

# Solutions

Owner User  
Investment Property

**West Waipahu Center**  
**94-299 Farrington Highway**

~Seller~

**Real Estate Delivery, Inc.**

~Buyer~

**GMP & JMP Properties LLC**

~Price~

**\$2,800,000**



220 S. King Street, Suite 1800  
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## Property Description

This 60,390 square foot multi-level building was originally built as a warehouse facility in 1984. The fee simple property is situated on 1.04 acres of land.

## Analysis

The building In 1990, the building was converted from warehouse to office space by the owner (a local developer) to be occupied by the State of Hawaii. The owner foreclosed on the property which resorted back to First Hawaiian Bank. In turn the bank hired Colliers to market and sell the property.

## Results

In order to "set the property up for success" the marketing team quickly assembled a comprehensive property information package on the property prior to commencing the marketing effort. Colliers marketed the building to both office and warehouse buyers thus creating more competition amongst buyers. Colliers marketing efforts resulted in the property being sold within 6 months of getting the assignment.