



Waianiani

AT THE COVE

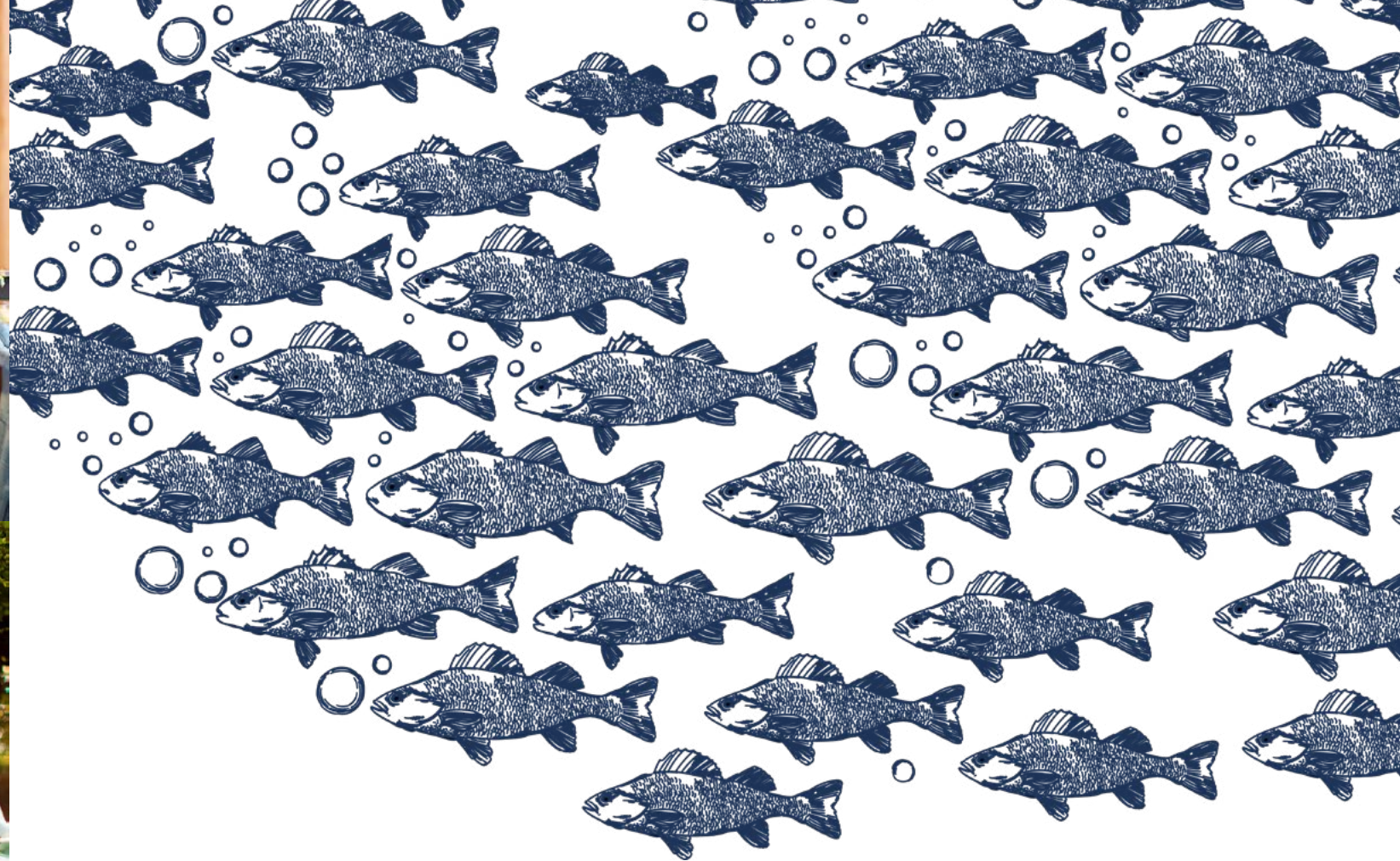
92-1089 Alii Nui Drive
Kapolei, HI 96707



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***Creating an authentic
Hawaiian gathering
place with unique
entertainment, dining,
and retail.***



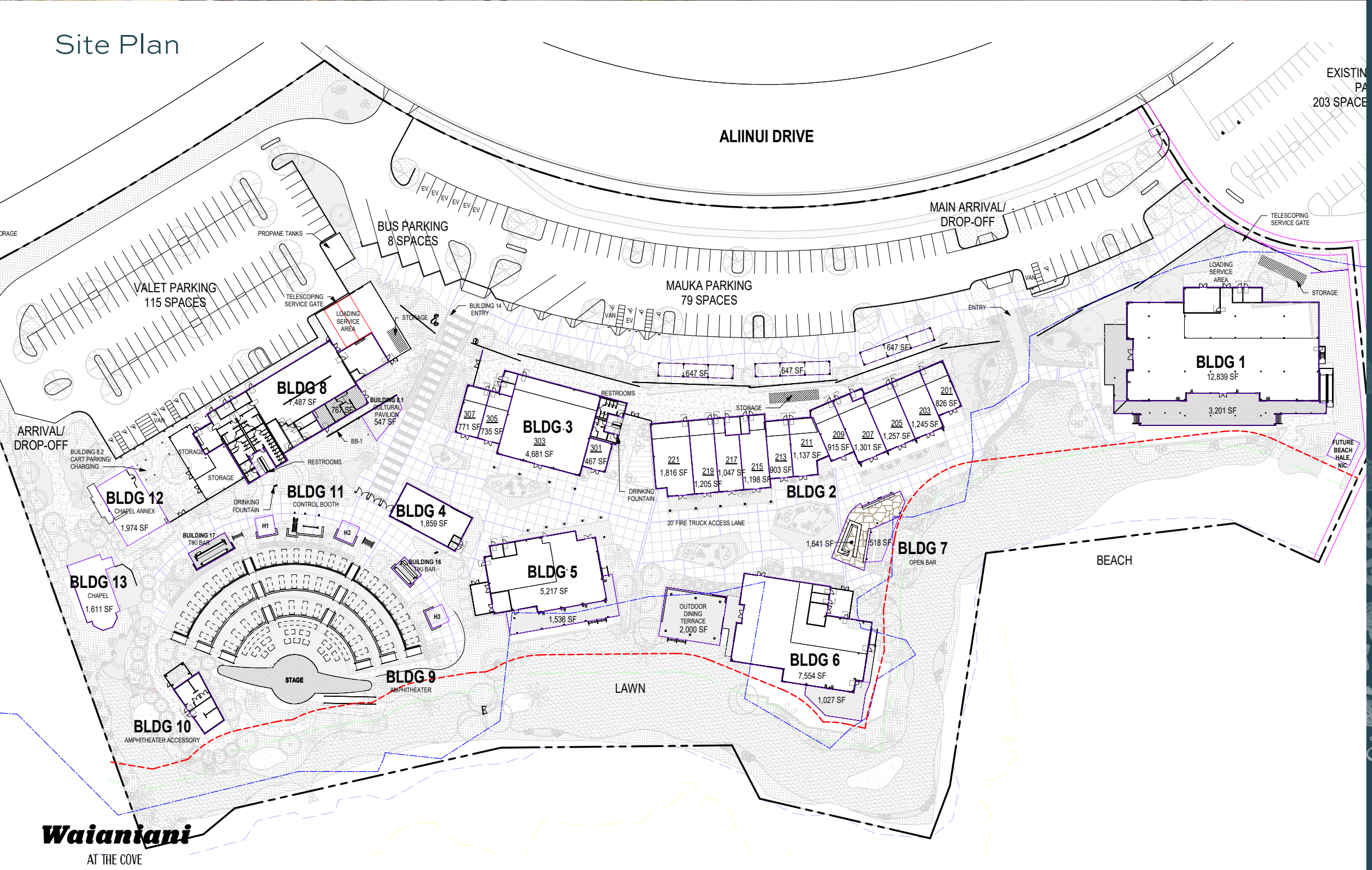
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Located on the Leeward Coast, adjacent to The Four Seasons and Disney's Aulani, this ocean front paradise stretches across 10.8 acres of lush landscapes, offering a perfect blend of resort dining, shopping, and natural beauty.



Site Plan



AVAILABILITY

BUILDING 2:	814 SF - 1,799 SF
BUILDING 3:	467 SF - 4,681 SF
BUILDING 5:	5,189 SF
BUILDING 6:	7,399 SF

TERM:	10 Years
AVAILABLE:	2027
ASKING RENT:	\$11-\$15/SF/Mo

Highlights

- Redevelopment of 10.8-acre property
- Ocean front dining opportunities
- World class resort location
- Retail opportunities including small-scale shops





DEMOGRAPHIC TABLE

	3 MILES	5 MILES	10 MILES
POPULATION	17,746	56,786	212,444
HOUSEHOLDS	5,107	16,106	58,282
MEDIAN HH INCOME	\$110,910	\$108,708	\$104,038

SOURCE: COSTAR

HOTEL ROOM COUNT

Marriott's Ko Olina Beach Club	550 Rooms
Beach Villas at Ko Olina	247 Condos
Aulani, A Disney Reosrt & Spa	351 Rooms and 481 Villas (2-Bedroom)
Four Seasons Resort Oahu at Ko Olina	370 Rooms

TOTAL 1,999

SOURCE: HAWAII TOURISM AUTHORITY



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Image of hula dancers on page 6 by Moniek van Meerten Fotografie.