



# 1415

KINAU STREET

Multi-Family  
Investment  
Property

# FOR SALE

Prime urban multi-family location!



Hawaii  
Commercial  
Real Estate

[www.hawaiicre.com](http://www.hawaiicre.com)





# 1415

KINAU STREET

## INVESTMENT Summary

- \$3,500,000
- 22 Rental units
- In place NOI:  
\$129,435
- Proforma NOI:  
\$169,535



Upgraded units and common areas.



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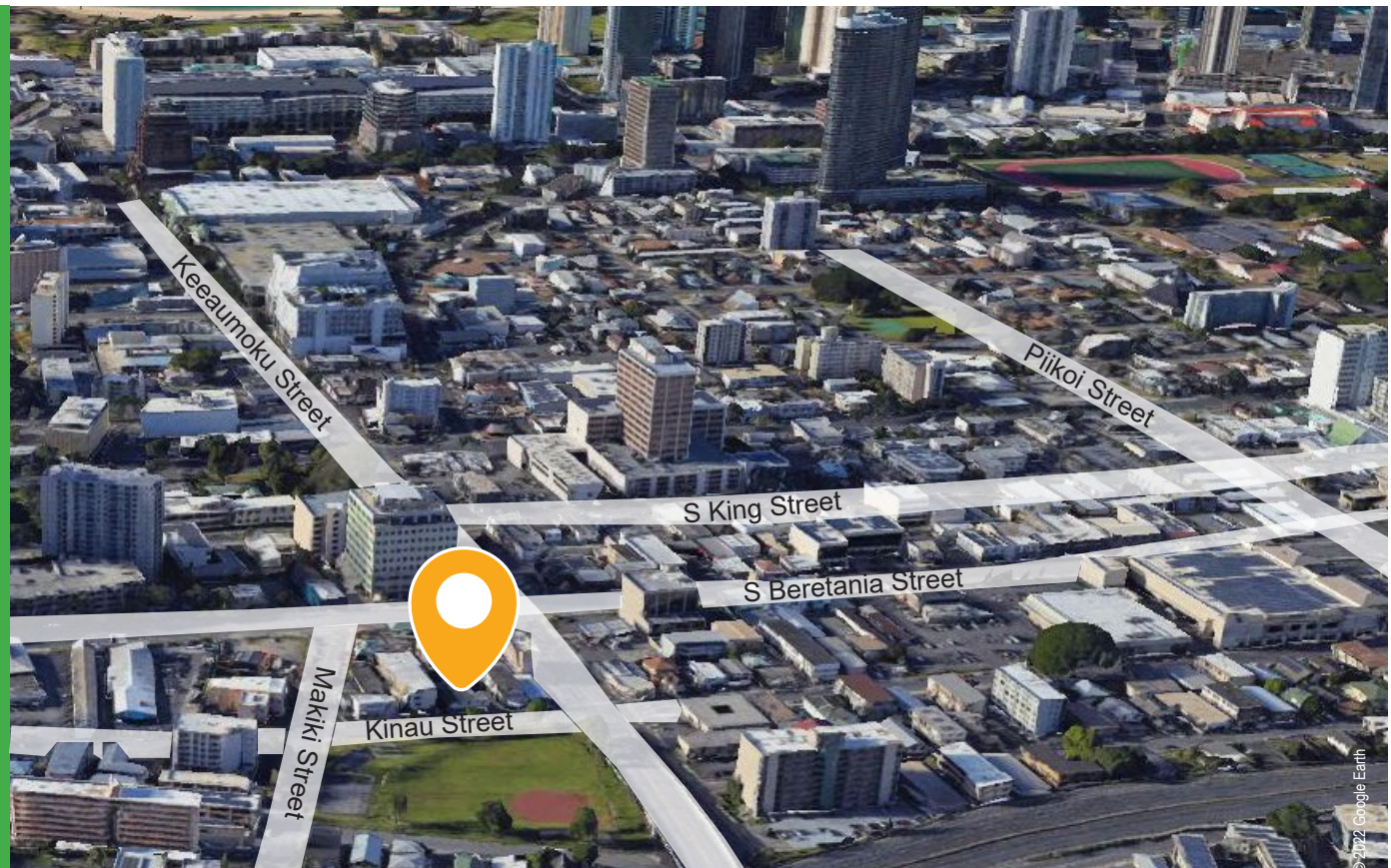


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KINAU STREET

## INVESTMENT Opportunity

- Prime urban multi-family location within walking distance of grocery, medical, restaurants, parks
- Close to UH, Ala Moana, Waikiki and major urban employers
- Opportunity to increase rents
- Bill 7 redevelopment potential
- Most units have been upgraded
- Upgraded Common areas

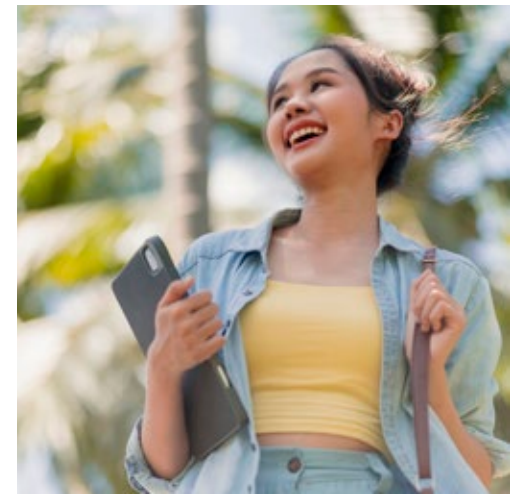


1415 KINAU STREET  
**WALK SCORE\***

# 97

1415 Kinau is a walker's paradise. Daily errands do not require a car. The walk score is based on the following categories: Dining & Drinking, Groceries, Shopping, Errands, Parks, Schools, Culture & Entertainment.

*\* Methodology: See [www.walkscore.com](http://www.walkscore.com)*







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## PROPERTY Summary

- Address:  
1415 Kinau Street  
Honolulu HI 96814
- TMK: 1-2-4-10-11
- Rental Units:  
7 - 1BR/1BA  
2 - Studios  
13 - Studios with shared  
common facilities
- Parking: 4 Stalls
- Zoning: BMX-3 but currently  
taxed as residential
- Land Area: 8,334 SF
- Building Area: 6,667 SF
- Buildings: One 2-story concrete  
building and one 2-story wood  
building

Upgraded units and common areas.



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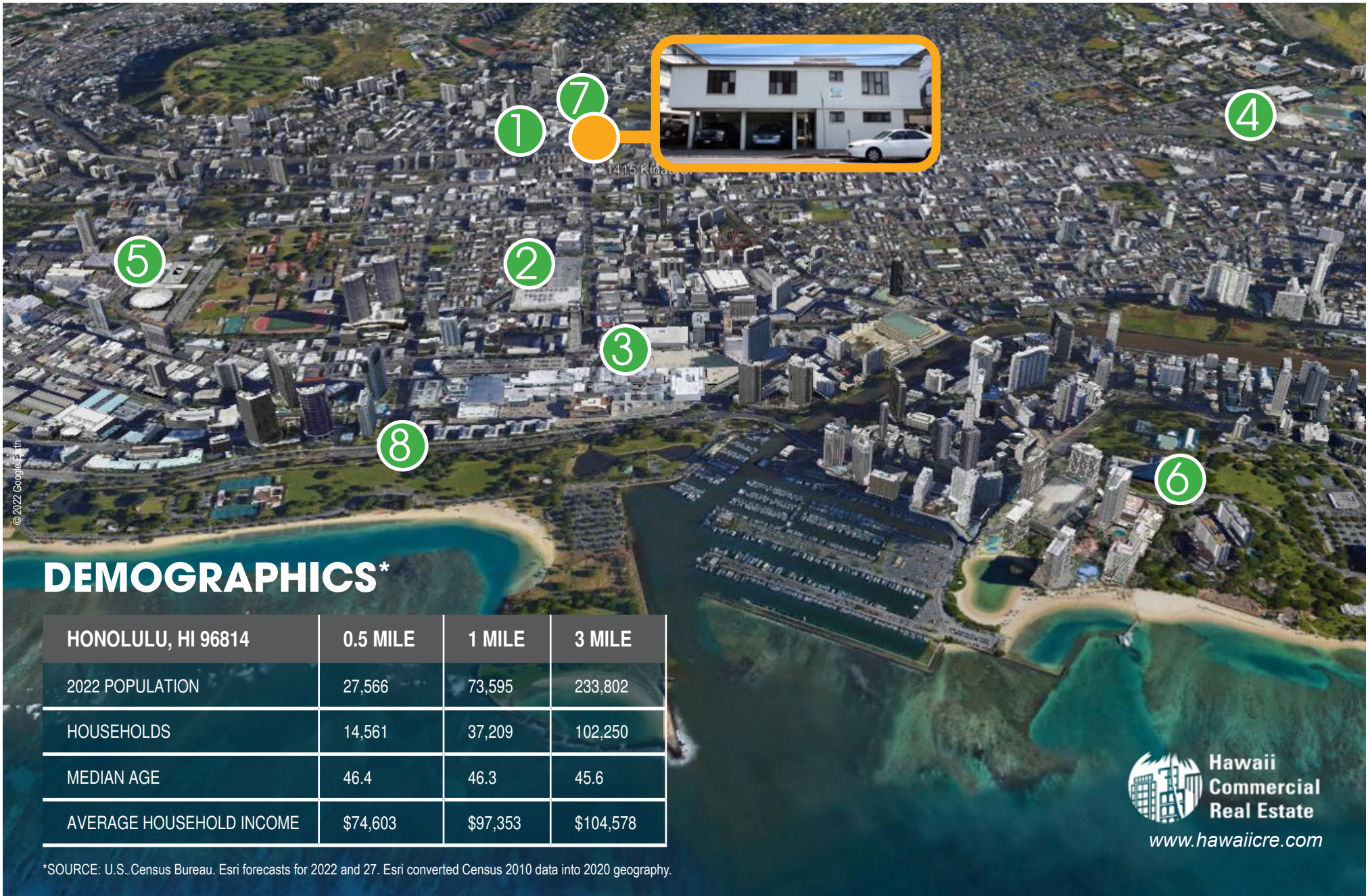
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- 1. Safeway
- 2. Walmart/Sam's Club
- 3. Ala Moana
- 4. UH Manoa
- 5. Blaisdell Center
- 6. Waikiki
- 7. Makiki District Park
- 8. Ala Moana Park



© 2022 Google Earth

## DEMOGRAPHICS\*

HONOLULU, HI 96814	0.5 MILE	1 MILE	3 MILE
2022 POPULATION	27,566	73,595	233,802
HOUSEHOLDS	14,561	37,209	102,250
MEDIAN AGE	46.4	46.3	45.6
AVERAGE HOUSEHOLD INCOME	\$74,603	\$97,353	\$104,578

\*SOURCE: U.S. Census Bureau. Esri forecasts for 2022 and 27. Esri converted Census 2010 data into 2020 geography.





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## **BILL 7** Redevelopment Plan

- 40 Residential
- 1 Commercial

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## FIND OUT MORE

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Posted 01/03/25. Please note: the information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it.



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