



# HAU'ULA KAI SHOPPING CENTER

54-316 Kamehameha Highway | Hau'ula, Hawaii 96717

Retail/Restaurant For Lease

54-316 Kamehameha Highway, Hau'ula HI 96717





**KAMEHAMEHA HWY**  
**16,371 AADT**

# Property Overview

Anchored by Longs Drugs and local grocer Tamura's, Hau'ula Kai Shopping Center serves as a daily-needs destination for the surrounding coastal communities of Hau'ula, Laie, and Kahuku. The Center is located along Kamehameha Highway, the primary arterial serving the North Shore, and experiences approximately 16,371 vehicles in Annual Average Daily Traffic (AADT), offering excellent exposure to both local residents and visitors traveling to major destinations including the Polynesian Cultural Center, Laie Hawaii Temple, and the North Shore.

Developed in the 1960s, Hau'ula Kai Shopping Center is one of only two retail centers servicing the immediate trade area and features a complementary mix of national, regional, and local tenants such as USPS, Domino's, Baskin-Robbins, popular local restaurants, and daily service providers. With its oceanfront setting and the limited retail competition, this property presents an exceptional opportunity for operators seeking a North Shore location.

**ADDRESS** 54-316 Kamehameha Highway, Hau'ula, Hawaii 96717

**SPACE AVAILABLE** Suite 9 (1,210 SF) - Former Restaurant  
Pad Opportunity (19,539 SF)

**BASE RENT** Suite 9 - \$4.00 PSF/Mo  
Pad - \$200,000/yr

**OPERATING EXPENSES** \$1.28 PSF/Mo

**TERM** Negotiable

**ZONING** B-1 (Business - Neighborhood)

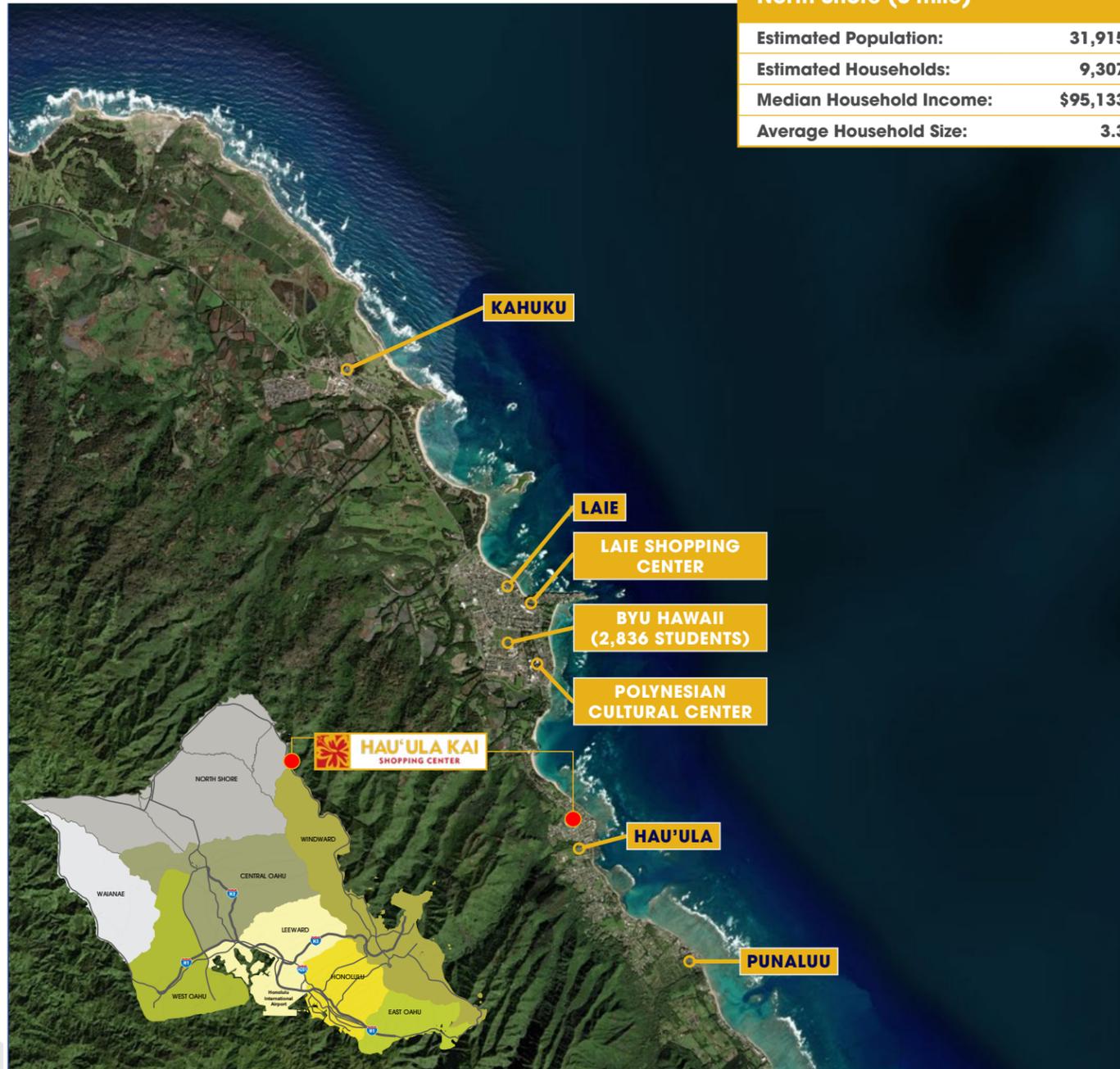
**PARKING** 184 Stalls



# Trade Area & Demographics

The Laie trade area encompasses the Brigham Young University Hawaii campus, which houses more than 2,836 students (2023-2024) and Polynesian Cultural Center which gets over 1 million visitors per year. There is also a new Courtyard by Marriott which has 144 units.

North Shore (3-mile)	
Estimated Population:	31,915
Estimated Households:	9,307
Median Household Income:	\$95,133
Average Household Size:	3.3



# Site Plan





## HAU'ULA KAI SHOPPING CENTER

### Contact Us

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