

DISCOVERY BAY

1778 ALA MOANA BLVD // HONOLULU, HI





DISCOVERY BAY

Discover a community of retailers, office users, kama'aina, and visitors at Discovery Bay.

As the gateway to Waikiki, Discovery Bay invites you in to Oahu's most popular gathering place for visitors from around the world. From salons and spas, to bars and cafes, Discovery Bay's rich mix of tenants offers something for everyone.

Located at the busy intersection of Ala Moana Boulevard and Hobron Lane, Discovery Bay boasts neighbors such as The Modern, Ilikai Hotel, Hilton Hawaiian Village and Hawaiian Prince Hotel. This area is also home to national retailers such as Crazy Shirts, Outback Steakhouse, Red Lobster, and Buffalo Wild Wings.

DISCOVERY BAY HIGHLIGHTS

- THE GATEWAY TO WAIKIKI
- LESS THAN ONE MILE TO ALA MOANA CENTER AND HAWAII CONVENTION CENTER
- OPEN 24/7 WITH SECURITY
- AMPLE PARKING WITH CUSTOMER VALIDATION PROGRAM
- AVERAGE DAYTIME DEMOGRAPHICS FOR A ONE-MILE RADIUS IS 89,522
- WAIKIKI VISITORS SPENT \$15.2 BILLION IN 2015



DISCOVERY BAY DETAILS

TMK: (1) 2-6-12-10-1 (portion of)
 Zoning: X2, Waikiki Special District
 Rent: Negotiable
 Operating Expenses: \$2.47 PSF/month (estimated 2018)
 Tenant Parking: In common with other tenants
 Term: 5-10 years

Space Available	Size (SF)	Percentage Rent	Base Rent
UL-04A (retail)	1,008	Negotiable	Negotiable
UL-05 (office/retail)	571	Negotiable	Negotiable
UL-05B (office/retail)	744	Negotiable	Negotiable
LL-02 (retail)	346	Negotiable	Negotiable
LL-03B (retail)	586	Negotiable	Negotiable
LL-08 (retail)	2,235	Negotiable	Negotiable
LL-10 (retail)	901	Negotiable	Negotiable
LL-11 (retail)	2,015	Negotiable	Negotiable
LL-12/LL-13 (retail)	4,257	Negotiable	Negotiable
LL-14 (storage)	139	Negotiable	Negotiable

NATIONAL CO-TENANTS



McDonald's



National Car Rental



Buffalo Wild Wings



Subway



EXCELLENT TRANSIT



VERY WALKABLE



1 DISCOVERY BAY
660 Units

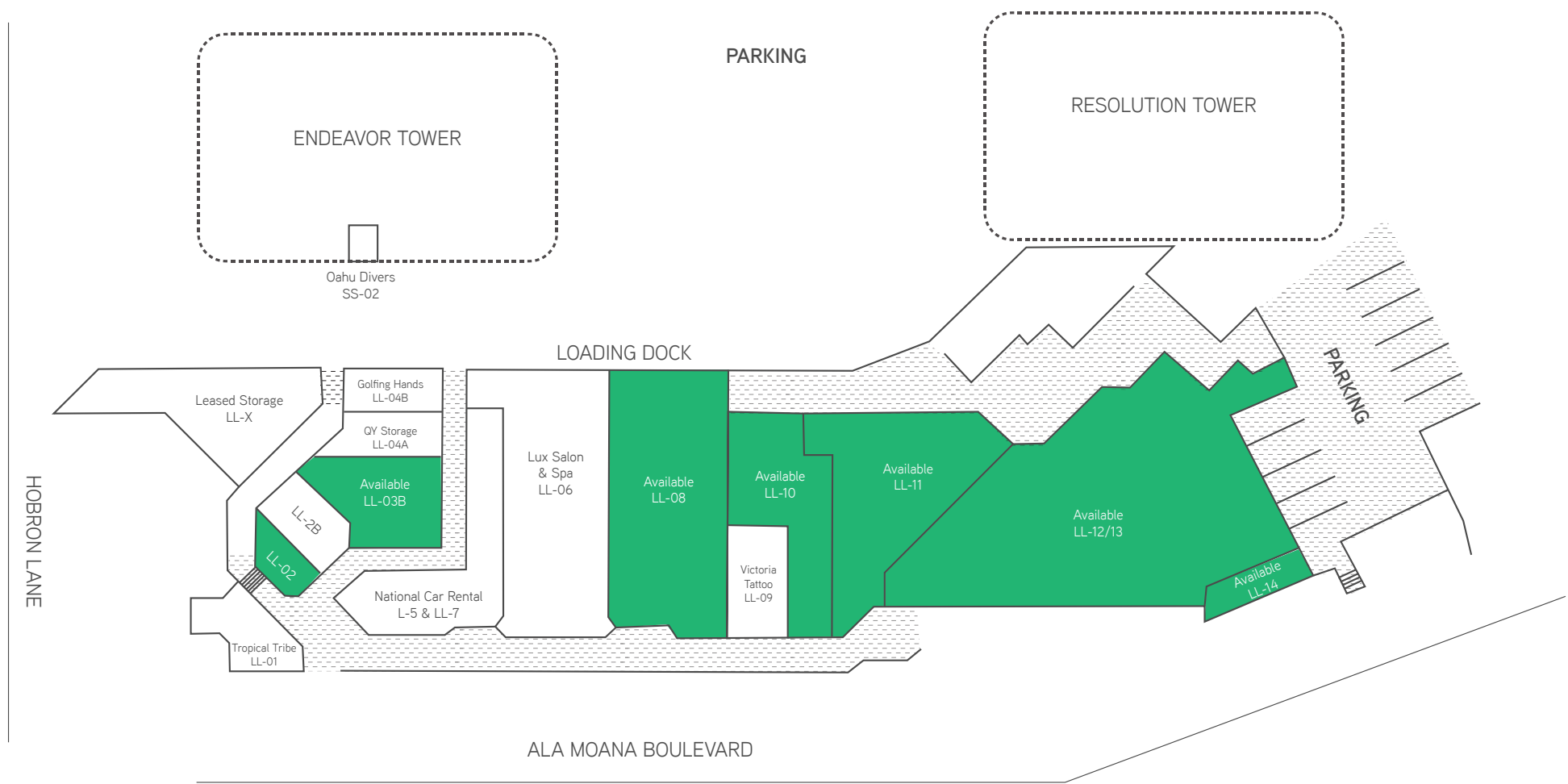
2 HAWAII PRINCE
HOTEL WAIKIKI
570 Units

3 THE MODERN
HOTEL
353 Units

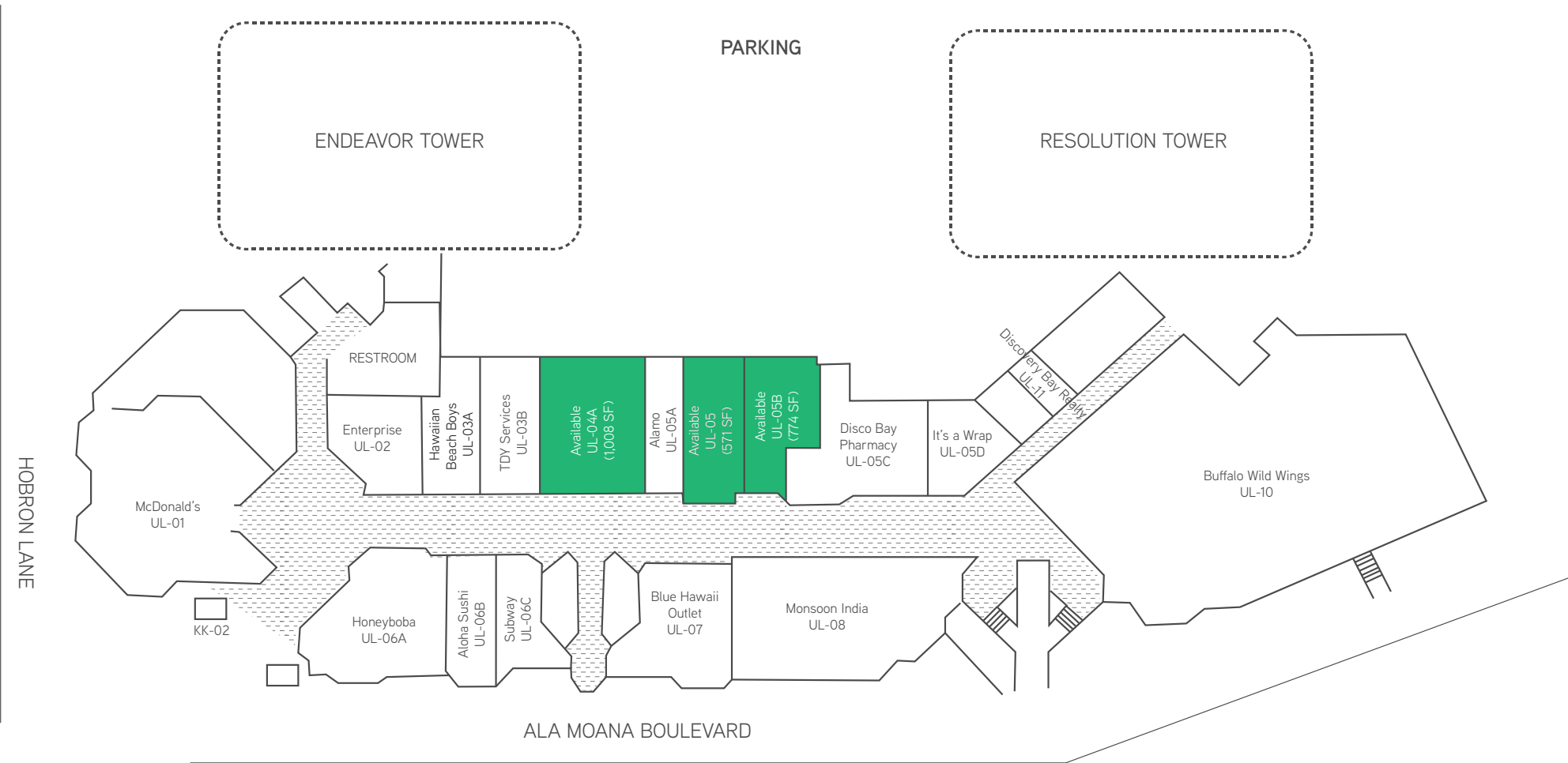
4 ILIKAI HOTEL &
LUXURY SUITES
343 Hotel Units
80 Timeshare Units
586 Condo Units

5 HILTON HAWAIIAN
VILLAGE
3,386 Units

LOWER LEVEL SITE PLAN



UPPER LEVEL SITE PLAN





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