

AVAILABLE FOR SALE

85-794 FARRINGTON HWY

WAIANAE, HI 96792



ChaneyBrooks

PROPERTY SUMMARY

ASKING PRICE	\$900,000
ADDRESS	85-794 Farrington Hwy Waianae, HI 96792
TAX MAP KEY	(1) 8-5-12: 5
TENURE	Fee Simple
BUILDING SIZE	4,957 SF
LAND AREA	7,539 SF
OCCUPANCY	100%
YEAR BUILT	1971, 1975 Effective
HEIGHT LIMIT	40 Feet
ZONING	B-2, Community Business District
PARKING	8 Stalls



INVESTMENT HIGHLIGHTS

Owner-User Opportunity

The property is fully leased to three (3) tenants on a month-to-month basis allowing a buyer to take immediate occupancy or upgrade the tenant mix.

Supply Constraint Submarket

The submarket has a very limited supply of retail space to support the surrounding community.

Convenient Location on Main Artery

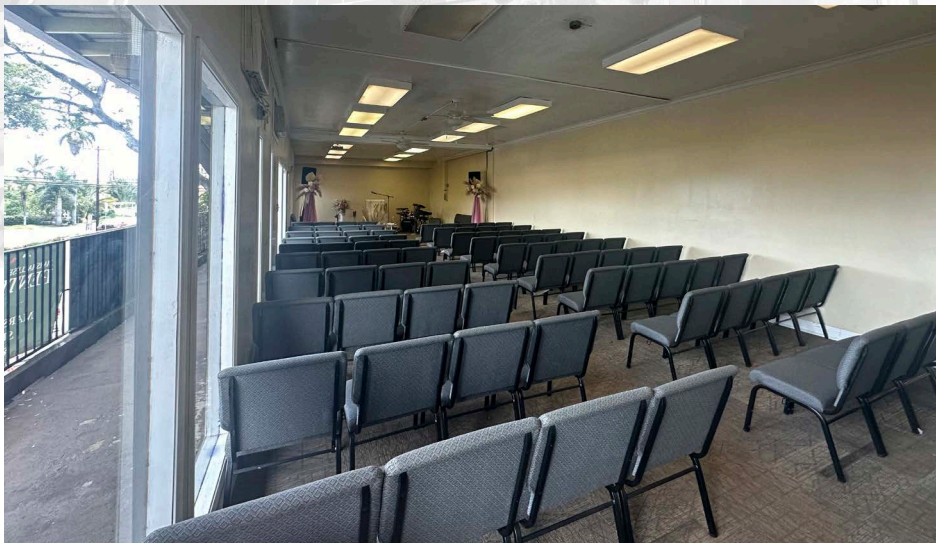
The site receives high vehicle traffic and visibility due to its location on Farrington Highway, the only road connecting the West side of Oahu.

Drive Through Site

The center benefits from two vehicular ingress/egress access points providing a direct drive through of the property from Farrington Highway to Old Government Road.

VALUE ENHANCEMENT OPPORTUNITIES

- Upgrade the Aesthetic Appeal of the Common Areas
- Provide More Visible Signage to Attract More Customers
- Lower Operating Expenses by Installing a Photovoltaic System, Converting to LED Lighting, Energy Efficient Equipment/Appliances, and Replace Windows/Doors for Better Insulation.
- Upgrade Tenant Mix





DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
2023 POPULATION	9,791	34,574	46,810
2023 HOUSEHOLDS	2,471	8,948	11,867
AVERAGE HOUSEHOLD INCOME	\$77,844	\$92,071	\$90,029
MEDIAN HOME VALUE	\$463,837	\$509,795	\$496,236

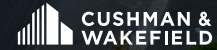
Source: CoStar



CONTACT US FOR MORE INFORMATION

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