

FOR LEASE

CLASS "A" INDUSTRIAL BUILDING AT WAPIO

📍 94-496 UKEE STREET, WAIPAHU, HAWAII 96797

Excellent opportunity to lease fully improved, turnkey industrial and office suites at a beautifully appointed Class "A" multi-tenant industrial building. This property is concrete tilt-up construction, high cube and includes heavy electrical power. Ideally suited for both manufacturing as well as distribution. Suite 201 is a turnkey office suite that has been completely renovated with new flooring, window coverings, fresh paint and updated his/her restrooms. Suite 101 is a turnkey warehouse with 3 roll-up doors, small office & restroom with new efficient LED lighting throughout. Both suites can be rented together or separately.

Waipio Gentry is conveniently located off the H-2 Freeway at Ka Uka Blvd and immediately adjacent to Koa Ridge, Castle & Cooke's master planned community. Waipio provides excellent access in North, East and West directions. Located minutes from Kapolei, Daniel K. Inouye International Airport and the Central Business District of Honolulu. Nearby attractions include Costco Wholesale & Gas, The Tony Group Autoplex and Patsy Mink Regional Park.

PROPERTY HIGHLIGHTS



LOCATION:
WAPIO GENTRY

ZONING I-2 (Heavy Industrial)

ELECTRICITY 3-phase & separately metered

TERM Three (3) to Five (5) Years



UNIT 101



WHSE 101-OFFICE



WHSE 101-1



WHSE 101-2

UNIT 101

Base Rent: \$1.65/SF/MO

CAM: \$0.65/SF/MO

Size: 17,013 Square Feet

Parking: 12 Reserved Stalls

Disclaimer: Images may include presentation enhancements (lighting adjustments, color correction, or removal of temporary items such as clutter or equipment) for marketing clarity. No modifications have been made to alter the physical condition or structural characteristics of the property.



UNIT 201

Base Rent: \$2.00/SF/MO

CAM: \$0.65/SF/MO

Size: 1,550 Square Feet

Parking: 3 Reserved Stalls

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WAIPIO UKA STREET



ZIPPY'S WAIPIO

GOLDEN STATE FOODS

KA UKA BLVD

PUAHI STREET

UKEE STREET

OAHU BOULDERING GYM

HALE HALAWAI DR



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