

# Waikoloa Highlands Center

68-1845 WAIKOLOA ROAD • WAIKOLOA, HI 96738

Colliers



# Waikoloa Highlands Center

## Property Description

Located on the busy corner of the Waikoloa Village community (over 2,000 households) on the Big Island of Hawaii and just 7 miles up the hill from the popular Kohala Coast resort area, this center stays busy all day long. Top quality anchor tenants include the Waikoloa Village Market, First Hawaiian Bank, and Texaco. Services currently includes medical, salons, a food court, and more. Easy street access and convenient free parking make this center a community treasure.

## Property Highlights

<b>TMK:</b>	(3) 6-8-3-7
<b>Zoning:</b>	CV-7.5
<b>Base Rent:</b>	Negotiable
<b>Tenant Improvement Allowance:</b>	Negotiable
<b>Operating Expenses:</b>	\$1.64 PSF/Mo. (estimated 2025)
<b>Features &amp; Benefits:</b>	> Grocery anchored center > Intersection of main roads Paniolo Ave and Waikoloa Rd

## Available Space

### OFFICE

Suite 103	(980 SF)
Suite 104	(700 SF)
Suite 202	(800 SF)
Suite 219	(450 SF)
Suite 222	(600 SF)
Suite 223-224A	(1,325 SF)

### RETAIL

Suite 117	(1,040 SF) - Food service
Suite 210	(600 SF) - Former salon
Suite 500	(6,400 SF) - Restaurant





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RETAIL/OFFICE SPACE FOR LEASE

Suite #	Tenants
101	First Hawaiian Bank
103	AVAILABLE - 980 SF
104	AVAILABLE - 700 SF
106	Waikoloa Mailbox LLC
107/109	Morningwood LLC
111	Zemira Salon
112	KMB Resorts
113	Pono Hawaiian Style Deli
114A	Los Tres Mex
114B	Emma's Kitchen
115	Racha Thai
116	Mama Bear's Kitchen
117	AVAILABLE - 1,040 SF
126	HiCO
128	Kona Animal Care
129A	Waikoloa Grappling Club
129B	Waikoloa Grappling Club
131	Hawaiis4Me
132	Filipino Store
201	Dr. Shanon Sidell
201A	First Church Hawaii Waikoloa
202	AVAILABLE - 800 SF
203	Alohahello
204	West Hawaii Community Health Center
205	West Hawaii Community Health Center Dental Clinic
206/207	West Hawaii Community Health Center
208	Maui Condo and Home
209	Hokulani Massage
210	AVAILABLE - 600 SF
211	Hawaiian Rehabilitation Services
212	Barbara J. Sparrow
213	New Hope Church
214	New Hope Church
215	New Hope Church
216	Hawaii Water Service Company
217/218	Hawaii Rural Water Association
219	AVAILABLE - 450 SF
220	Lanakai Pest Control
221	Lokahi Treatment Center
222	AVAILABLE - 600 SF
223-224A	AVAILABLE - 1,325 SF
225	Management Office
300-301	Waikoloa Village Market
400	Waikoloa Chevron
500	AVAILABLE - 6,400 SF



 = AVAILABLE



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WAIKOLOA ROAD

PANILO AVENUE

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## FOR LEASING, CONTACT:

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