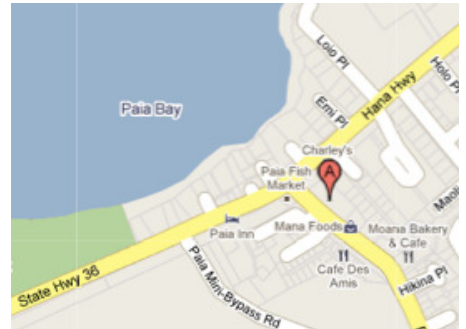


PAIA RESTAURANT SPACE

RARE COMMERCIAL SPACE FOR LEASE

120 HANA HIGHWAY

PAIA, MAUI, HAWAII 96779



1,030 sq.ft. Indoor/1,654 sq.ft. Outdoor

Rare opportunity to establish a new restaurant and be a part of the thriving restaurant scene in historic Paia town



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Commercial Properties of Maui LLC
1955 Main Street, 400
Wailuku, HI 96793

- Formerly Jaques Bistro
- Base Rent of \$8,000 per month vs. 7% of gross sales (whichever is greater)
- Triple Net Charges are approximately \$1,600 per month
- Tenant pays its own utilities, including water (to be sub-metered)
- 5-10 year lease term
- Existing hood and grease trap
- Private restrooms
- Indoor/Outdoor setting in the heart of Paia town
- Nearby restaurants Flatbread Pizza, Milagro's, Charlie's, Cafe Mambo, Paia Fish Market, Cafe des A'mi, Moana Cafe, Fiesta Time