

MILILANI SHOPPING CENTER

RETAIL & OFFICE SPACE FOR LEASE

95-221 KIPAPA DRIVE • MILILANI, HI 96789





MILILANI SHOPPING CENTER

PROPERTY DESCRIPTION

Mililani Shopping Center is the second largest shopping center in this market drawing customers for its variety of tenants, which include Ross Dress For Less, 24-Hour Fitness, Foodland, Starbucks, Jack in the Box, The Shack Restaurant, and more! The Center is undergoing a variety of improvements which are to take place throughout the coming years. Be a part of the revitalization of this remarkable center as it develops into one of Hawaii's most unique neighborhood centers.

PROPERTY DETAILS

Area:	Mililani
TMK:	(1) 9-5-21: 6 & 12
Size Available:	623 SF - 2,375 SF
Base Rent:	Negotiable
CAM:	Approx. \$0.96 - \$1.47 PSF/mo
Percentage Rent:	8% (excluding office tenants)
Tenant Parking:	Available
Terms:	3 – 5 years
TI Allowance:	Negotiable

PROPERTY HIGHLIGHTS

- High traffic vibrant shopping center
- Surrounded by Mililani's dense residential population
- Strong anchor tenants
- Lack of viable competition
- Innovative and creative landlord

The site plan illustrates the layout of the Kapaʻa Town Center. Key features include:

- Streets:** Kamehameha Highway (running diagonally on the left), Kipapa Drive (running horizontally in the center), and Kuahelani Avenue (running vertically on the right).
- Buildings and Businesses:**
 - Top Left:** 24 Hour Fitness, Ross Dress for Less, BB Court, and a Pool.
 - Left Side:** Starbucks, Jamha Juice, and a series of buildings labeled C1 through C20.
 - Center:** American Express, a building with a red sign, and a building labeled B1-8/9.
 - Bottom Left:** Foodland, All State Insurance, Auto Store, and The Shack.
 - Right Side:** UCERA, a building with a red sign, and a building labeled J1.
- Parking Lots:** Multiple parking areas are shown throughout the center, with some spaces marked with blue 'P' symbols.
- Stairs:** Several stairwells are indicated with the word 'Stairs' and arrows pointing to specific locations.
- Other Labels:** DA, D, E1, E2, E3, C2-A, C2/C6, C8-A, C10, C11, C12-A, C15, C18, C19, C20, B1-2/B8, B1-14, A1, 3AC, 3B, 3C, 3D, 3E, 3F, 2D, 2B, 2C, 2F, 2A, 1A, 1B, 1C, 1D, 4A, 4B, 4C, 4D, 4E/F, 3A, 3A-1, 3F-1, 2E, 2A, E1, and 2A.

Bank of Hawaii

Suite	Tenant
4A	First Hawaiian Bank
4B	Gentle Dental
4D	Salon Andre
4E/F	McGraw Bellanca
A1	Bank of Hawaii
A2-A4	Auto Zone
B1-2/B8	Foodland
B1-8/9	Mililani Restaurant
B1-14	Available (790 SF)
B1-12/13	All State Insurance
C1	Available (2,375 SF)
C2	Hawaii USA
C2A	Jamba Juice
C6	The Pet Hale
C8	T-Mobile
C8A	Subway
C10	Ba-Le
C11	Sport Clips
C12A	Papa Murphy's

Suite	Tenant
C12	Fantastic Sams
C15	Nagoya Ramen
C17	Maile Chinese Restaurant
C18	Nail Tek
C19	Sushman
C20	Snow Factory
D	Ross Stores
DA	24 Hour Fitness
E1	Starbucks
E1-A	Blazin Steaks
E2	Hook Othrodontics
E3	Century 21
G	The Shack
H	Jack in the Box
JI	UCERA
5	Goodyear
F	American Savings Bank



DEMOGRAPHICS (2017)	1-Mile	3-Mile	5-Mile
Population	20,093	72,351	169,450
Average Household Income	\$94,896	\$103,469	\$100,386
Median Age	36.7 yrs	36.0 yrs	35.8 yrs
Bachelor Degree or Higher	4,229	16,585	31,935

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