



Newly Renovated 20,175 SF Freestanding Warehouse

Property Highlights

Area	Kapālama
TMK Number	(1) 1-5-19-10
Zoning	IMX-1
Ground Floor Warehouse	17,175 SF
Ground Floor Office	3,000 SF
2nd Floor Office	3,000 SF (excluded in footprint)
Base Rent	\$1.40 PSF/Mo. NNN
Operating Expenses:	Estimated at \$0.81 PSF/Mo. (RPT, Insurance, Mgt Fees Based on 20,175 SF)
Term	Negotiable
Available	1Q 2026

220 S. King Street, Suite 1800
Honolulu, Hawaii 96813
808 524 2666
colliers.com

1226 Kaumualii Street Honolulu, HI 96819



Property Information:

Strategically located in the heart of Honolulu's industrial district, this 20,175 SF freestanding building offers a unique blend of warehouse, office, and retail. Sitting at the intersection of retail and industrial sectors, 1226 Kaumualii provides the opportunity for a growing business to consolidate their office and warehouse needs all under one roof.

With newly renovated electrical, sprinklers, and a new roof, these improvements provide any growing business the peace of mind needed to operate a successful business.

For Lease

Features & Benefits:

- Area has a great mix of retail and industrial tenants in the heart of Kapālama
- Easy access to all major roadways, service your customers from all across Oahu
- Excellent visibility for brand exposure
- High cube warehouse to enhance racking efficiency
- Roof replaced in 2025
- Flexible IMX-1 zoning offers a wide variety of allowable uses

Warehouse Features:

- Newly renovated electrical and sprinklers
- 17,175 SF
- 24' w x 14' h roll-up door
- 18' ceiling height in staging area
- 19' ceiling height in main warehouse
- Ample power w/ 3-phase available
- Concrete slab

First Floor Office:

- 3,000 SF
- 3 private restrooms
- Multiple private offices and "bullpens"

Second Floor Office:

- 3,000 SF (excluded in footprint)
- 2 private restrooms
- Open floor plan



**For rendering purpose only.*



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