

FOR LEASE

# 1019 LAUIA STREET

Kapolei, HI 96707



## Property Description

Prime concrete warehouse space for lease at Kapolei Industrial Complex. Bays 1 and 2 are both available on June 1st with a total of 5,618 square feet. Easy access to Kalaeloa Boulevard, Kapolei Parkway, and H1.

Roll-up door leads user into office space on both sides and a high-cube warehouse in the back. Exhaust vent and fan are both in the ceiling of the high-cube portion of the warehouse. Ceiling is approximately 30-feet at its highest point. Electrical capacity shows 225 panel amps and phase 3. Multiple restrooms are on 1st and 2nd floor. Built out conference rooms with existing office furniture negotiable to the right tenant (TV, conference table, chairs, cubicles).

Take this opportunity to locate your business in the growing Kapolei Industrial Area. Zoned I-2, these units are fit for intensive industrial use.

## Property Details

<b>Location:</b>	Kapolei
<b>Available:</b>	~5,618 SF
<b>Base Rent:</b>	\$1.30/SF/MO
<b>TMK:</b>	(1) 9-1-75-21-1 & 2
<b>Zoning:</b>	I-2, Intensive Industrial
<b>CAM:</b>	\$0.525/SF/MO
<b>Parking:</b>	10 Reserved Stalls
<b>Pallet Racks:</b>	82 Pallet Positions (included free of charge)



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