



WAIAKEA CENTER

303 – 325 Makaala Street
Hilo, HI 96720

RETAIL FOR LEASE



WAIAKOHA HWY
35,900 VPD

MAKALA ST
30,776 VPD

PRINCE KUHIO MALL

petco ★ macy's
TJ-MAXX OLD NAVY
REGAL



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Waiakea Center is Hilo's premier retail destination, just minutes from Hilo International Airport, historic Hilo Bay-Front, and positioned at the "Main & Main" in Hilo's main commercial corridor. Anchored by national retailers like Walmart, Ross, and OfficeMax, and complemented by a strong mix of local shops, dining options, and service providers, the center draws consistent foot traffic from both locals and tourists. With over 1,100 parking stalls, excellent visibility, and a recently renovated food court, Waiakea Center offers an ideal location for businesses seeking a presence in Hilo.



TOP-PERFORMING ANCHORS

Premier power center with top-performing national anchors: Walmart, Ross, and OfficeMax



PRIME LOCATION

Prime Hilo location at a busy signalized intersection along Mamalahoa Highway (VPD:35,900)



MODERN AMENITIES

Center features a newly renovated, modern food court



CONVENIENT ACCESS

The center is positioned with proximity to Hilo's retail node, next to Target, Safeway, Home Depot and regional mall Prince Kuhio Plaza.



STRONG MARKET PERFORMANCE

Highly visited center with strong tenant performance and established sales potential. Hilo is the largest city on the Big Island and among the top 5 most populated cities in the State of Hawaii.





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SITE PLAN AND AVAILABILITY



SPACE SIZE AVAILABLE

#111 1,920 SF

In-line retail space, standard retail build out including a private restroom. Highly trafficked corridor with co-tenants such as Ross, Office Max, T-Mobile, Financial Institutes and local eateries.

#103 1,440 SF

In-line retail space, standard retail build out. Positioned in a highly trafficked corridor with co-tenants such as Hawaii's Finest Clothing, local eateries, and Walmart.

Pad 1 15,000 SF

Dark Walgreens. Please contact broker for more information.

Asking rent Upon Request

Est. 2026 CAM \$1.53 PSF/Month





WAIAKEA
— CENTER —

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**HILO HAWAIIAN
HOTEL | 286 ROOMS**

**GRAND NANILOA HOTEL
HILO | 385 ROOMS**

PORT OF HILO

DOWNTOWN HILO SHOPS

HILO INTERNATIONAL AIRPORT

**HAWAII COMMUNITY
COLLEGE**

**UNIVERSITY OF
HAWAII AT HILO**

2025 AREA DEMOGRAPHICS

	1 Mile Radius	3 Mile Radius	5 Mile Radius
Population	5,723	33,195	45,106
Households	2,021	12,464	16,728
Average HH income	\$88,468	\$98,634	\$98,634
Daytime Population	12,446	48,737	60,408
Big Island Visitor Arrivals	1,735,821		
Big Island Visitor Spending	\$3.23B		

PRINCE KŪHIŌ PLAZA





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