



KAMANU CENTER

73-5618 MAIAU STREET
KAILUA KONA, HI 96740

Gregory G. Ogin, CCIM, CPM
Principal & Managing Director
808.329.6446
gogin@svn.com

Executive Summary



OFFERING SUMMARY

Available SF: 625 - 1,125 SF

Lease Rate: \$2.25 SF/month (NNN)

Lot Size: 0.0 Acres

Year Built: 2006

Building Size: 25,928

Zoning: ML-1A

Market: Big Island

Submarket: North Kona

PROPERTY OVERVIEW

This Class A Building is located immediately adjacent to Costco in the New Industrial District. Ease of access off of Maiau Street. High visibility, very highly trafficked. Anchor Tenants include TSA, Monica Scheel, MD, Kaloko Dental and Catholic Charities. CAM at this Property is a low \$0.52 PSF/month. Ample parking is available.

PROPERTY HIGHLIGHTS

- Fantastic Location adjacent to Costco Wholesale.
- Newer Office Building in the Kaloko Light Industrial
- Lower CAM
- Anchor Tenants include TSA and Monica Scheel, MD

Great location in the Kaloko Light Industrial District right next to Costco. High traffic, high visibility in a well-maintained newer office building. Minutes from the Kona International Airport, NELHA and the retail/visitor/business centers of Kailua-Kona!



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Additional Photos - Kamanu Center

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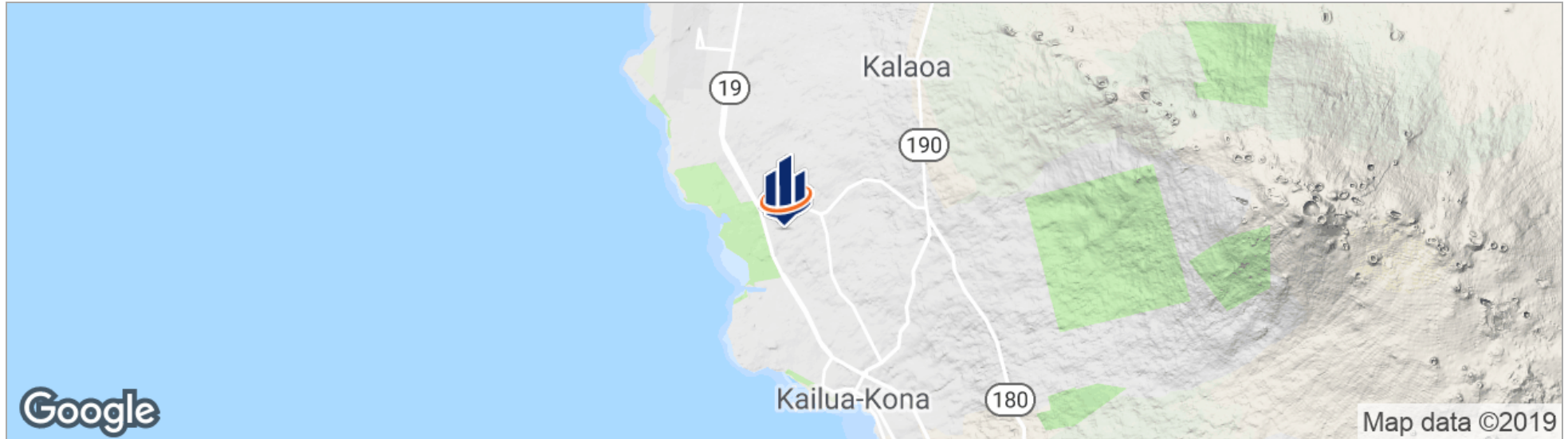
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Location Maps - Kaloko Light Industrial



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Aerial Map



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Available Space



LEASE RATE: \$2.00 PSF/MONTH

LEASE TYPE: NNN

TOTAL SPACE: 625 - 1,125 SF

LEASE TERM: NEGOTIABLE

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
Kamanu Center - Suite B104	Office Building	\$2.25 SF/month	NNN	625 SF	Negotiable	CAM is an additional \$0.52 SF/month
Kamanu Center - Suite B105	Office Building	\$2.25 SF/month	NNN	1,125 SF	Negotiable	Great location above Costco in a Class A Building. Highly visible and trafficked, ample parking is available.



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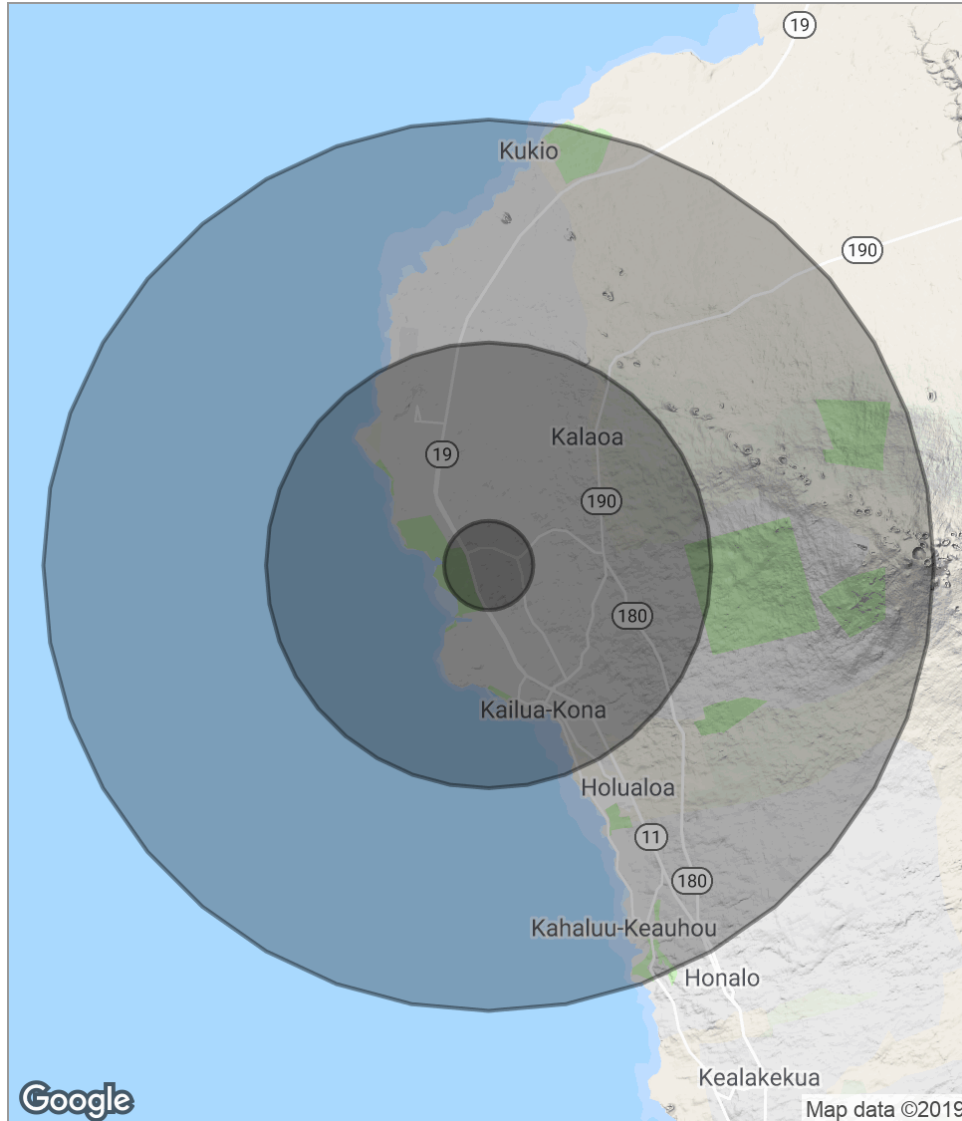
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Demographics Map



POPULATION	1 MILE	5 MILES	10 MILES
Total population	710	10,324	20,535
Median age	32.7	40.7	43.2
Median age [male]	33.1	40.0	42.6
Median age [Female]	30.6	40.0	43.3
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	215	3,647	7,572
# of persons per HH	3.3	2.8	2.7
Average HH income	\$88,418	\$75,708	\$77,489
Average house value		\$534,339	\$575,618

* Demographic data derived from 2010 US Census



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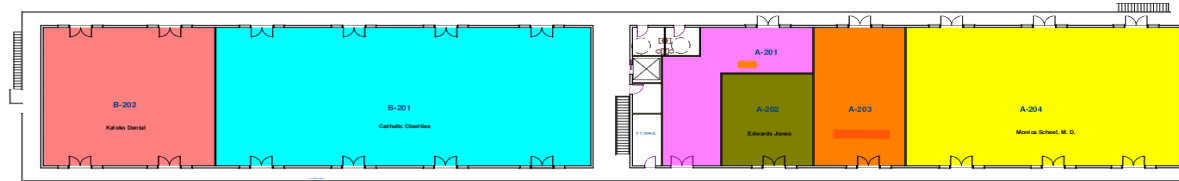


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Floor Plans



2nd Floor



1st Floor



NO.	DESCRIPTION	BY	DATE

SHEET TITLE:
Kamanu Center

PROJECT DESCRIPTION:
Kamanu Center

BY: S. A. A. LLC



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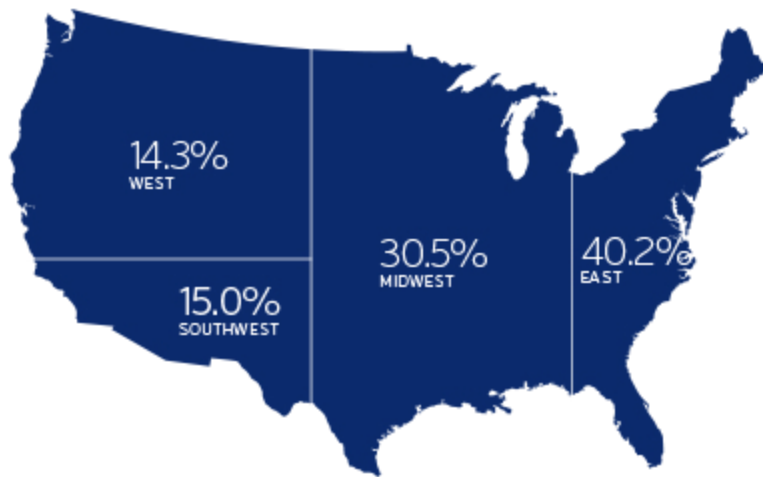
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SVN Transaction Volume

TRANSACTION VOLUME

UNITED STATES NATIONAL DISTRIBUTION**



\$11.1 BILLION

TOTAL VALUE OF SALES AND LEASE TRANSACTIONS

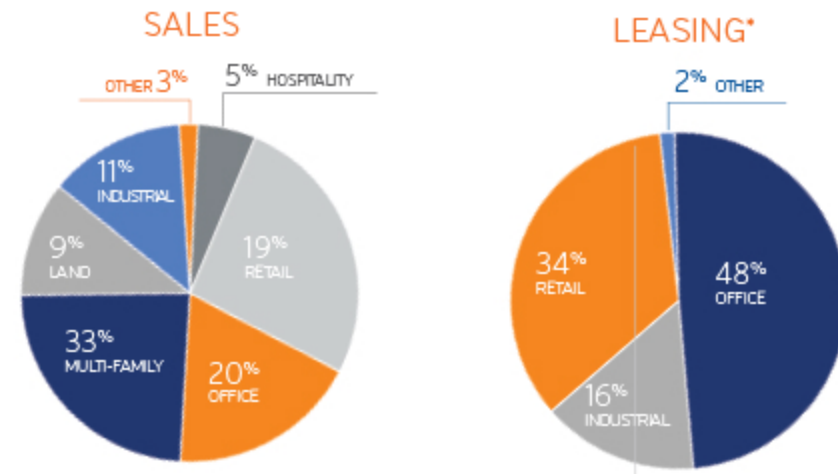
**Leasing Includes both Landlord and Tenant Representation*

***DATA BASED ON US SALES*

****The statistics in this document were compiled from all transactions reported by our franchisees in 2017. They are not audited.*

PRODUCT TYPE

NATIONAL DISTRIBUTION BY PRODUCT VOLUME***



CORE SERVICES

- Sales
- Leasing
- Property Management
- Tenant Representation
- Corporate Services

SPECIALTY PRACTICES

Auction Services	Multifamily
Distressed Assets	Office
Golf & Resorts	Restaurant
Hospitality	Retail
Industrial	Self Storage
Institutional Capital Markets	SFR Portfolio
Land & Development	Single Tenant Investment
Medical Office	

Advisor Bio & Contact 1

GREGORY G. OGIN, CCIM, CPM

Principal & Managing Director



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PROFESSIONAL BACKGROUND

Gregory G. Ogin, CCIM, CPM, serves as Principal and Managing Director of SVN | GO Commercial, a division of GO Commercial, LLC. Since 1996, he has brought the commercial division of the former Clark Realty Corporation from three buildings in Kailua-Kona to over 700,000 square feet on the island of Hawaii.

Greg has managed properties since 1981, when he supervised and managed five resort stores and a 10,000 square foot resort department store for Liberty House of Hawaii Island. He was then appointed by the Mayor as Deputy Managing Director of the County of Hawaii, where he was in charge of County Operations in West Hawaii. Greg later owned a small, independent, commercial real estate firm which started as a division of Gerry Rott and Associates.

Greg's numerous activities include serving on the Board of Hawaii Island United Way, Lai Opua 2020, Kona Family YMCA and Hawaii Disciplinary Board [Hawaii BAR]. He serves as President of Amfac Community Council, Rotary Club – Kailua-Kona, Kona Kohala Chamber of Commerce, past-President of Kauai Road Runners, and founding President of Children's Advocacy Center. Greg also chairs the Hokulia Parks and Cultural Services Association, Kona Community Development Plan, and Kailua Village Improvement Plan.

EDUCATION

North Hennepin State University

MEMBERSHIPS & AFFILIATIONS

CCIM, CPM



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