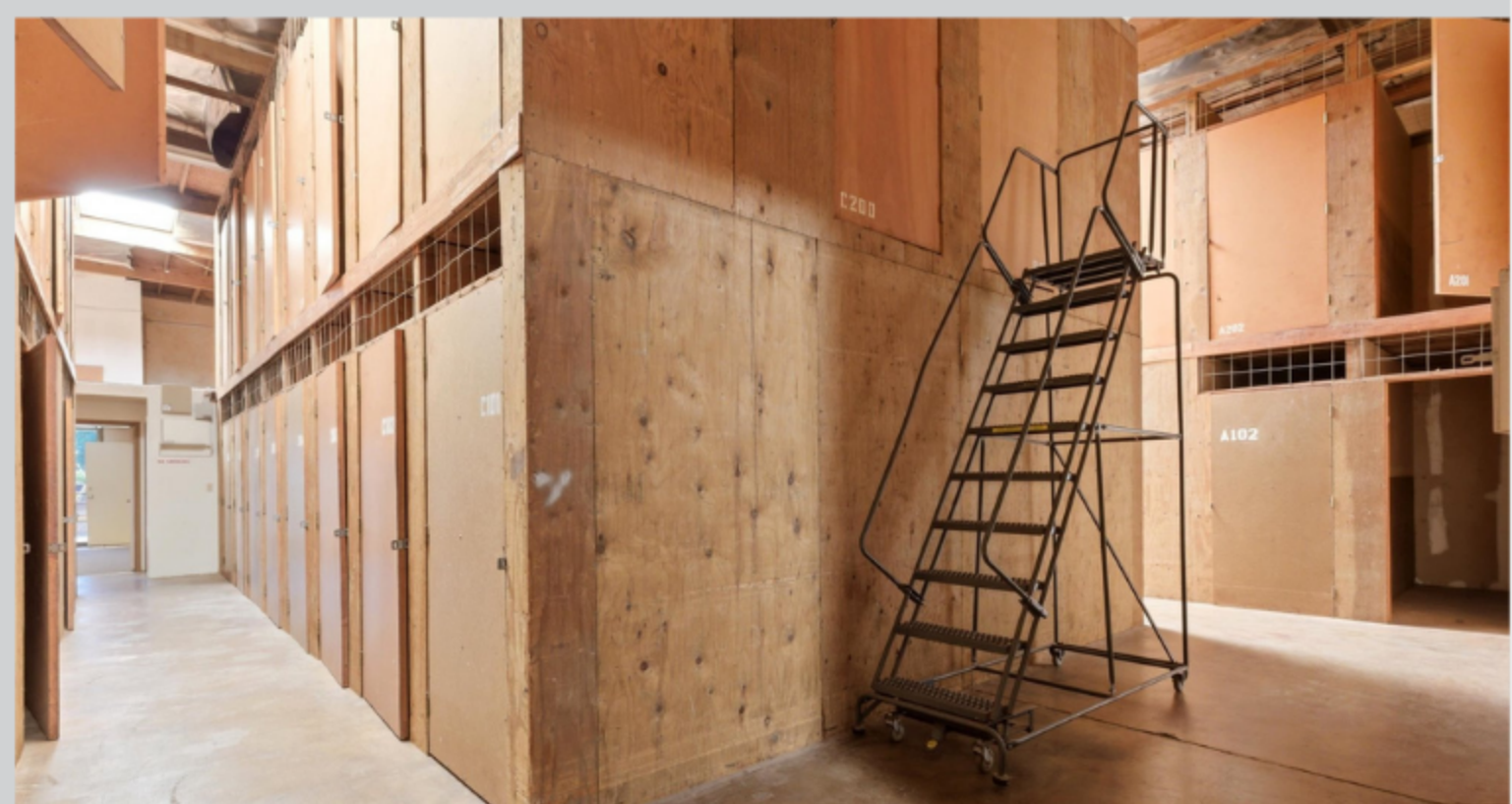




FOR SALE

\$2,975,000 *Fee Simple*

94-515 Ukee Street, #208/209 & #307/308
Waipahu, HI 96797



BUILDING SIZE

6,528 SF High-Cube

PARKING

10 Stalls

MAINTENANCE FEE

\$0.67 / SF / mo.

PROPERTY TAX

\$0.38 / SF / mo.

PROPERTY OVERVIEW

Fee simple industrial space in Waipio Gentry is tightly held and rarely available, making this offering at Ukee Industrial Center a standout opportunity. Comprised of Suites 208/209 and 307/308, totaling approximately 6,528 square feet with 10 deeded parking stalls. Previously used as a self-storage facility, the space offers a flexible layout for industrial, warehouse, or service uses — ideal for an owner-user or investor seeking a position in a high-demand, supply-constrained submarket.

*INFORMATION HEREIN SHALL BE DEEMED RELIABLE BUT NOT GUARANTEED. BUYER AND BUYER'S AGENT SHALL VERIFY ALL DATA DURING ITS DUE DILIGENCE PERIOD.



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