

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: Foodland
- Wahiawa Shopping Center anchor tenant: Longs Drugs



PROPERTY OVERVIEW

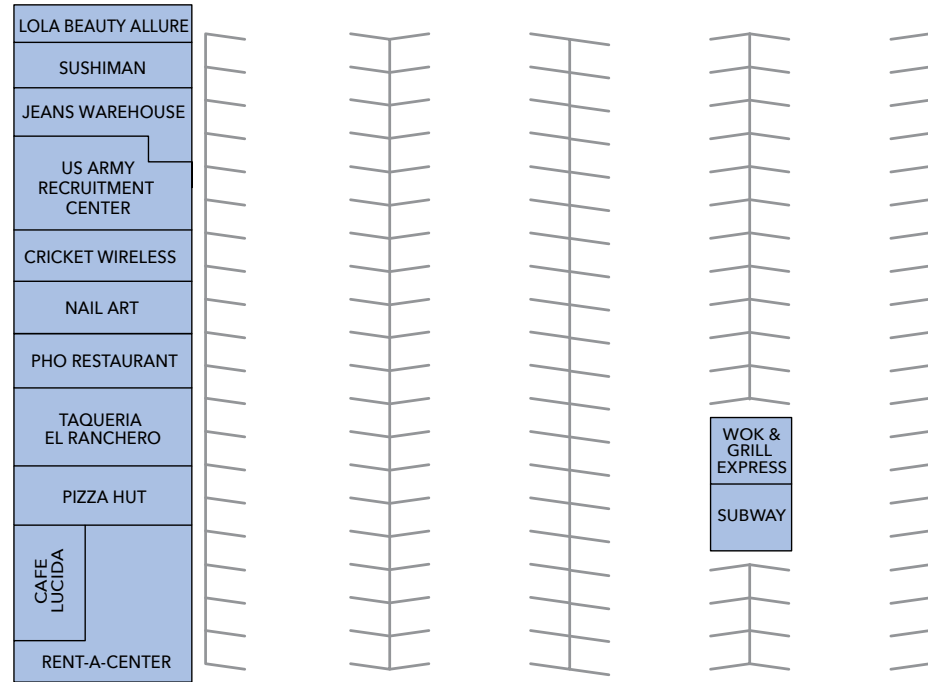
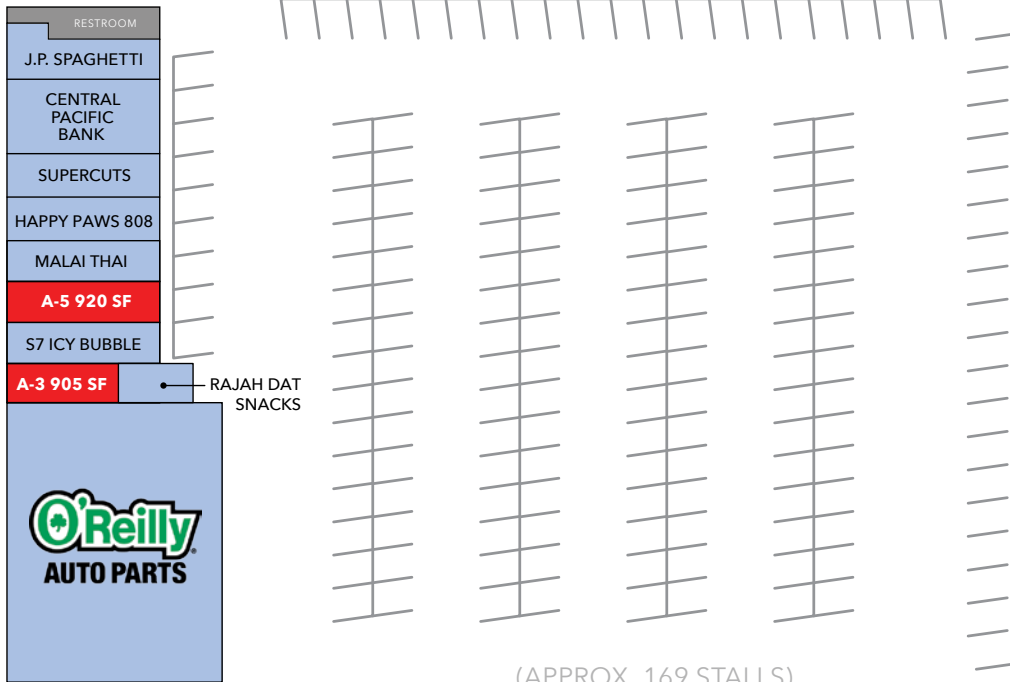
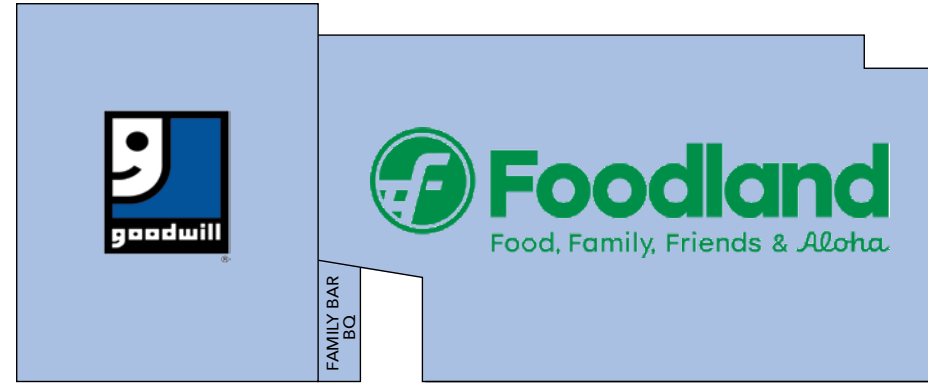
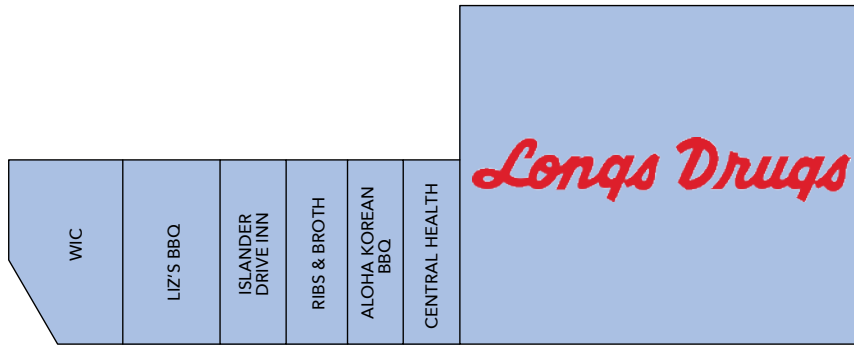
Wahiawa Town Center is located on California Avenue, consisting of 49,225 square feet and situated on 3.727 acres of land. It is home to Longs Drugs, Central Pacific Bank, Super Cuts and more. Wahiawa Shopping Center is adjacent to Wahiawa Town Center, consisting of 68,831 square feet and situated on 3.223 acres of land. It is home to Foodland, Goodwill, Cricket Wireless, Pizza Hut, Taqueria El Ranchero, and more. Both centers are within walking distance from Wahiawa General Hospital and in close proximity to a dense residential population, Schofield Barracks, Whitmore Village and Wheeler Army Airfield.



DEMOGRAPHICS 2023 (estimated)

	1 MILE	3 MILE	5 MILE
Population	13,736	69,354	99,854
Households	4,237	21,081	31,032
Median Age	38.4	34.6	35.8
Average Household Income	\$107,466	\$128,758	\$140,358

LEASING DIAGRAM



(APPROX. 169 STALLS)

(APPROX. 142 STALLS)

CALIFORNIA AVE

WAHIAWA TOWN CENTER

935 CALIFORNIA AVE

WAHIAWA SHOPPING CENTER

823 CALIFORNIA AVE



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PHOTO GALLERY: WAHIAWA TOWN CENTER - A-3, 905 SF

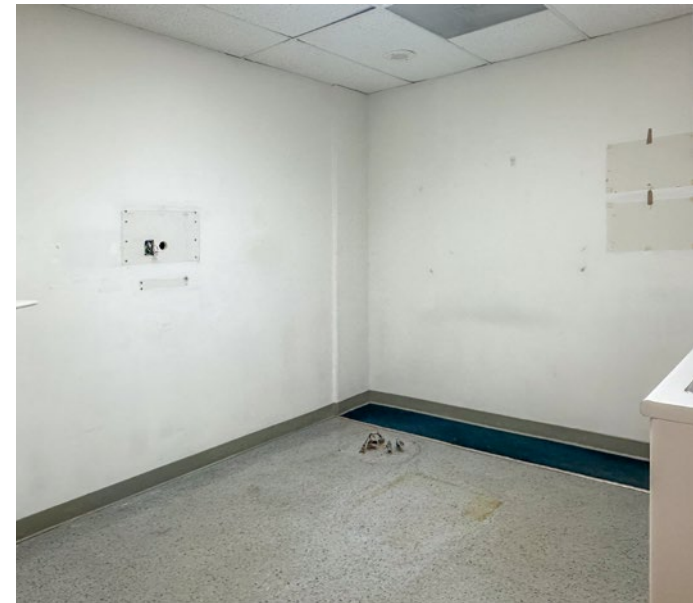


PHOTO GALLERY: WAHIAWA TOWN CENTER - A-5, 920 SF

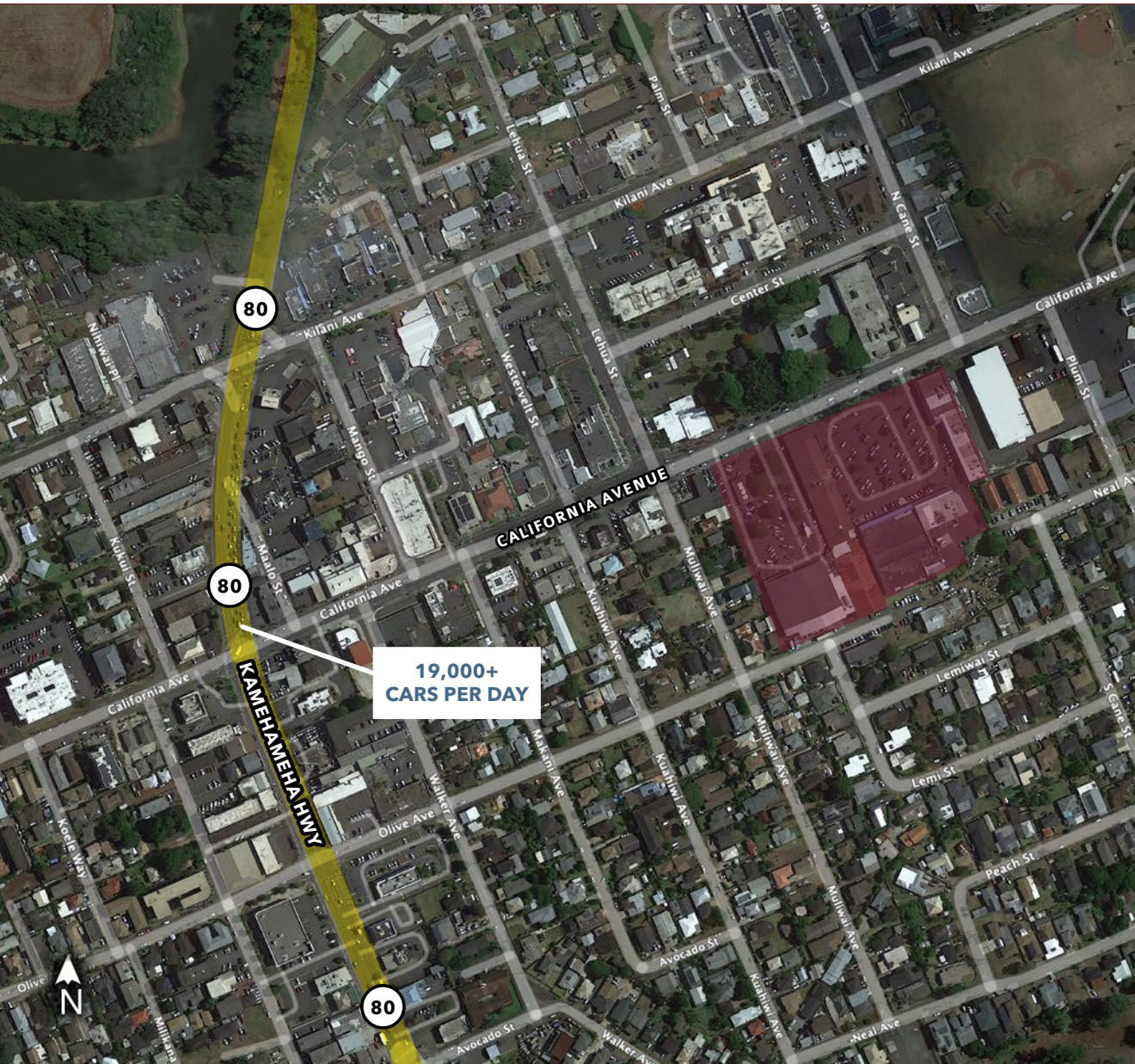


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LEASING DETAILS



WAHIAWA TOWN CENTER

AVAILABLE SPACES

PREMISES

A-5 920 SF
 Private Restrooms
 Existing Plumbing & Floor
 Drain
 Available Immediately

A-3 905 SF
 Former Dentist Office
 Available 3/19/24

BASE RENT

\$3.00 PSF/MONTH

CAM

\$1.84 PSF/MONTH

PERCENTAGE RENT

8%

WAHIAWA SHOPPING CENTER

FULLY LEASED