

RETAIL/RESTAURANT SPACE FOR LEASE

WAHIAWA TOWN & SHOPPING CENTER

823/935 CALIFORNIA AVE, WAHIAWA, HI 96786



PROPERTY OVERVIEW

AREA HIGHLIGHTS:

- Great retail location with good visibility
- Located in a high density residential area
- Great on-site parking with access from California Avenue
- Wahiawa Town Center anchor tenant: Longs Drugs
- Wahiawa Shopping Center anchor tenant: Foodland



PROPERTY OVERVIEW

Wahiawa Town Center is located on California Avenue, consisting of 49,225 square feet and situated on 3.72 acres of land. It is home to Longs Drugs, Central Pacific Bank, Super Cuts and more. Wahiawa Shopping Center is adjacent to Wahiawa Town Center, consisting of 68,831 square feet and situated on 3.22 acres of land. It is home to Foodland, Goodwill, Cricket Wireless, Pizza Hut, Taqueria El Ranchero, and more. The centers receive over 1.7M visits per year* and are within walking distance from Wahiawa General Hospital, Schofield Barracks, Whitmore Village, Wheeler Army Airfield, as well as a dense residential population.

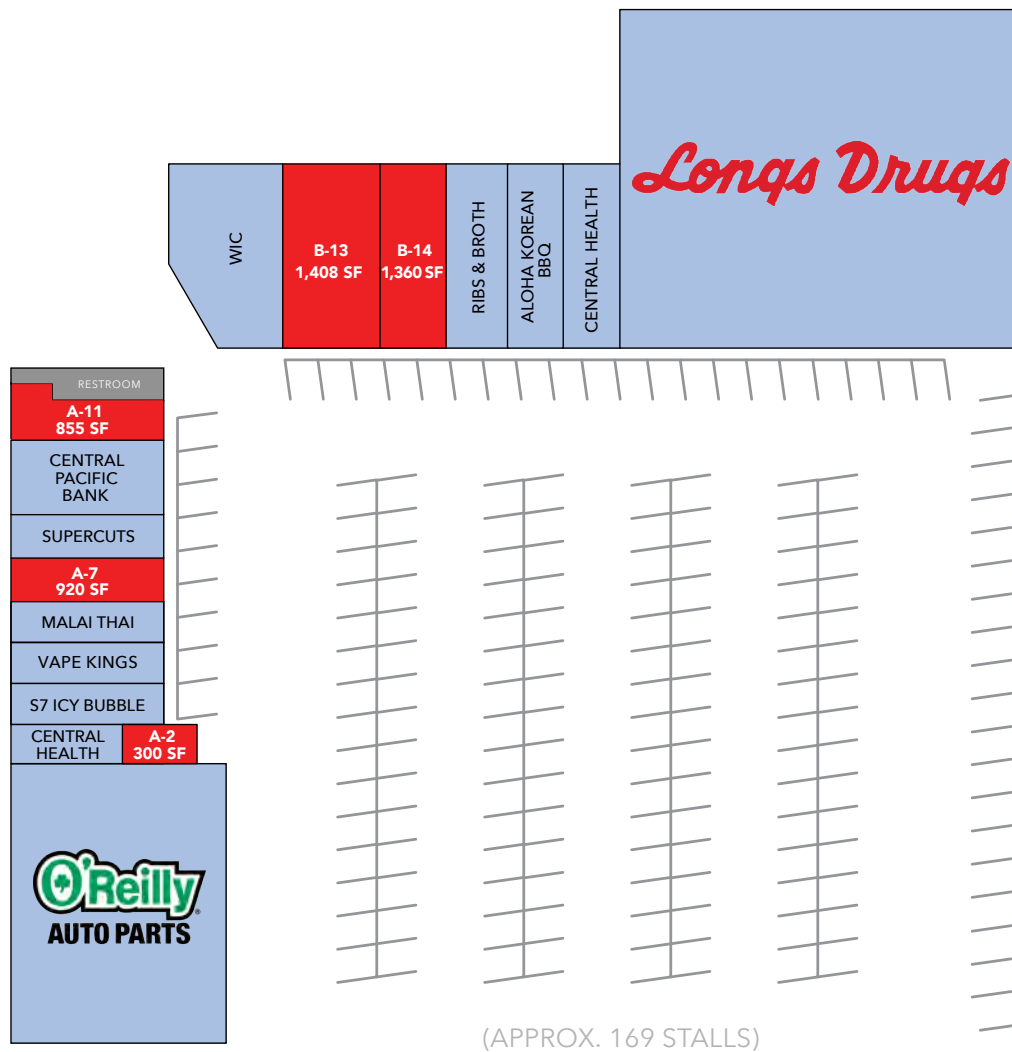
*Center visitor data from Placer.ai



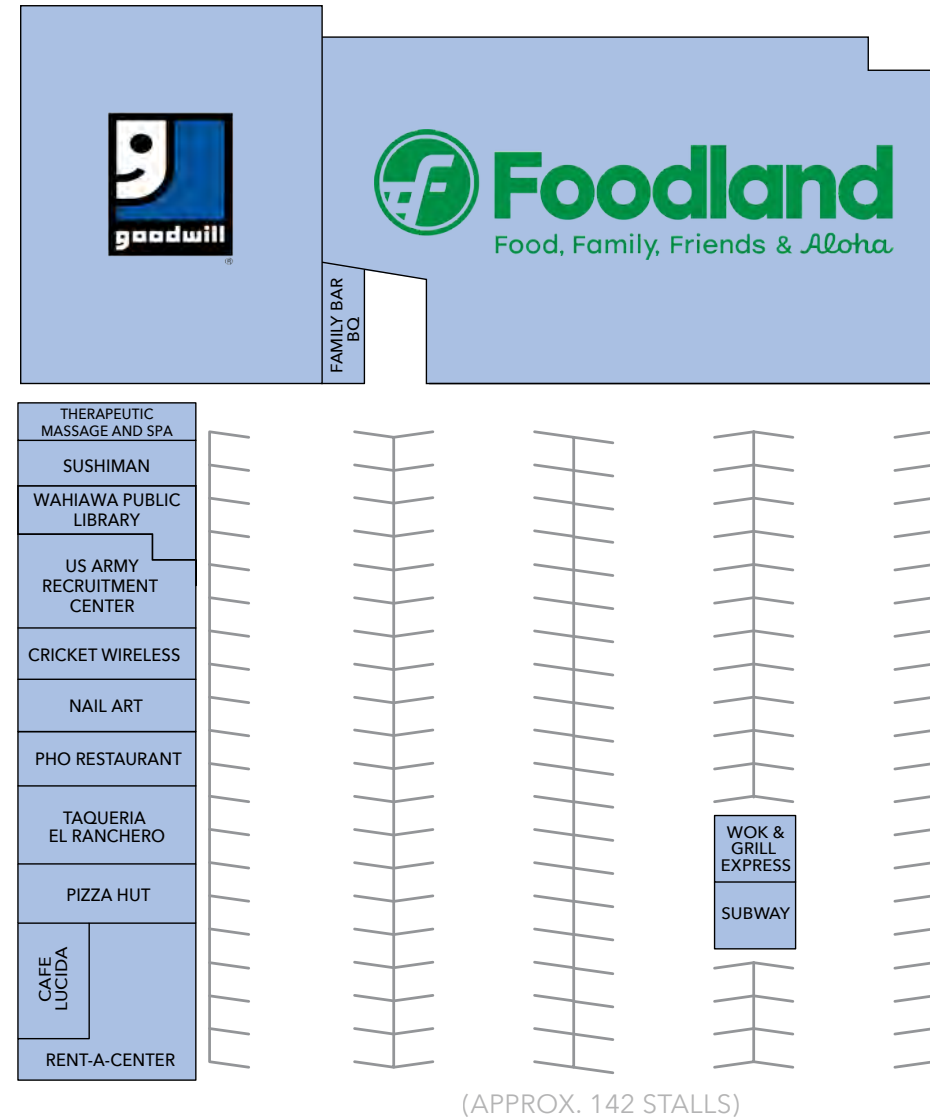
DEMOGRAPHICS 2025 (estimated)

	1 MILE	3 MILE	5 MILE
Population	13,868	67,059	97,427
Households	4,380	20,374	30,240
Median Age	38	35.2	36.3
Average Household Income	\$106,815	\$127,682	\$136,255

LEASING DIAGRAM



WAHIAWA TOWN CENTER
935 CALIFORNIA AVE



WAHIAWA SHOPPING CENTER
823 CALIFORNIA AVE

CALIFORNIA AVE



PHOTO GALLERY: WAHIAWA TOWN CENTER - A-7, 920 SF



PHOTO GALLERY: WAHIAWA TOWN CENTER - A-11, 855 SF



existing grease trap & hood



existing grease trap & hood

PHOTO GALLERY: WAHIAWA TOWN CENTER - A-2, 300 SF



PHOTO GALLERY: WAHIAWA TOWN CENTER - B-13, 1,408 SF



LEASING DETAILS

WAHIAWA TOWN CENTER

AVAILABLE SPACE

A-2 300 SF

A-7 920 SF

A-11 855 SF

- Available immediately
- Restaurant space w/grease trap and hood

B-14 1,360 SF

- Available with 30 days notice
- Restaurant space w/grease trap and hood

B-13 1,408 SF

- Available immediately
- Restaurant space w/grease trap and hood

BASE RENT

Negotiable

CAM

\$2.03 PSF/MONTH

PERCENTAGE RENT

8%

WAHIAWA SHOPPING CENTER

FULLY LEASED

