

## **COMMERCIAL LAND & BUILDING FOR SALE**

Lahaina Business Park, Lahaina, Maui, Hawaii TMK: (2) 4-5-010-009 Zoning: M-1 Light Industrial Land Area: 34,667 sqft Improved Areas: Wash tunnel, office/lounge, lube bay Year Built: 2004 Net Income: Approx. \$180,000 per year Lease Term: 5 years with option to renew 1203 Keawe Street is a fee simple commercial investment property for sale. It is a purpose built automotive facility with car wash, lube, safety check and automotive services onsite. The property sits on nearly an acre of light industrial zoned land at the entrance to the Lahaina Business Park along Keawe Street in Lahaina. Keawe Street is part of the new Lahaina Bypass road. The property has tremendous visibility and access.

The building was built in 2004 by Reef Development and designed by Steven Heller Architects. Construction is CMU cinder block, steel framing with an aluminum standing seam roof. A new PV system just installed for electrial service.

The income generated on this property includes the lease rent from Wash It Hawaii, PV income from the tenant and a lease from West Maui Autos which totals \$15,000 per month. Wash It Hawaii has a 5 year lease, provides a high standard of service, is profitable and growing.



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