

Executive Summary



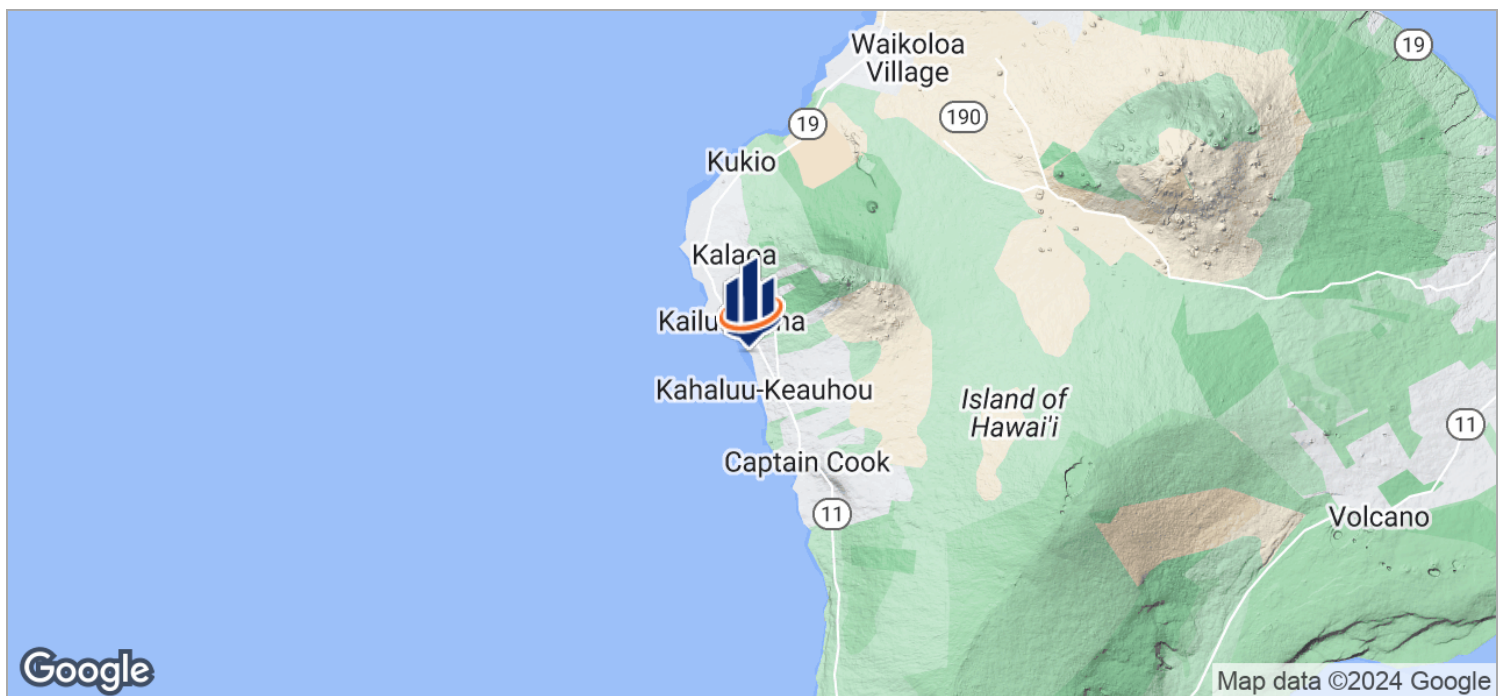
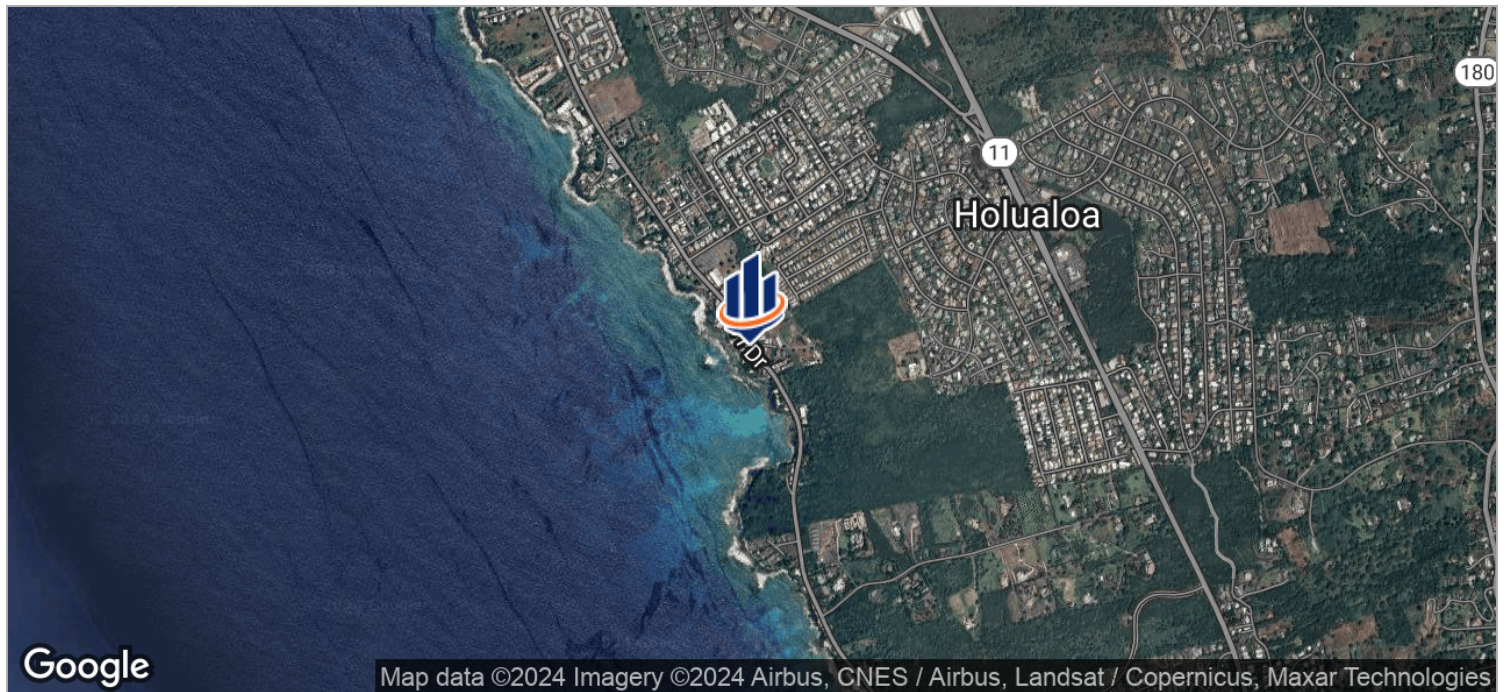
LEASE OVERVIEW

AVAILABLE SF:	50 - 120 SF
LEASE RATE:	\$3.00 - 15.00 SF/Month [Full Service; NNN]
LOT SIZE:	1.2 Acres
BUILDING SIZE:	21,117 SF
YEAR BUILT:	1990
RENOVATED:	2013
ZONING:	V-.75
MARKET:	Island Of Hawaii
SUB MARKET:	West Hawaii
CROSS STREETS:	Alli Drive & Hualalai Road

PROPERTY DESCRIPTION

Two rustic unobstructed oceanfront buildings consisting of approximately 21,067 square feet. The Building is rustic wood with ocean blue roof. Anchor tenants include Bubba Gumps, Crazy Shirts and Wyland Galleries. This property is in an area of high foot and vehicular traffic. CAM at this property is currently estimated at \$2.40/sf/month.

Location Maps



Property Description

LOCATED IN THE HEART OF KAILUA VILLAGE!

LOCATION OVERVIEW

Located on historic Alii Drive and Oneao Bay in Kailua-Kona. Prime visitor location; on the waterfront and in walking distance to hotels and the retail and business centers. Beautiful sunsets and sounds of the ocean!

PROPERTY HIGHLIGHTS

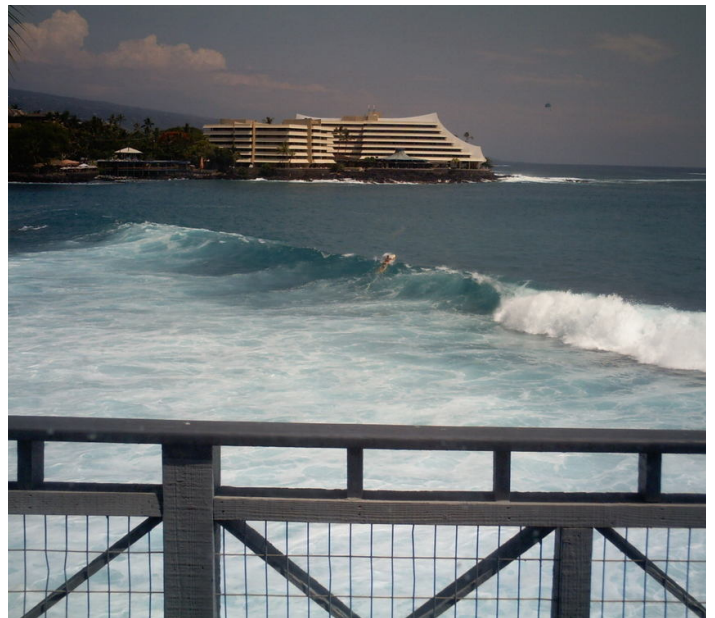
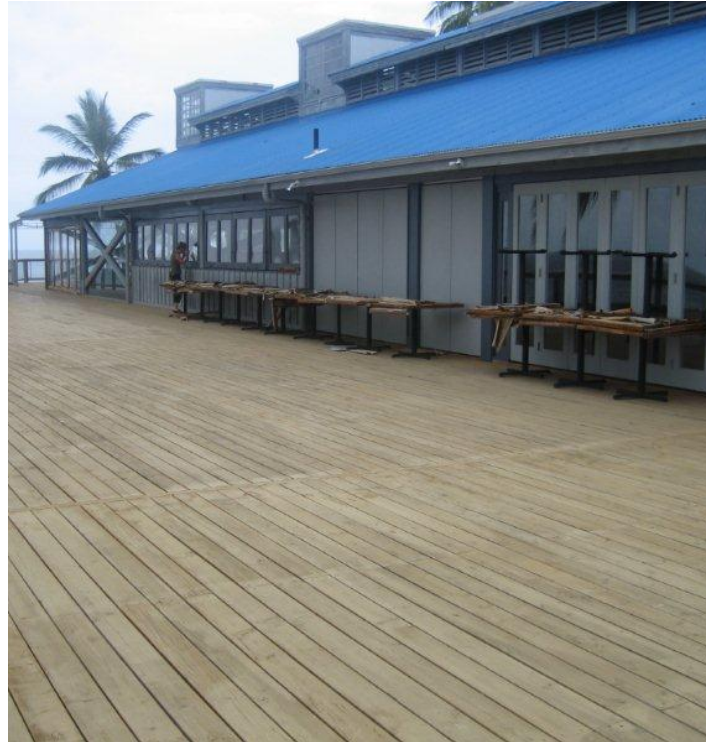
Oceanfront with gorgeous ocean and sunset views!

Alii Drive Location!

Excellent Tenant Mix - Bubba Gumps; Crazy Shirts; Wyland Galleries

95 Onsite Covered Parking Spaces

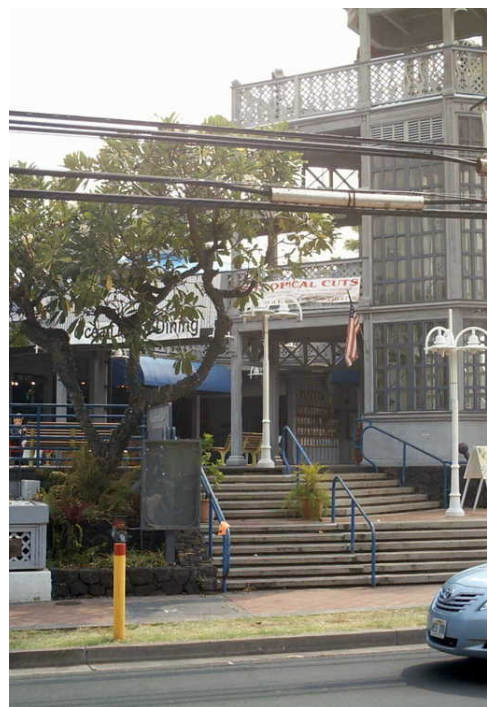
High Foot and Vehicular Traffic



Aerial Map



Additional Photos



Retailer Map

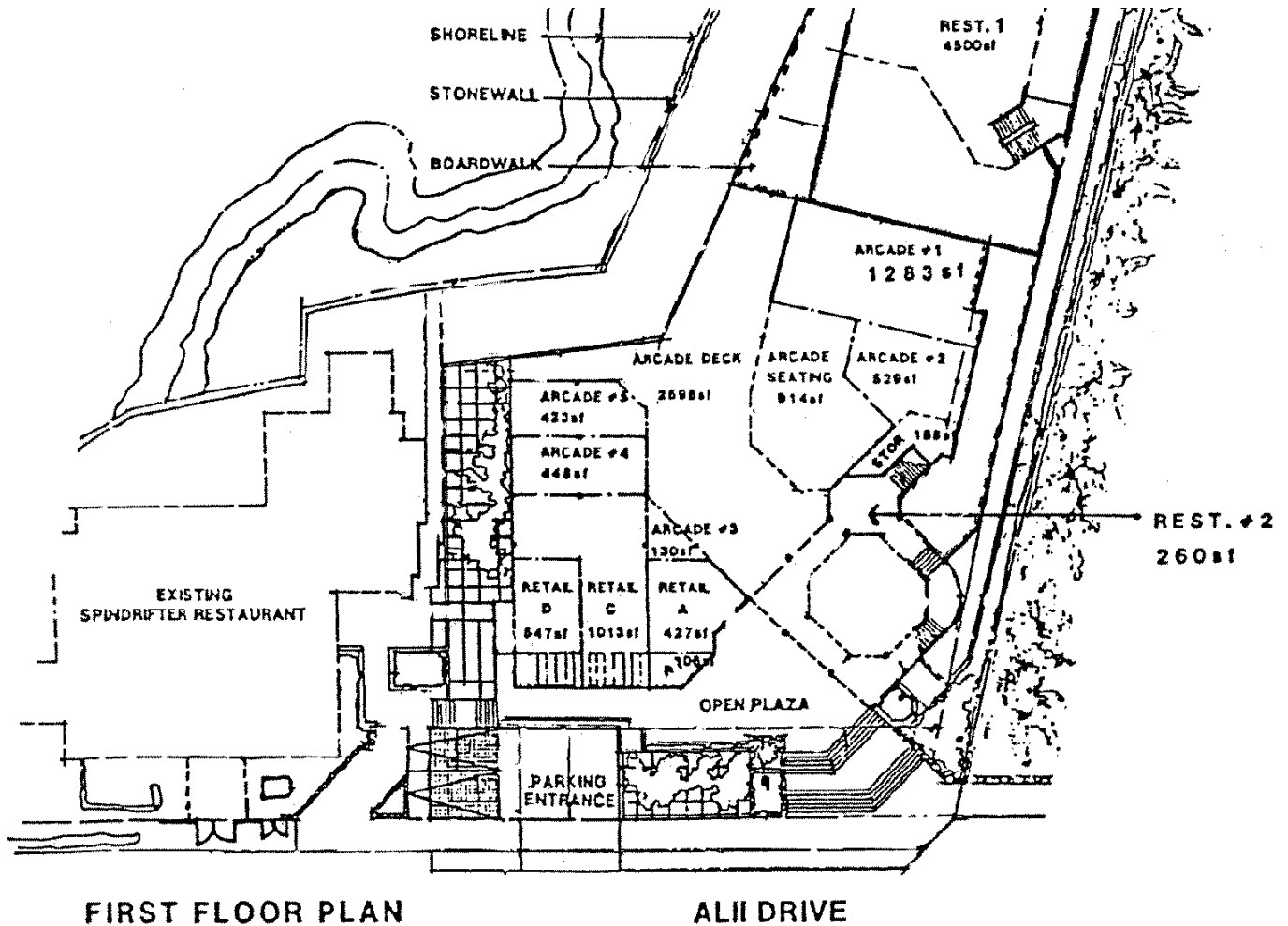


Available Spaces

Lease Rate:	\$3.00 - 15.00 SF/MONTH (FULL SERVICE; NNN)	Total Space	50 - 120 SF
Lease Type:	Full Service; NNN	Lease Term:	36 Months

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
Waterfront Row - Kiosk 4	Specialty Center	\$15.00 SF/MONTH	Full Service	50 SF	36 months	Ideal Restaurant Space

Floor Plans

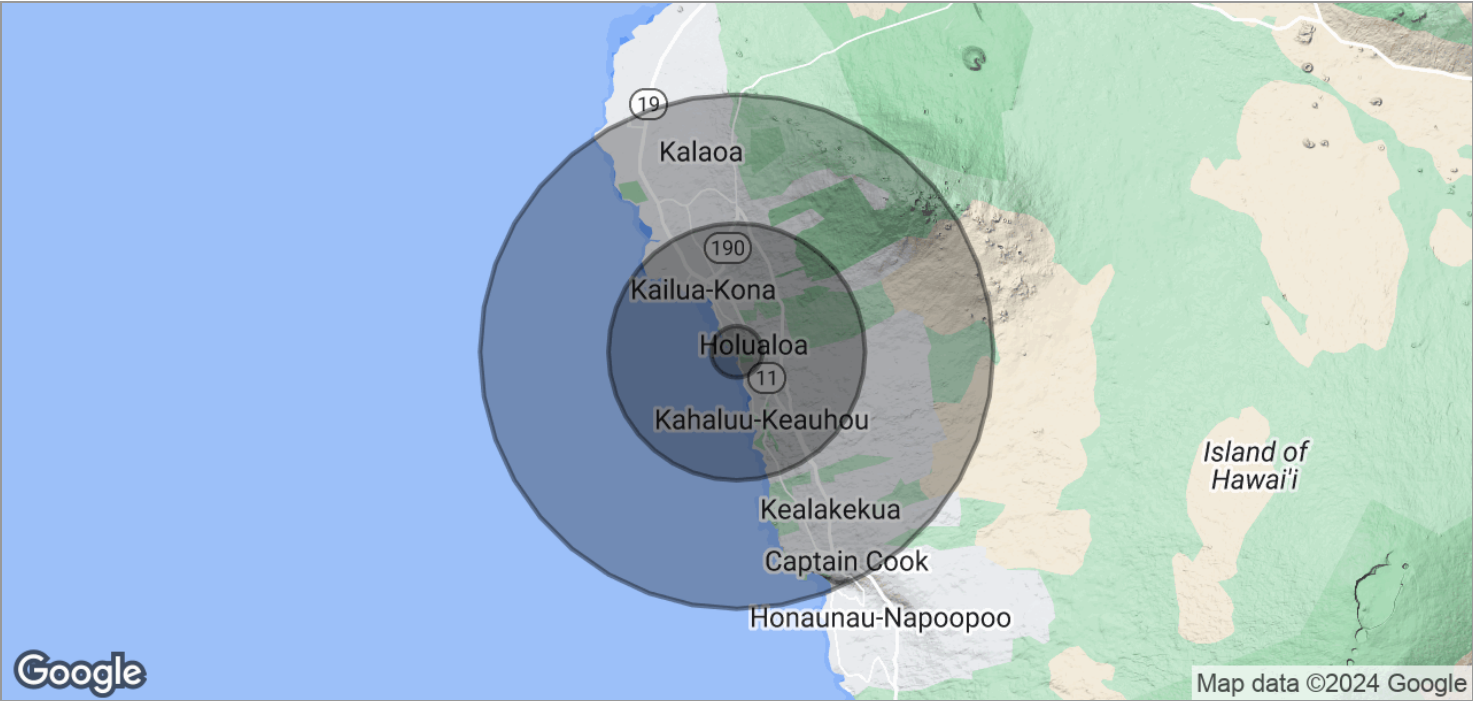


FIRST FLOOR PLAN

ALII DRIVE

WATERFRONT ROW EXHIBIT "A"

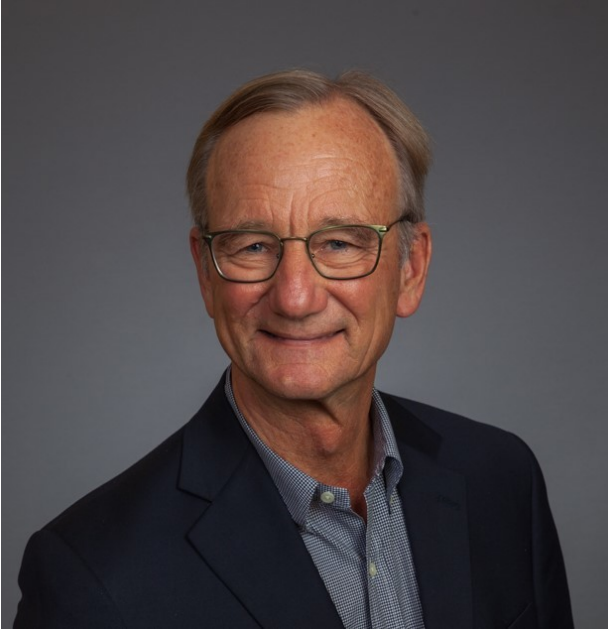
Demographics Map



POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	1,665	18,644	23,948
MEDIAN AGE	44.9	42.7	44.0
MEDIAN AGE (MALE)	43.7	42.0	43.4
MEDIAN AGE (FEMALE)	45.0	42.8	44.2

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	633	6,838	8,972
# OF PERSONS PER HH	2.6	2.7	2.7
AVERAGE HH INCOME	\$70,224	\$76,842	\$76,988
AVERAGE HOUSE VALUE	\$537,700	\$574,667	\$574,707

Advisor Bio & Contact 1



Gregory G. Ogin

Principal & Managing Director
SVN | GO Commercial

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.

Memberships & Affiliations

CCIM, CPM

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