

## RESTAURANT BUSINESS FOR SALE



# Zia's Caffe

45-620 KAMEHAMEHA HIGHWAY • KANEOHE, HAWAII



**CONFIDENTIAL - DO NOT APPROACH EMPLOYEES, CUSTOMERS OR MANAGEMENT**

## Property Highlights

|                 |                        |
|-----------------|------------------------|
| Area:           | Kaneohe                |
| TMK No.:        | (1) 4-5-39-25          |
| Zoning:         | I-2                    |
| Building Size:  | 2,217 SF               |
| Premium:        | \$425,865.00           |
| Rent:           | \$8,124.00             |
| Occupancy Cost: | \$1,051.20 (estimated) |
| Term:           | Through 12/31/2030     |
| Parking:        | Ample on-site parking  |

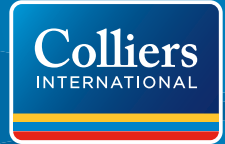
Restaurant business for sale: This is a successful, free-standing Italian inspired restaurant with liquor service. Zia's Caffe offers breakfast, lunch, dinner, as well as a robust take-out service. There is about 100 seating capacity. About 18,000 vehicles are on the road fronting the restaurant daily.

Learn more about Zia's Caffe at:  
[ziaskaneohe.com](http://ziaskaneohe.com)

BYRON "BIFF" GRAPER (S)  
Restaurant/Retail Sales and Leasing  
808 341 0107  
[biff.graper@colliers.com](mailto:biff.graper@colliers.com)

COLLIERS INTERNATIONAL  
220 S. King Street, Suite 1800  
Honolulu, HI 96813  
[www.colliers.com/hawaii](http://www.colliers.com/hawaii)

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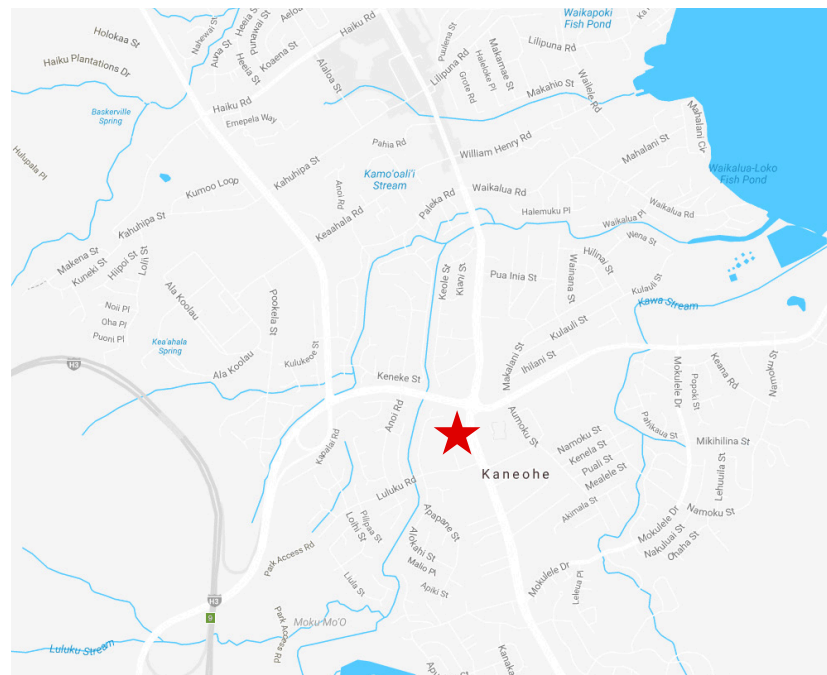


## Features & Benefits

- Successful operating restaurant
- Long term lease
- Has liquor license
- Operational training provided
- Price is four times adjusted average earnings

## Location Description

Highly visible restaurant located on the Windward side of Oahu fronting on busy Kamehameha Highway across from a shopping center, close to schools and Likelike Highway intersection in Kaneohe, Hawaii.



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