

NOKA FAIR

4 1613 KUHIO HWY, KAPAA, HI 96746



PROPERTY DESCRIPTION

This incredible opportunity offers 12 unique units perfectly suited for a variety of commercial uses. Spaces are bright and airy as each unit boasts 160 sq ft with double opening doors on both sides for excellent ventilation and natural light. Great Accessibility with roll-up doors in front allow for easy customer flow or product display. Don't forget the attic space above each unit, ideal for additional storage or workspace. No water or drain, so not available for food or residential. Possible to lease all for larger purpose.

PROPERTY HIGHLIGHTS

- Directly across the street from the beach
- High visibility, right on highway and bike path frontage
- Ample parking, budget friendly

OFFERING SUMMARY

Lease Rate:	\$6.25 SF/month (MG)
Number of Units:	12
Available SF:	160 SF
Lot Size:	14,850 SF
Building Size:	1,008 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,606	5,849	7,642
Total Population	3,522	11,569	16,403
Average HH Income	\$82,292	\$70,997	\$78,100



HONOLULU

Each office independently owned and operated

SEANN HARTNELL

808.652.9045

seannhartnell@remax.net

HI #RS-85775

400 Keawe St Ste 104
Honolulu, HI 96813-5997

FOR LEASE

OFFICE BUILDING

ADDITIONAL PHOTOS

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LOCATION MAP

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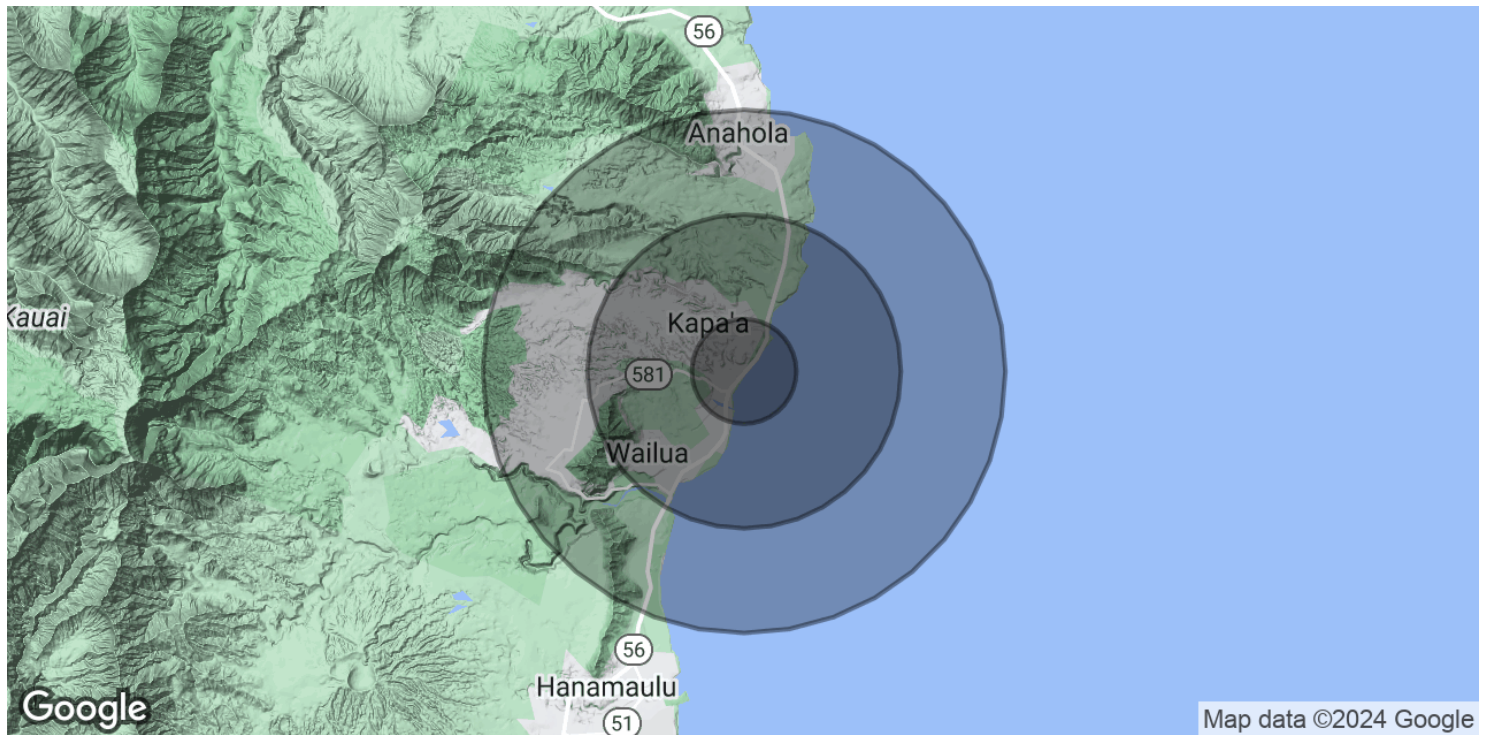
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	3,522	11,569	16,403
Average Age	45.4	46.2	45.9
Average Age (Male)	42.8	44.8	45.7
Average Age (Female)	46.0	46.1	45.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,606	5,849	7,642
# of Persons per HH	2.2	2.0	2.1
Average HH Income	\$82,292	\$70,997	\$78,100
Average House Value	\$542,866	\$571,507	\$612,309

2020 American Community Survey (ACS)



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