

The Colliers logo is located in the top right corner of the image. It consists of the word "Colliers" in a white serif font, centered within a blue rectangular box with a thin white border. Below the text, there are three horizontal stripes in yellow, red, and blue.A dark blue rectangular box with the text "Fee Simple For Sale" in a white, sans-serif font. The box is positioned on the left side of the image, overlapping the building and the sky.A red banner with the text "Price Reduced" in a white, italicized, sans-serif font. The banner is positioned at the bottom right of the image, overlapping the building and the sky.

CONTACT US

Karen Birkett (S) SIOR

Senior Vice President
Office Services Division
Lic# RS-50512
808 523 9729
karen.birkett@colliers.com

Colliers

220 S. King Street, Suite 1800
Honolulu, Hawaii 96813
808 524 2666

2830 Kaonawai Place Honolulu, HI 96822

Rarely Available Fee Simple Opportunity within Manoa Valley

Situated in the verdant and vibrant Manoa Valley neighborhood, this property benefits from strong local demand and proximity to residential communities, educational institutions, and established retail nodes. The location strikes a balance between serene surroundings and excellent accessibility to major Honolulu thoroughfares.

This unit represents an excellent value proposition for buyers seeking an affordable commercial foothold in Honolulu's Manoa area. With a functional core already in place and clear potential for interior design tailored to your business needs, this highly productive commercial environment can be utilized to meet the needs of your business.

PROPERTY HIGHLIGHTS & PHOTO GALLERY



- Available four (4) covered customer parking stalls during business hours.
- New floor tiles, wet bar and half bathroom.
- Current monthly HOA fee at \$539.53.
- Low monthly property tax of \$260.29.
- All walls have 8 foot 1/4 inch steel plates behind the wood structured walls.
- Metal roll down window security shutters, CCTV camera systems, display cases , and the built-in 3,000 lb. jewelry safe included in sale.
- Beautiful view of Manoa stream.



FOR SALE



Property Information

Address	2830 Kaonawai Place Honolulu, HI 96822
TMK	(1) 2-9-21-66-24
Zoning	B-1
Asking Price	\$598,000 \$588,000
Tenure	Fee Simple
Rentable Area	Apt. C4 (798 SF)
Parking	4 stalls available for use during business hours
Year Built	1980

Demographics (2025)	1-Mile	3-Mile	5-Mile
Total Population	14,247	201,397	326,139
Total Daytime Population	14,662	259,343	431,531
Households	5,092	88,869	130,933
Bachelor's Degree	32.5%	29.6%	27.2%

CONTACT US

Karen Birkett (S) SIOR

Senior Vice President
Office Services Division
Lic# RS-50512
808 523 9729
karen.birkett@colliers.com

Colliers

220 S. King Street, Suite 1800
Honolulu, Hawaii 96813
808 524 2666

Aerial Map



MLS # 202600998

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.