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Please distribute to all agents. * For additional information on the attached listings, please contact any of our agents directly*

Industrial Services Group:

Wally Nagao (B), Sr. Vice President.....441-0507
Rod Sugai (S).....441-0516

Retail Services Group:

Rodney Pontillo (S), Managing Director.....441-0520
Reggie Salvador (B).....441-0519
Brant Yasaka (S).....441-0505
Craig Hudson (S).....441-0552
Clint Hallsted (S).....441-0549

Investment Services Group:

Dennis Wiens (B), Managing Director.....441-0536
Reynold Chang (B).....441-0510
Wally Nagao (B), Sr. Vice President.....441-0507

Office Services Group:

Barbara Humphrey.....441-0585
Daniel Jarrett (S).....441-0533

Property Management:










Ed Sulliban (B).....441-0506
Jeremy Long (S)441-0515
Jan Kim (S).....441-0521
Jan Ashlock (S).....441-0503
Trevor Takamori (S).....441-0517
Judy Carter-Assaturian (S).....441-0512







Client Services:

Trevor Takamori, Research.....441-0517
Jackson Nakasone (PB).....942-7100







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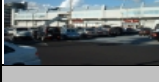
Properties for Sale - February 2007




	Sale Type	Area	Street Number	Property Name/Address	Approx SF	Tenure	Sale Price	Comments	Agent
	Investment / Sale	BOUGAINVILLE	4397	Lawehana Street	Land: 70,029 sf Bldg: 18,500 sf	LH	N/A	Centrally located. Bldg. in excellent condition. 3 loading docks. Sprinklered. Ample pkg. Includes approx. 2,000sf office	Rod Sugai / Dennis Wiens
	Investment / Sale	HONOLULU	1731 & 1739	Kalakaua Avenue	Land: 11,600 sf Bldg: 5,132 sf	FS	\$3,422,000	Great location at the entry to Waikiki. BMX-3 zoning. All tenants are month to month. Perfect for redevelopment.	Rae Nakasone
	Multifamily / Sale	HONOLULU	1515 B	S. King Street	Land: 5,691 sf Bldg: 3,520 sf	FS	\$1,750,000	Ten, 1-Bedroom units. BMX-3 zoned.	Rae Nakasone
	Retail - Sale	HONOLULU	1213	S. Beretania	Land: 13,677 sf Bldg: 8,424 sf	FS	\$3,200,000	Tenant: The Garden House. Corner of Beretania and Piikoi	Rae Nakasone
	Investment / Sale	KAHALUU	47-525	Kamehameha Hwy	Land: 9,600 sf Bldg: 7,628 sf	FS	\$5,870,000	Kam Hwy frontage. 25,000 car traffic count per day. B-1 zoning.	Reynold Chang
	Industrial / Sublease-Sale	MAPUNAPUNA	2855	Kaihikapu Street	Land: 11,654 sf Bldg: 10,115 sf	LH	\$550,000	Month to Month Tenants. \$20,000/mo potential tenant base rent. Lease Expires 8/31/2011.	Dennis Wiens
	Industrial / Sale	MAPUNAPUNA	625	Kakoi Street	Land: 24,638	LH	\$900,000	Ground lease through 10/10/2022. Fixed rent through 10/10/2012	Rae Nakasone
	Medical Office / Sale	Honolulu	1712	Liliha Street	Suite: 1,397 sf	LH	\$550,000	Beautiful medical office in turn-key condition. 6 exam rooms, two private offices, water throughout the unit.	Rae Nakasone
	Industrial / Sale	PEARL CITY	96-1233	Waihona Street	Land: 30,231 sf Bldg: 7,448 sf	FS	\$3,200,000	High cube warehouse. Two roll up doors. Close to Wal-Mart.	Wally Nagao

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	Industrial / Sale	KALIHI	749	Kopke St	Land: 5,617 sf Building: 3,268 sf	FS	\$1,100,000	Steel and CMU construction. Heavy electrical and gas lines. 3,150 sf fenced parking lot.	Wally Nagao
	Multifamily / Sale	WAHIAWA	1140	Kilani Avenue	Land: 30,231 sf Building: 7,448 sf	FS	\$2,990,000	All units newly renovated. 12 units total. Includes adjacent vacant lot. Possible future development opportunities.	
	Industrial / Sale	KALIHI	243	Puuhale Rd.	Land: 9,451 sf Bldg: 7,680 sf	FS	\$2,950,000	Central town location. 40' Container loading. 17' to 20' ceiling ht. Roll up door. Central AC in offices. 6+ parking.	Reynold Chang
	Retail / Sale	KAILUA-KONA	74-5543	Kaiwi St.	Land: 5.63 acres Bldg: 104,988 sf	LH	\$10,500,000	Ground lease with known rents through September 2020. Total of 8 buildings. Projected year 2 cash on cash return of 11.67%	
	Retail / Sale	KALIHI	1404	Middle Street	Land: 5,914 sf Bldg: 2,380 sf	FS	\$980,000	Outstanding property situated at the corner of Middle and Rose Streets. Minimum 7 parking stalls. "As Is"	Reggie Salvador
	Restaurant / Sale	WAIPAHU	94-209	Pupukahi Street	Land: 14,872 sf Bldg: 4,049 sf	FS	\$2,500,000	Highly successful and established fast food restaurant. Turn key operation. Great corner location.	Rod Sugai


Properties for Lease - February 2007

	Lease Type	Area	Street Number	Property Name / Address	App. SF	Base Rent psf	Operating Expenses psf	Comments	Agent
<u>INDUSTRIAL LISTINGS (Sorted by Area)</u>									
	Industrial - Lease	HALAWA	99-117	Waiua Place	19,637 sf	\$0.85	\$0.23	Offices w/Break Room, Restrooms, Docks w/Levelers	Wally Nagao
	Industrial/ Office Lease	KALIHI	1001	Dillingham Boulevard (Dillingham Trade Center)	450sf to 3,000sf	\$0.90 to \$2.00	\$0.35	Freight Elevator, Easy access	Rod Sugai
	Industrial - Lease	PALAMA-DILLINGHAM	979	Robello Lane	4,078 sf	\$1.25	\$0.25	Centrally located. Close to downtown. Reserved stalls included. Covered parking.	Rod Sugai
	Industrial - Lease	HALAWA	96-1233	Waihona St.	16,470 sf	\$1.00		High cube warehouse. Two roll-up doors. Built out office spaces. Zoning I-1. Cam to be determined.	Rod Sugai
	Industrial - Lease	MAPUNAPUNA	709	Ahua St.	6400 sf	\$0.75	Modified Gross	Lot size is 6,400 sf. Two story building on site is roughly 2,600 sf. Automotive use acceptable.	Brant Yasaka
Photo Not Provided	Industrial - Lease	SAND ISLAND	255	Sand Island Access Road	1,123 sf	\$1.25	\$0.20	Second level ramp roll up. Drop ceiling and own restroom. No automotive users. Pkg avail.	Jan Kim
	Industrial - Lease	WAIANAE	87-253	Paakea Road	1,060 sf & Up to 22,000 sf nursery	Negotiable		Great for Orchard or Nursery operation.	Rod Sugai / Jan Kim
Photo Not Provided	Industrial - Lease	KALIHI	120	Mokaeua Street	2,500 sf - 6,220 sf	Negotiable	\$0.18	High cube warehouse/office. Easy container access. Ample parking. Includes 1,600 sf office.	Rick Krystoff

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OFFICE LISTINGS (Sorted by Area)									
	Office - Lease	DOWNTOWN	800	S. Beretania Street (Across from HPD)	Various Units: 530 sf - 3,000 sf	\$1.50	\$0.90	Excellent offices directly on Bus-line.	Jeremy Long
	Office - Lease	DOWNTOWN	1259	S. Beretania Street (Across Times market)	659 sf	\$1.10	\$0.71	Excellent office spaces for professionals desiring better rents in buildings on bus-line.	Daniel Jarrett
	Office - Lease	DOWNTOWN	614	South Street	840 sf - 2,000sf	\$1.40	\$0.53	Located on the edge of the central business district. HCDA zoned.	Jan Kim Daniel Jarrett
	Office - Lease	MCCULLY	935	Makahiki Way	5,180 sf	\$1.50	\$0.63	Free standing 3 story building with 9 covered, reserved parking stalls. Elevator access with loading area.	Daniel Jarrett
	Office - Lease	LILIHA	2228	Liliha Street	890 sf - 4,722 sf	\$2.00	\$0.95	Non-medical uses welcome. 24 hour security. Ample customer parking	Daniel Jarrett Brant Yasaka
	Office - Lease	WAIKIKI	1860	Ala Moana Blvd.	2,458 sf	\$0.55		Sublease. Landlord will consider lease extension. Great Waikiki location.	Daniel Jarrett
	Office - Lease	KAKAAKO	401	Kamakee Street	1,006 sf - 6,200 sf	\$1.60	\$1.05	Full floor availability. Located next to Ward Entertainment Center in the heart of Kakaako.	Daniel Jarrett
	Office - Lease	NUUANU	243	Judd Street	Apprx. 7,000 sf	\$7,000/mo.	Modified Gross	Great location in lower Nuuanu. Quiet, serene setting to conduct business.	Brant Yasaka
	Office - Lease	HONOLULU	1219	Keeaumoku Street	1,410 sf	\$1.25	\$0.21 - rpt	Walk up. Modified Gross. Separate electricity. Tenant pays pro-rata share of RPT bill (\$0.19/sf).	Jan Kim
	Office - Lease	KAIMUKI	3221	Waiialae Avenue (Kaimuki Shopping Center)	730 sf to 1,060 sf	Negotiable	\$1.06	Neighborhood Center with Longs Drugs and Times supermarket as anchors.	Daniel Jarrett

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	Office - Lease	KAKAAKO	614	South Street	333 sf	\$1.25	\$0.36	Ground floor retail and 2nd floor office space available	Jan Kim
	Office - Lease	KAKAAKO	505	Ward Avenue	723 sf to 2,480 sf	\$1.00	\$0.77	A 2 story walk up office building. Great visibility at corner of Ward / Queen St. Convenient Location	Daniel Jarrett
	Office - Lease	KALIHI	2412	Rose Street	1,250 sf	\$1.00	\$0.25	Beautiful build out. 3 offices, conference room, and restrooms	Daniel Jarrett

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<u>RETAIL LISTINGS (Sorted by Area)</u>									
	Retail - Lease	KAPAHULU	756	Palani Avenue	886 sf	\$2,000/mo	Modified Grodd	Great visibility from Kapahulu Ave. Available immediately. Separately metered utilities.	Rae Nakasone
	Retail - Lease	MAPUNAPUNA	1151	Mapunapuna Street	39,904 sf	\$1.00	Negotiable	Great visibility from Moanalua Freeway. Centrally located.	
	Retail - Lease	DOWNTOWN	76	N. King Street	2,900 sf	\$3.50	Modified Gross	Excellent visibility on busy corner of N. King & Smith St. Historic building with modern renovations.	Rae Nakasone
	Retail - Lease	KAPIOLANI	1161	Kapiolani Boulevard	9,000 sf	Negotiable	Modified Gross	Built out retail showroom and offices. High visibility location. Available January 1, 2007.	Brooks Borrer
	Retail - Lease	DOWNTOWN	1040	Bishop Street	1,612 sf	\$3.50	\$0.94	Rarely available downtown retail on Bishop St. Great street visibility. High pedestrian traffic flow	Daniel Jarrett
	Retail - Lease	WAIANAЕ	86-120	Farrington Highway (Waianae Mall)	200 sf to 20,000 sf	Negotiable	\$0.57	Beautiful Waianae Coast Anchors - City Mill, Longs, Burger King, Papa John's, Blockbuster Video. Exclusive Listing	Rodney Pontillo
	Retail - Lease	KAPAHULU	449	Kapahulu Avenue	150 to 1,550 sf	\$3.50	\$0.80	Hee Hing Plaza is a 2 story free standing, retail building with ample parking and great street visibility. Located just seconds away from Waikiki.	Daniel Jarrett
	Retail - Lease	WAIANAЕ	87-1784	Farrington Highway (Maile Commercial Ctr)	720sf - 2880sf	\$1.20 - \$1.60	\$0.55	Ample Parking. AC individually controlled. Private restrooms. Anchor Tenant - Waianae District court	Elaine Saigusa
	Retail/Office Lease	WAIKIKI	444	Niu Street Hawaiian Monarch	669 - 3815 sf	\$3.00 - \$5.00	Modified Gross	A well known Waikiki hotel with six floors of quasi-retail and office space available. Ewa edge of Waikiki just off of Ala Wai Blvd.	Daniel Jarrett Craig Hudson
	Retail - Lease	WAIPAHU	94-766	Farrington Highway (Times Waipahu)	2,400 sf	\$1.00	\$0.52	Open garden shop.	Reggie Salvador

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	Retail - Lease	HONOLULU	1213	S. Beretania	8,424 sf	\$6.00	TBD	Tenant: The Garden House. Terms: Open Corner of Beretania and Piikoi	Rae Nakasone