

KAIMUKI RESTAURANT/RETAIL OPPORTUNITY - FOR LEASE

1123 11TH AVE, SUITE #101, HONOLULU, HI 96816



PROPERTY OVERVIEW

This is a rare ground floor restaurant opportunity in a dynamic three-story mixed-use retail and office building located in the vibrant Kaimuki neighborhood. With up to 3,367 square feet of available space and ample parking in the adjacent municipal lot, this property offers an ideal setting for restaurant and retail businesses. Kaimuki is renowned for its eclectic selection of restaurants and coffee shops and is home to a diverse array of local businesses, making it a highly sought-after food & beverage and retail market conveniently situated between East O'ahu and Downtown.



LEASE DETAILS

AVAILABLE SPACES

SUITE 101

SIZE

1,849 SF Space 101A

1,788 SF Space 101B

3,637 SF Total Interior Space

AVAILABILITY

Immediately

BASE RENT

Contact agent for details

TERM

Negotiable

HIGHLIGHTS

- Located in the Kaimuki Business District, a popular office market between Downtown and East O'ahu
- 3-story, mixed use retail and office building
- Convenient to many offices, businesses, and dense residential neighborhoods
- Landlord plans to install grease trap and other restaurant infrastructure

FLOOR PLAN: SUITE 101

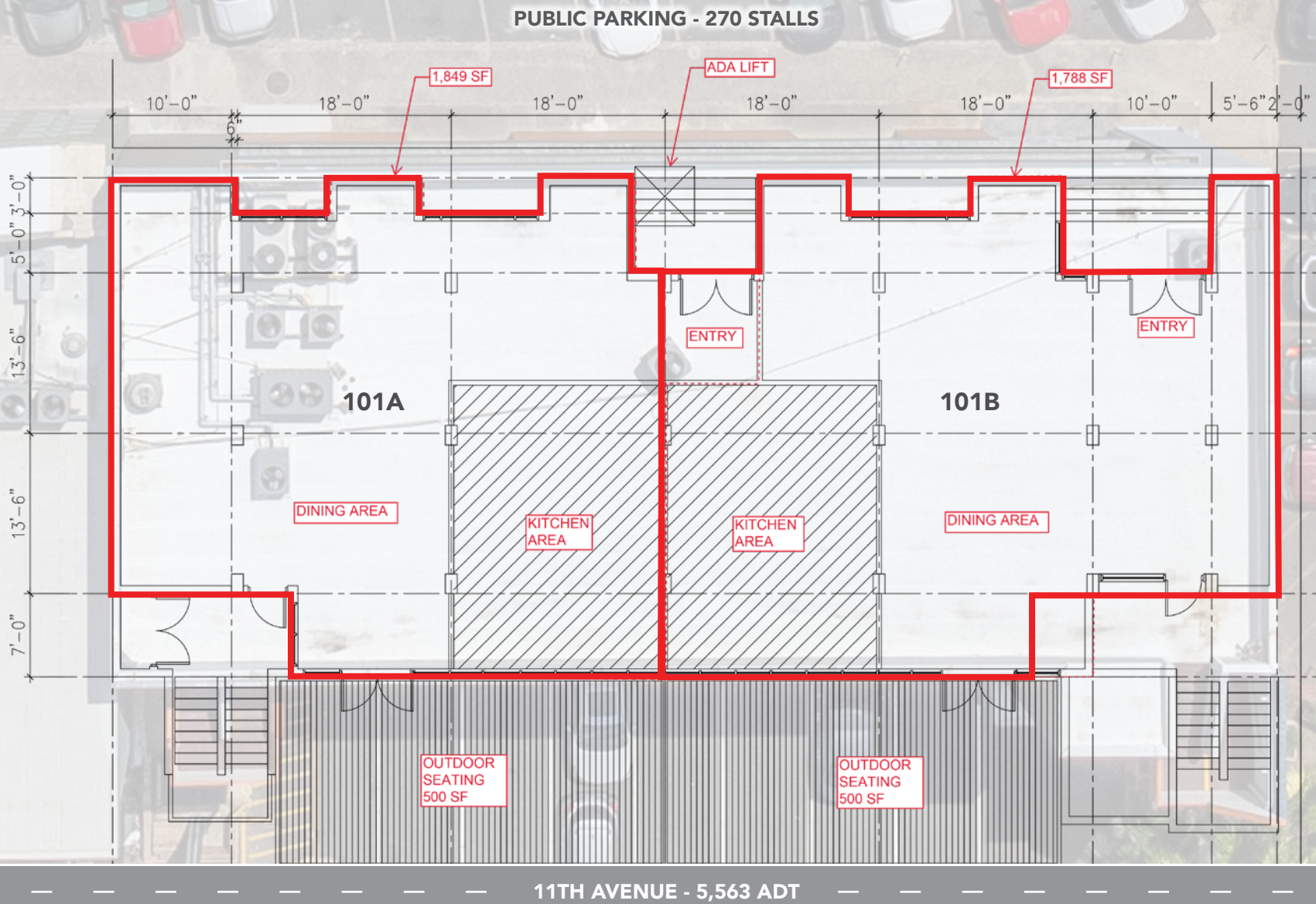


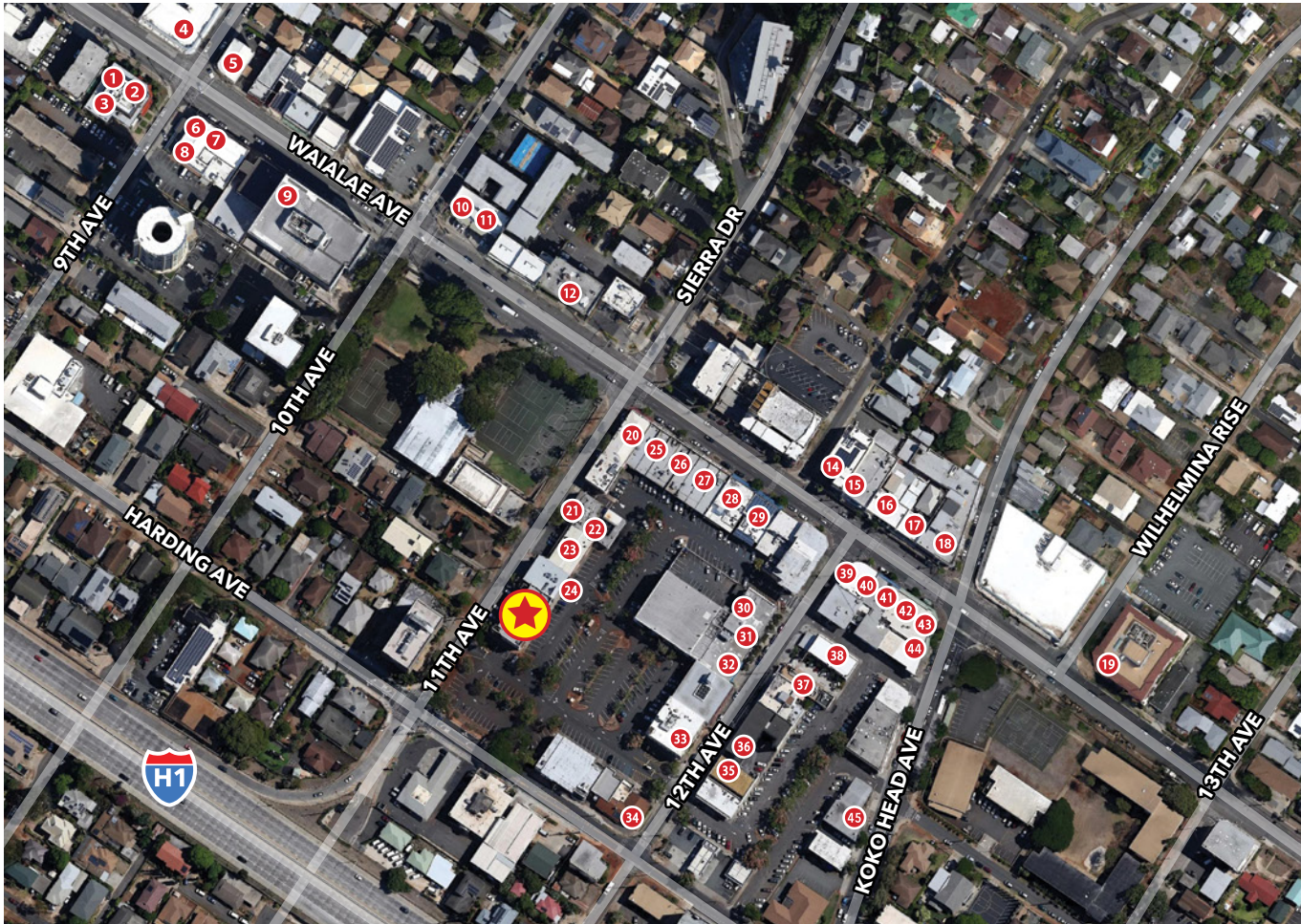
PHOTO GALLERY: SUITE 101 INTERIOR - 3,637 SF



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NEIGHBORHOOD MAP - KAIMUKI



- | | |
|---------------------------------|----------------------------------|
| 1 9th Ave Rock House | 39 Coffee Talk |
| 2 The Cutlery | 40 Broken Rice |
| 3 Aloha Lounge | 41 Tight Tacos |
| 4 Miro Kaimuki | 42 Noods Ramen Bar |
| 5 Mud Hen Water | 43 Jewel or Juice |
| 6 BREW'd Craft Pub | 44 Sprout Sandwich |
| 7 Brick Fire Tavern | 45 Jose's Mexican Cafe & Cantina |
| 8 Leahi Health Kaimuki | |
| 9 Champs Sports Bar and Grill | |
| 10 Sushiya | |
| 11 Kaimuki's Boston Pizza | |
| 12 Super PHO | |
| 13 3538 Waialae Avenue | |
| 14 Cowcow's Tea | |
| 15 Okata Bento | |
| 16 Asuka | |
| 17 Saigon's | |
| 18 Pipeline Bakeshop & Creamery | |
| 19 3660 on the Rise | |
| 20 Happy Days Chinese Food | |
| 21 Oahu Grill | |
| 22 Himalayan Kitchen | |
| 23 Subway | |
| 24 Moke's Bread & Breakfast | |
| 25 Big City Diner | |
| 26 Kaimuki Cafe | |
| 27 Kim Chee Restaurant No. 2 | |
| 28 Space Available for Lease | |
| 29 Nana Ai Katsu | |
| 30 Duk Kee Chinese | |
| 31 Via Gelato | |
| 32 Hale Vietnam Restaurant | |
| 33 Koko Head Cafe | |
| 34 Angela Pietro | |
| 35 Scone's Bakery | |
| 36 Otto Cake | |
| 37 Koa Pancake House | |
| 38 Chubbies Burgers | |

AREA HIGHLIGHTS

- Less than 2 miles from Waikiki with 30,787 lodging units and an average daily visitor population on-island of 99,194
- Estimated daytime population, age 16 years and older, within a 5-mile radius: 274,176
- 1 Mile from University of Hawaii Manoa Campus with a 2024 enrollment of 20,012 students



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