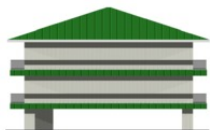
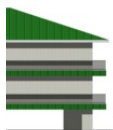


KAMANU CENTER II - For Lease

Kamanu Center I



LEASE RATE **\$1.75 SF/MONTH**

OFFERING SUMMARY

Available SF:	1,075 - 1,825 SF
Lease Rate:	\$1.75 SF/month (NNN)
Lot Size:	1.205 Acres
Year Built:	2017
Building Size:	24,738 SF
Renovated:	0
Zoning:	ML-1A
Market:	Hawaii Island
Submarket:	North Kona

PROPERTY OVERVIEW

A new two-story Class A Building is being constructed adjacent to the existing Kamanu Center, located directly above Costco in Kailua-Kona's New Industrial District. Spaces for lease may be combined or demised to suit the lessee's needs and will be available in a range of areas from approximately 1,000 square feet through 6,000 square feet. Asking Base Rent is \$1.75 psf/moth and CAM at this property is currently estimated to be \$0.60 psf/month. Occupancy is slated for October 2019.

PROPERTY HIGHLIGHTS

- 2-Story Class A Office/Retail Professional Building
- Under Building Parking and Two Upper Floors
- Security Provided
- Elevatored
- \$10 PSF Tenant Improvement Allowances will be made available
- Construction is Slated for Completion by October 2019
- Includes a Covered Walkway to Kamanu Center I
- Ease of access off of Kamanu Street

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