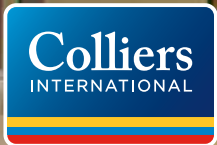


# Lanlanani

VILLAGE





# Laulani VILLAGE



## PROPERTY *Description*

Completed in 2012, Laulani Village is the largest retail development serving the Ewa community on Oahu. Located directly across from Hawaii Prince Golf Course, Laulani Village is nicely situated in a densely populated area and surrounded by affluent residential neighborhoods including Trades, Ocean Pointe, and Hoakalei. The Center is strategically positioned on the corner of Fort Weaver Road and Keaunui Drive, where traffic counts exceed 35,000 per day. Anchor tenants include Safeway, Walgreens, Ross Dress for Less, City Mill, Petco and Buffalo Wild Wings.

Laulani Village is a "one stop shop" lifestyle center with salons, apparel, banks, cellular phone providers, UPS Store, dentists, financial services, and restaurants including Starbucks, McDonald's, Russo's Italian Kitchen, Panda Express, Teddy's Bigger Burgers and more. To complete the mix, we are looking for additional service providers for our office spaces!

# Lanikai VILLAGE



Keanui Drive

Fort Weaver Road





Suite	Tenant	Size
A	Safeway	60,020
B1	Central Pacific Bank	2,463
B2	T-Mobile	1,906
B3	GNC	1,032
B4	My Wireless AT7T	2,000
C1	Teddy's Bigger Burgers	1,464
C2	Impact Wireless	1,488
C3	Golden Coin Rest & Bakery	1,466
D	Ross Dress for Less	30,176
E	Petco	10,070
F	City Mill	40,000
H	Safeway Fuel	970+
I-J	McDonalds	5,680
K	Walgreens	14,820
L	American Savings Bank	4,052
M1	Bangkok Chef	2,058
M2	Daiichi Ramen & Curry	1,381
M3	Supercuts	999
M4	UPS Store	1,017
M6	Hawaii Family Dental	2,203
M7	Russo's Italian Kitchen	2,612
M200	AVAILABLE	1,425
M203	AVAILABLE	1,192
M204	AVAILABLE	1,356
M208	Allstate	729
M211	AVAILABLE	671
M212	AVAILABLE	735
M215	AVAILABLE	559
M216	Hawaii Life Real Estate	872
M219	AVAILABLE	1,949
N1	Buffalo Wild Wings	5,169
N3	Royal Nails	1,007
N4	Diamond Wireless	1,327
N5	Pearl's Kitchen BBQ	1,045
N6	Panda Express	1,749
N220	AVAILABLE	878
N223	AVAILABLE	1,880
N224	AVAILABLE	741
N227	AVAILABLE	539
N228	Cornerstone Chiropractic	736
N231	Edward Jones	540
N232	AVAILABLE	1,360
N236	AVAILABLE	1,449
N239	H&R Block	1,364
00	Starbucks	1,771
01	Chateau Je t'aime	876
Pad G	AVAILABLE	2,250
<b>TOTAL</b>		<b>220,046</b>

## OFFICE SPACE Highlights

- > Brand new construction
- > The only first generation office spaces in Ewa Beach trade area
- > Common area restrooms
- > Elevator servicing second floor
- > Each office has its own A/C and thermostat control

## LEASING Information

**Pad Site Available**  
Pad G (2,250 SF)

**Office Sizes Available**  
539 - 1,949 SF

**Office CAM**  
\$1.35 PSF/Month

**Pad Rent**  
Negotiable

**Base Rent**  
Negotiable

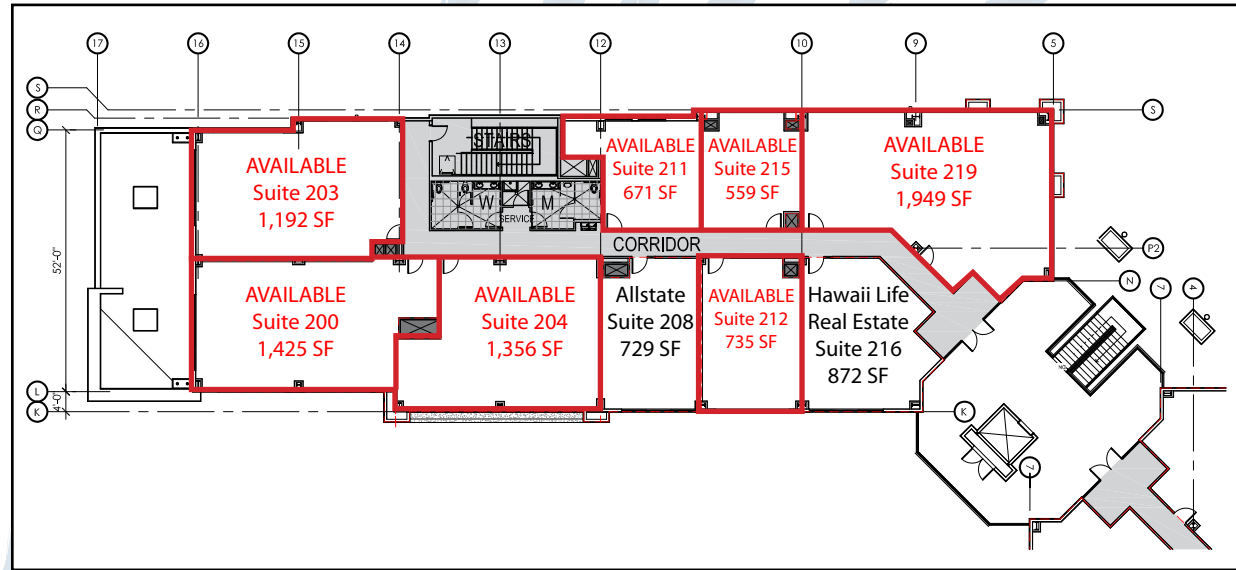
**Term**  
Negotiable

# Lanikai VILLAGE

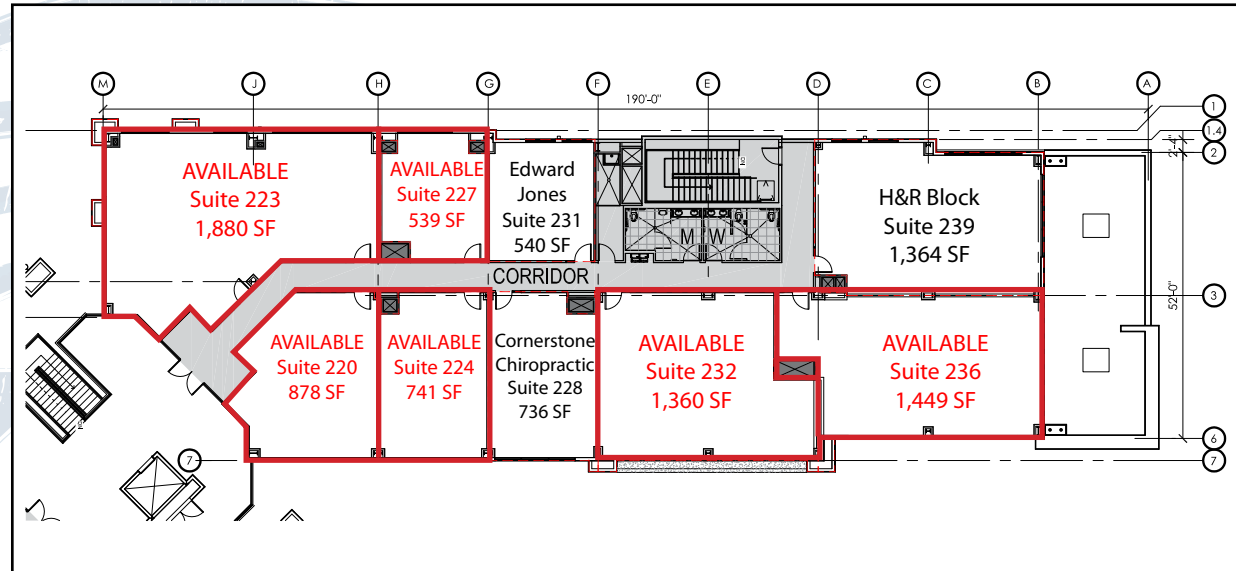
## Office Site plan



### BUILDING "M"



### BUILDING "N"



## AVAILABLE SPACES: 539 - 1,949 SF

- > Brand new construction - vanilla shell
- > Only first generation office space in Ewa Beach
- > Common area restrooms
- > Elevator and stairway servicing second floor
- > Separate A/C and thermostat controls in each office

# Aerial Map

## 2015 Demographics

	1-Mile	3-Miles	5-Miles
Est. Population	32,010	79,337	161,881
Median Age	31.5	32.0	32.6
Est. Households	9,518	22,234	42,944
Avg. Household Income	\$109,481	\$97,979	\$98,524

James Campbell Makaiwa Hills (4,200)

DR Horton Kahiwelo (472)

DR Horton Hoopili (11,750)

UH West Oahu 1,800 residential units

DHHL East Kapolei Phase II (1,000)

KAPOLEI SHOPPING CENTER  
SAFEWAY **Longs Drugs**

THE MARKETPLACE AT KAPOLEI  
CROSSROADS AT KAPOLEI  
simpleorganized

KAPOLEI ENTERTAINMENT CENTER  
CONSOLIDATED THEATRES

James Campbell Kapolei West (2,800)

WAL-MART  
Oliver McMillan's Mixed Use Project (400)

DHHL East Kapolei Phase I (403)

KAPOLEI COMMONS  
SPORTS AUTHORITY ROSS TARGET OfficeMax PETCO

Kisco Ilima @ Leihano (84)

EWA TOWN CENTER  
**Longs Drugs** Foodland

Lanikai VILLAGE

J.W. Marriott Ihilani Resort & Spa: 387 units  
Disney Aulani: 820 units  
Marriott Time Share: 778 units  
Ko Olina Time Share: 622 units  
Total: 2,607 units  
Total units approved 9,200

COSTCO

Forest City Kapolei Lofts (499)

DR Horton Mehana (196)

Future Kualakai Pkwy Extension

Gentry ParkSide (200)

Gentry Sandalwood (140)

KAPOLEI VILLAGE CENTER  
Foodland

EWA BEACH SHOPPING CENTER  
**Longs Drugs**

Hunt Parcels (4,000)

Ka Makana

Haseko Hoakalei Residences (4,850)

Kipuka

Kuapapa

LEGENDS  
 = Residential Zoned  
 = Commercial Zoned



**TERRAMAR**  
RETAIL CENTERS

*Lanlani*  
VILLAGE

FOR LEASING INFORMATION

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