

# RETAIL + WAREHOUSE FOR LEASE

321 Mokauea Street  
Honolulu, Hawaii 96819

**Nimitz Hwy  
Frontager**



## PROPERTY DESCRIPTION

Unit A (end unit with Mokauea St & Nimitz Hwy frontages) is in total approximately 2,440sf of space which includes approx. 1,200sf of warehouse space with restroom, 344sf of ground floor air conditioned Showroom/Office, 736sf 2nd floor Showroom/Office.

## LOCATION DESCRIPTION

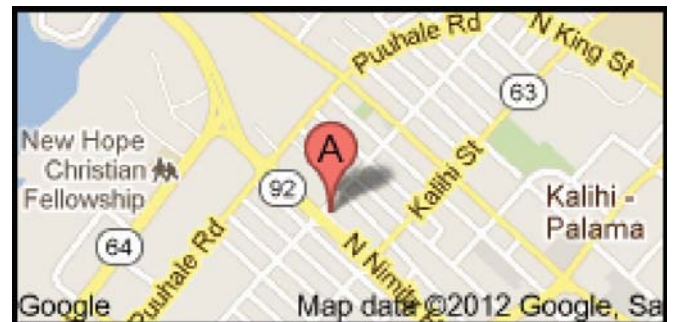
Conveniently located in the Kalihi-Kai Subdivision of Honolulu, this property is within a three mile radius of the CBD of Honolulu, Honolulu Harbor, and Honolulu International Airport. And within five miles of Ala Moana Shopping Center, and Waikiki.

## KEY BENEFIT

Rarely available property with priceless Nimitz Highway exposure on one of Hawaii's busiest thoroughfares! Average Daily Traffic Count of over 56,000 cars per day!

## PROPERTY SUMMARY

Area: Kalihi-Kai Subdivision, Honolulu, Hawaii  
Unit A: 1,200sf - Warehouse  
344sf - Ground Floor Retail/Showroom  
736sf - 2nd Floor Showroom & Office  
TMK: (1) 1-2-005:016 (portion of)  
Zoning: IMX-1 (Industrial-Commercial Mixed Use)  
Available: February 16, 2016  
Base Rent: \$4,100.00 psf monthly  
Op. Exp.: \$1,328.89.00 monthly



## INVESTORS REALTY GROUP, LLC

COMMERCIAL REAL ESTATE SERVICES  
HONOLULU, HAWAII  
WWW.IRGLLP.COM

Contact:

Layne J. Boyer (PB)  
Cell: 808.292.7704  
E-Fax: 866.516.4342  
E-Mail: layne@irgllp.com



SALES • LEASING • CONSULTING | INVESTMENT • INDUSTRIAL • RETAIL • OFFICE

The information contained herein has been obtained from sources deemed reliable. While we know of no reason to doubt its accuracy, no representation or warranty is made by Investors Realty Group, LLC. The information contained herein is subject to change without notice. All square footages quoted are approximations. Tenant to do own due diligence to verify. No subagency is offered or intended.