

# FOR LEASE > WAREHOUSE CONDO 501 Sumner Street

HONOLULU, HAWAII 96817

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INTERNATIONAL



Rare opportunity to lease an existing warehouse with an abundance of parking. The warehouse condos are part of the Iwilei Business Center in the heart of the urban core of Honolulu and minutes away from the #1 performing Costco in the nation. The site provides easy access and close proximity to the immediate industrial area and Nimitz Highway. This is an ideal property for single users with large space needs.

## PROPERTY HIGHLIGHTS

Available Space:	Apt. 1 - 23,823 SF of land with covered parking (a portion of TMK 1-1-5-12-1)
	Apt. 3A - 30,999 SF masonry warehouse (TMK 1-1-5-12-1-3)
Base Rent:	Warehouse: \$1.35 per square foot per month (Apt. 3A)
	Shed: \$1.00 per square foot per month (Apt. 1)
Operating Expense:	\$0.35 per square foot per month (estimated)
Real Property Tax:	\$0.13 per square foot per month
Term:	Ten (10) Years
Features & Benefits:	- 14' between pillars
	- Two, 10x12 dock high platforms
	- 17' low ceiling
	- Men & women's restrooms
	- 25' high ceiling
	- 3 loading docks
	- 14x14 rollup door at grade level
	- 1,500 SF office



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## 2015 DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Estimated Population:	35,477	193,101	333,484
Estimated Households:	13,713	75,616	128,203
Median Age:	42.3 yrs	41.4 yrs	40.1 yrs
Total Households:	13,713	75,616	128,203
Household w/Children:	23.7%	23.5%	24.7%
Average Household Size:	2.5	2.5	2.5
Total Housing Units:	14,506	81,353	137,368

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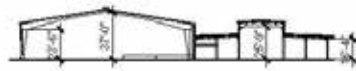
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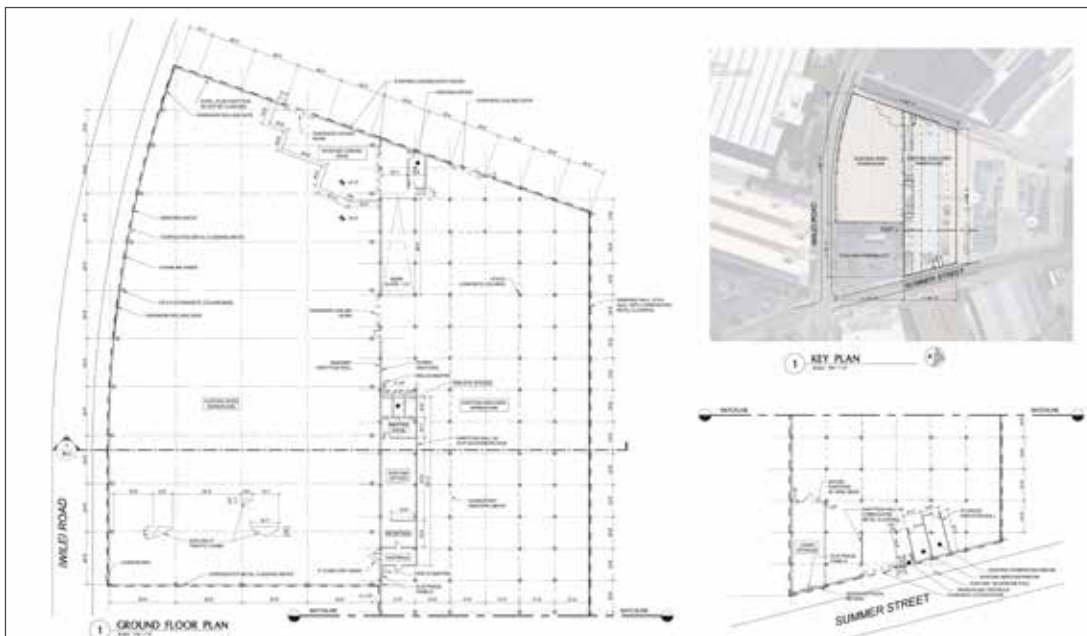
0 20' 40' 80' 160'  
SCALE 1" = 80'-0"

NOTE: THIS CONCEPTUAL SITE PLAN IS FOR PLANNING PURPOSES ONLY. SITE SPECIFIC INFORMATION SUCH AS EXISTING CONDITIONS, ZONING, PARKING, LANDSCAPE AND FLOODING REQUIREMENTS MUST BE VERIFIED BY CONSULTING ATTORNEY AND/OR CONSULTANT. LOCATIONS OF MECHANICAL SHAFTS ARE TO BE DETERMINED. TOTAL AREA OF ILLUSTRATION IS ONLY AND TO BE ADJUSTED TO MEET EXISTING REQUIREMENTS.

SERITAGE  
GROWTH PROPERTIES

HONOLULU, HI

GROUND FLOOR PLAN  
JANUARY 26, 2016



SK-1

K-Mart Iwilei Warehouse  
Property Condition Assessment

1/18/2015 ARCHITECTS, HAWAII