe & Cantina

## AREA HIGHLIGHTS

- Less than 2 miles from Waikiki with 31,473 lodging units and an average daily visitor population on-island of 112,057
- Estimated daytime population, age 16 years and older, within a 5-mile radius: 274,176
- 1 Mile from University of Hawaii Manoa Campus with a 2024 enrollment of 20,012 students



1120 12TH AVENUE, SUITE 301  
HONOLULU, HI 96816  
[WWW.THEBEALLCORPORATION.COM](http://WWW.THEBEALLCORPORATION.COM)

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