

COMMERCIAL SPACE FOR LEASE

FORMER SITE OF KAUAI TOYOTA

4337 Rice Street

Lihue, Kauai, Hawaii



OPPORTUNITY

to be in the heart of

Lihue

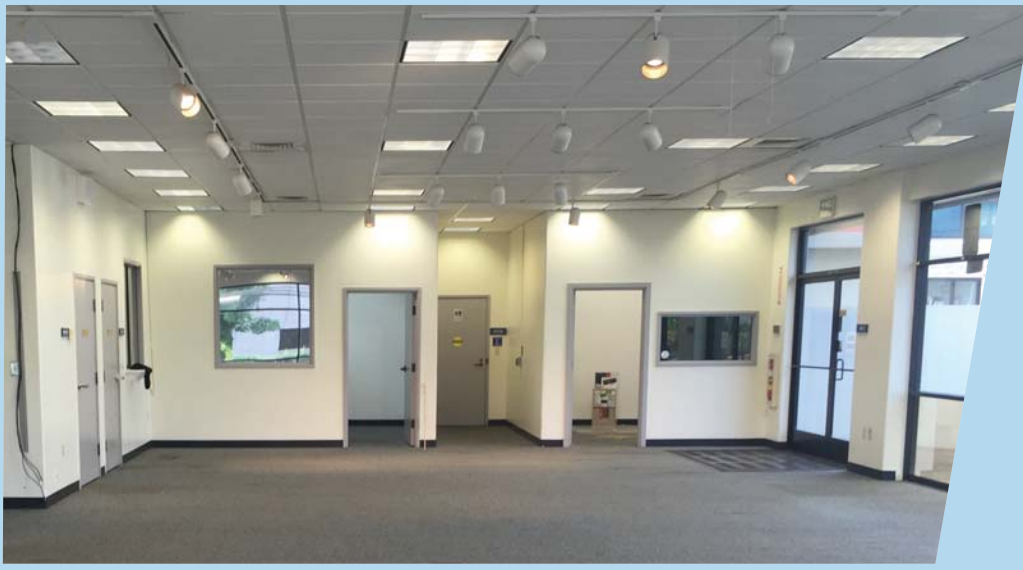
Property Description

Commercial space available for lease in the heart of Lihue. Great exposure on this 3,812 square feet of free standing building located on Rice Street. The property is the former site of Kauai Toyota and includes warehouse and showroom space. The building is 3,812 square feet situated on 17,279 square feet of land. The building includes large showroom space with excellent lighting and glass windows, private offices and an abundance of parking. The site is adjacent to Rice Shopping Center and across the street from the Social Security Administration Building.

The property is located in Lihue, the government and commercial center of the island of Kauai. The most traveled town on the island, Lihue is home to Kauai's main airport, as well as Nawiliwili Harbor, the island's major commercial shipping center and cruise ship port. With the largest shopping center, a host of big box retailers, car dealerships, movie theaters and restaurants, Lihue is the main hub of the island and an ideal location for a commercial business.

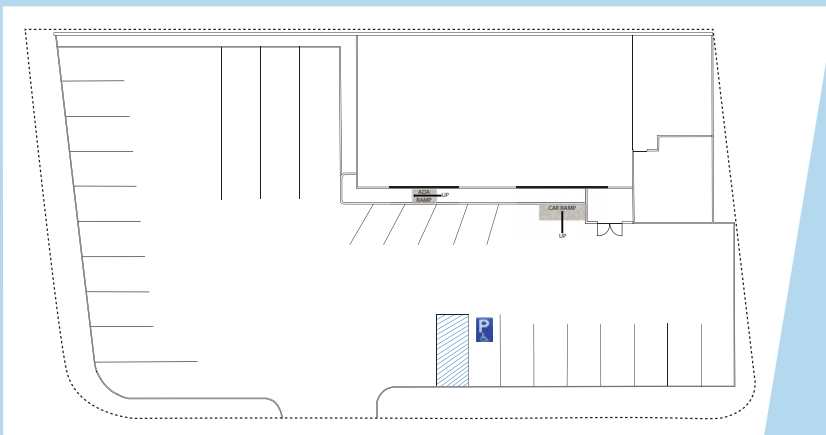
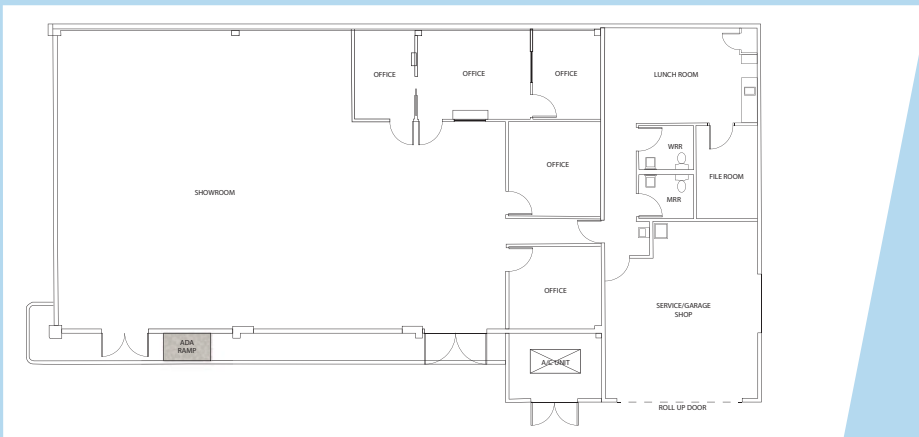
Features & Benefits

- › Highly visible location fronting Rice Street
- › HVAC system
- › 5 private offices
- › Men's and women's restrooms
- › Employee break room/kitchen
- › Service garage/storage area
- › 8' roll up door
- › 30+ parking stalls (including tandem)
- › 3-phase power (225 amps/240 volts)



4337 RICE STREET, LIHUE, KAUAI, HAWAII

Address:	4337 Rice Street Lihue, Kauai, HI 96766	
TMK:	(4) 3-6-007: parcels 027, 028 and 032	
Building Size:	3,812 SF	
Land Size:	Parcel 27:	3,700 SF
	Parcel 28:	8,676 SF
	Parcel 32:	4,903 SF
	Total:	17,279 SF
Zoning:	C-G (Commercial General)	
Term:	Thru 12/31/2020	
Asking Rent:	\$3.00 psf per month	
CAM:	\$0.37 psf per month (TT to pay utilities in addition to CAM)	



Contact Us

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