



BUILDING I
KAPOLEI
HARBORSIDE



Class A State-of-the-Art Warehouse Facility

10,000 SF - 23,250 SF SUBLEASE SPACE AVAILABLE

BUILDING #I KO'OLOA'ULA STREET, KAPOLEI, HI 96707 | TMK: 1-9-1-014:42

CBRE

Opportunity Summary

THE OFFERING

CBRE is pleased to present an opportunity to sublease a portion of Kapolei Harborside Building I located in Kapolei within James Campbell Company's master planned industrial development project.

This unique concrete tilt-up space provides a state of the art, Class A warehouse with 4 loading docks, 10,000 to 23,250 square feet of warehouse space, neighboring two national credit companies. Kapolei Harborside is the only large scale I-2 industrial zoned warehouse project on Oahu for the foreseeable future.

Adjacent to Campbell Industrial Park, the state's largest industrial park as well as Kapolei West Industrial Park and Kapolei Business Park. Surrounded by other high profile, national tenants and businesses such as Coca Cola, CVS, and Amazon (adjacent to building I).

The project is right next to Kalaeloa Barbers Point Harbor, the state's second largest and most active harbor.



Area
Kapolei, HI



TMK
1-9-014: 42



Zoning
I-2



Space Available
Zone 3
10,000 SF - 23,250 SF



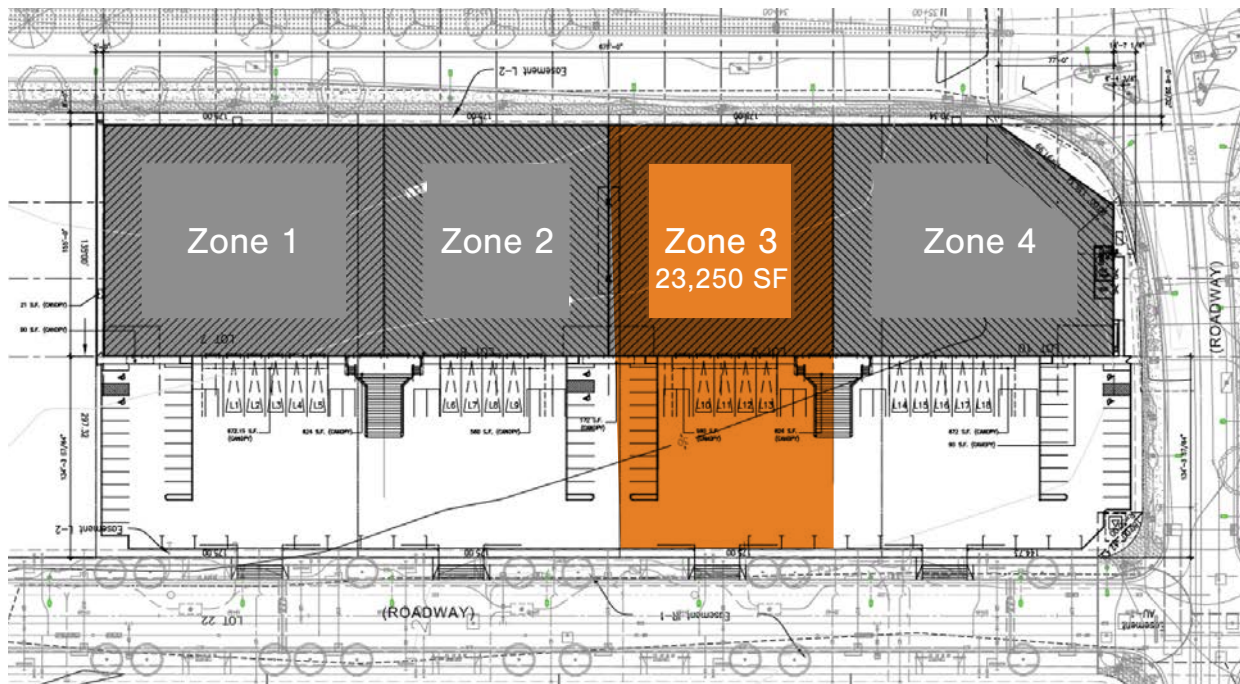
Base Rent
Upon Request



Term
7 Years

Site Plan

NEW CONSTRUCTION - 2024, CONCRETE TILT-UP



ESFR
Sprinklers



32'
Clear Height



3-Phase
Power



4
Loading Docks



Ample
Parking/Yard Area

Site Photos



Site Photos



Location Overview

The site is conveniently located adjacent to future Harbor Access Road, offering direct access to H-1 via new interchange behind Kapolei Commons (construction currently in progress).

OPPORTUNITY ZONE

Harborside is located in one of five opportunity zones offering tax advantages and HUB zone status.

LOCAL INCENTIVES

Government is incentivizing and driving future growth and development towards Kapolei.

CITY GOVERNANCE

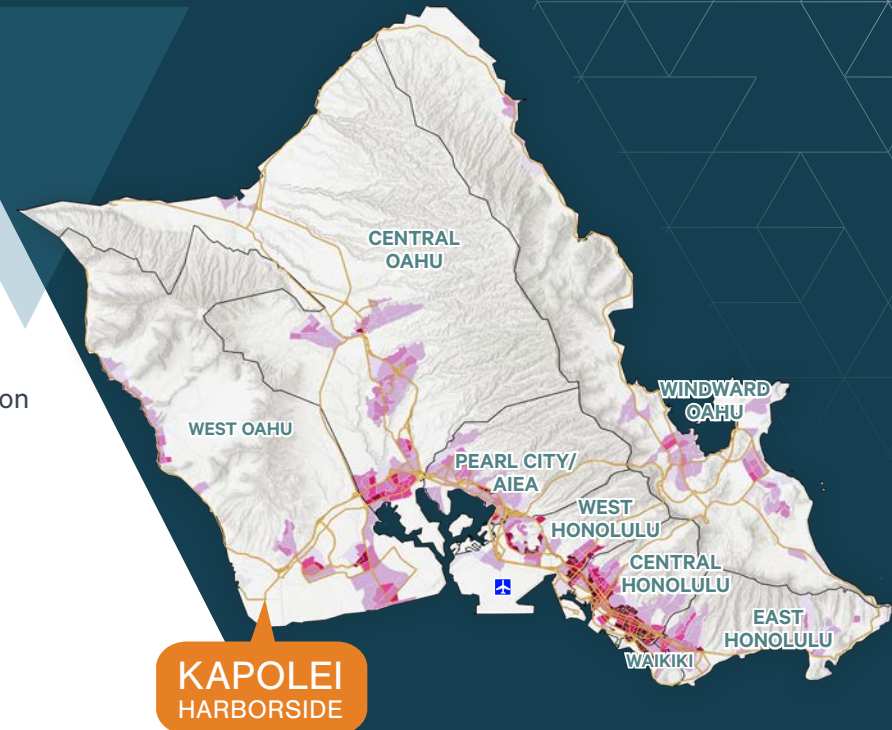
The area is also home to several city, county and state government agencies. Hawaii State Judiciary Family Court and FBI Regional Headquarters both relocated to new facilities in the greater Kapolei area.

DESTINATION LOCATION

World class beaches, golf course & recreation and home to Disney Aulani and Ko'Olina Resorts.

ANCHORED BY...

University of Hawaii's - West Campus, Kalaeloa Airport, Barbers Point Deep Draft Harbor and also home to an abundance of big-box retailers, hotels, and shopping malls hosting large national retailers. Harborside is well positioned to benefit from the growing residential, commercial and industrial activity in West Oahu and Hawaii.



24
MILES

to Honolulu
Harbor

20
MILES

to Honolulu
Airport

CBRE

Location Overview



Campbell Industrial Park

Kapaʻlei Harborside

Hoʻopili

Wasach Group

China Ocean-wide Holdings Kapaʻlei West

Hunt Parcels

Wai Kai



SUBJECT PROPERTY

Ka Makana / Kipuka / Kuapapa

Kapaʻlei Business Park (Phases 1)

Kapaʻlei Business Park (Phases 2)

The Crossing Development Project

Coral Creek Center

Hoʻomaka Marketplace

Location Overview





Building #1

KO'OLOA'ULA ST.
KAPOLEI, HI 96707

CONTACT US!



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