

1600 KAPIOLANI BLVD

PAN AM BUILDING

HONOLULU, HI 96814

CBRE

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THE PAN AM BUILDING HAS MADE SEVERAL UPGRADES TO VARIOUS SYSTEMS OVER THE PAST FEW YEARS INCLUDING: ELEVATOR MODERNIZATION, PARKING EQUIPMENT UPGRADE, SPRINKLER SYSTEM MODIFICATIONS AND VARIOUS HVAC UPGRADES.

Located along Honolulu's Kapiolani Corridor, the Pan Am Building is one of the most recognizable and desirable addresses in Hawaii. Adjacent to Ala Moana Center and within walking distance of the Hawaii Convention Center, the Pan Am Building is extremely well-located.

Built in 1969, the Pan Am Building is an iconic office tower with approximately 211,087 square feet of commercial and office retail space. The lobby is attractively appointed with carpet, stone flooring and wall accents as well as paneling and trim. Similar high finish touches are in place throughout the building.

PROPERTY DETAILS

The Pan Am Building has made several upgrades to various systems over the past few years including: elevator modernization and construction of storefront entries for ground level retail tenants, and sprinkler system modifications.

Tropical landscaping surrounds three sides of the building. The Pan Am Building has won the Building Owners and Managers Association award in the landscape category twice.



FEATURES AND AMENITIES

The Pan Am Building provides a professional office environment by offering a variety of amenities.

- + Banks, savings and loan, credit union, photocopy center, sundry store, coffee kiosk
- + UPS drop off location
- + Conference room (seats 16 people)
- + 24 hour security guard service
- + Immediate access to public transportation
- + Complimentary Honolulu Star-Advertiser newspaper
- + Complimentary 50mbs HiPERFIBER Internet service delivered to each suite
- + Electric Vehicle charging station
- + Secured bike parking

BUILDING AREA (APPROXIMATE)

211,087

Total Rentable Square Feet

Office Area

178,071 RSF

Ground Floor Retail

28,090 RSF

Tenant Storage

4,926 RSF

66,211 (1.52 acres)

Total Land Area

HIGH-TECH INFRASTRUCTURE

The Pan Am Building is equipped with state-of-the-art technology including broadband and fiber optic capability.

The following services are available:

- + Complimentary 50mbps HiPERFIBER Internet service with affordable upgrades to 1gbps
- + Business class telecommunications through analog, digital and VoIP services
- + Wireless broadband data communications available through multiple carriers
- + Upgrades direct from provider at discounted pricing for tenants
- + Conference room seats up to 16 people

ELEVATORS

FOUR Schindler elevators serve Floors 1-15

ONE Schindler elevator serves Floors 15-17

ONE freight elevator with a nine-foot high ceiling and a 2,500 lb. weight capacity

Completed in 2019 tenants and visitors now enjoy a faster, smarter and safer elevator experience. The upgrades include enhanced aesthetics and a more efficient service through new elevator technology.

PARKING

The parking ratio for office tenants in the building is 1:500 RSF. There are 427 parking spaces in a four-level structure surrounding the office tower. Parking is integral to the building's structural systems.

Parking equipment recently upgraded to a new TIBA system. This new innovative technology makes entry and exit a smoother processes with License Plate Recognition (LPR), automated pay stations, and a one-stop online parking portal. Payment accepted via cash or credit card.

SECURITY / JANITORIAL SERVICE

On-site guard service is provided 24 hours a day. The security station is located adjacent to the main lobby. The after-hours guard patrols all floors throughout the building and monitors the perimeter. After hours tenant access is provided via a Pro Watch Access Card.

The Pan Am Building provides janitorial service five days a week, Sunday through Thursday. Suites are cleaned in the evening with common area cleaning and maintenance provided during normal business hours.



AIR CONDITIONING

Monday – Friday	7:00 am – 6:00 pm
Saturday	8:00 am – 3:00 pm
Sunday and Holidays	Closed

After hours available at a nominal charge

For Office Tenants:

Except as otherwise provided in the Lease, air conditioning shall be furnished for office tenants from 7:00 am to 6:00 pm on Mondays through Fridays and from 8:00 am to 3:00 pm on Saturdays, excluding Development holidays.

BUILDING HOLIDAYS

NEW YEAR'S DAY	LABOR DAY
MEMORIAL DAY	THANKSGIVING DAY
INDEPENDENCE DAY	CHRISTMAS DAY

REPRESENTATIVE CLIENTS

Academia Language School
American Savings Bank
Atlantis Adventures
Fetal Diagnostic Institute of The Pacific
Finance Factors
Hotel and Travel Federal Credit Union
Hugo Higa, M.D., LLC
Pleasant Holidays
Royal State Financial Corporation

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CONTACT US

SERENA C. LONGO

Vice President

Lic. RS-74888

+1 808 541 5181

serena.longo@cbre.com

SHAWLEA AONA

Senior Associate

Lic. RS-73197

+1 808 541 5142

shawlea.aona@cbre.com

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