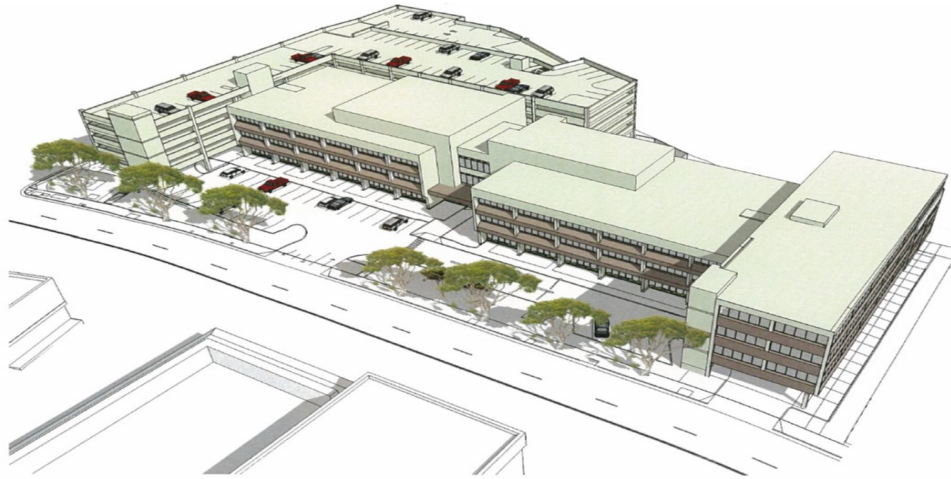


FOR SALE

FEE SIMPLE

- New Building Site Spacial Unit S-1
- Approximately 13,255 square feet
- Build a 4-story building with 3 floors of office space of approximately 22,200 square feet

\$300,000.00 *



Tax Map Key: (1) 9-8-008: Parcel 26
Land Area: 2.87 Acres (Approx.)
Number of Units: 65 Units in Existing Building
Zoning: B-2 (Community Business District)
Land Tenure: Fee Simple
Year Built: 1974

Existing Building Sq. Ft.: 61,690 Sq. Ft. (Approx.)
New Building Sq. Ft.: 22,200 Sq. Ft. (Approx.)
Total Sq. Ft.: 83,890 Sq. Ft. (Approx.)

Monthly Maintenance Fee: \$1,196.53 (Est).
Monthly Assessment: \$650 Per Month (Est).
Monthly Real Property Tax: \$135 (Est).

Parking: 414 Parking Stalls
Additional Valet/
Theater Parking: 172 Parking Stalls (Approx. can be added)
Total Stalls: 586 Parking Stalls

- Plus parking contribution for 414 stall garage is estimated at \$1,275,250, estimate is through 01/01/2020 and increases approximately \$13,550 per month after that and is paid to AOUO. Should be added to the cost of the unit when sold to the public.
- Buyer has right to negotiate with Hawaiian Dredging Company to obtain existing permit set of the architectural drawings.

SAVIO

REALTY LTD
RB-11383

Project Hotline: (808) 445-9035
Website: www.savio.com

All information contained herein is deemed reliable and is subject to change without notice.

