



WAREHOUSE/FLEX SPACE FOR LEASE

3257 KUHIO HIGHWAY, LIHUE, KAUAI, HI 96766



PROPERTY INFORMATION

This modern building provides a great opportunity for a user in need of a high cube warehouse with excellent visibility. Situated along one of Lihue's busiest roads, this CG zoned building offers a flexible opportunity for both retail and industrial use.

Great opportunity for a user in need of high cube warehouse space with a loading dock in the heart of Lihue. Each individual bay features a private restroom and boasts 20' ceiling heights, glass-door entry ways and 12'x14' roll-up doors. The property is nestled between Walmart and the Lihue Civic Center, just minutes from Lihue Airport and Nawiliwili Harbor. It is conveniently located within all the services and amenities available in the area and Lihue's residential community.

PROPERTY HIGHLIGHTS:

- 20'-21' ceiling height
- Grade level roll-up doors
- Ample parking

View Virtual Tour
of Adjacent Space



Unit A-2

Area	Lihue, Kauai, Hawaii
TMK Number	(4) 3-8-9: Parcel 2 (a portion of)
Zoning	C-G (General Commercial)
Size Available	Unit A-4 (1,750 SF)
Base Rent	\$1.55 PSF/Mo
Operating Expenses	\$0.53 PSF/Mo (Estimated)
Term	3 - 5 Years

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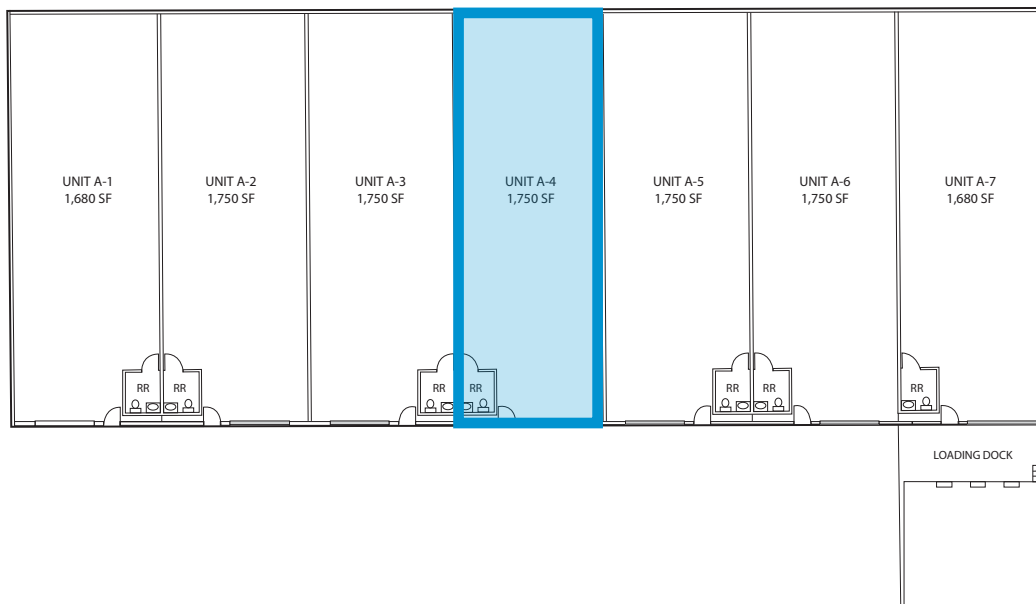
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