



8,000 SF Warehouse with Large, Gated Yard and Loading Dock

Contact Us:

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99-1132 Iwaena Street Aiea, HI 96701

Property Description

Centrally located in the Halawa Industrial Park, this 8,000 square foot warehouse offers a rare combination of private administrative offices, open warehouse, large, secure gated yard, and ample shared customer parking.

Because this property is supported by a government grant, it features highly stable, subsidized lease terms reserved exclusively for local non-profits, small businesses, and sole proprietors who meet specific income eligibility requirements. Qualified 501(c)(3) organizations, community co-ops, and workforce training programs are automatically prioritized. Perfect for local makers, tradesmen, youth or adult specialized training programs, community recreation (yoga, fitness, hula, golf simulator), artesian co-ops, and general warehousing or distribution companies.

220 S. King Street, Suite 1800
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For Lease



For Lease

Property Information

Area	Aiea (Halawa Industrial Park)
Address	99-1132 Iwaena Street, Aiea, HI 96701
TMK	(1) 9-9-73-6
Zoning	I-2 (Intensive Industrial)
Available Space	Unit 1 (8,000 SF)
Base Rent	\$1.65 PSF/Mo.
Operating Expenses	\$0.70 PSF/Mo. (Estimated 2026)
Term	1 - 7 Years

Features & Benefits

- **Private Gated Yard:** Fully fenced, and secure exterior yard fronting an elevated loading dock. Perfect for overnight parking of commercial vans, utility trucks, and equipment trailers.
- **Roll-Up Door:** 10 feet wide by 7 feet 5 inches high.
- **Office Space:** Three private administrative offices for added functionality.
- **Restrooms:** One private restroom servicing the unit.
- **Ceiling Height:** 8 feet 7 inches to the light fixtures.
- **Operational Fit:** Local Makers/Trades • Training & Recreation • Artisan/Creative Uses • Warehousing/Distribution.
- **Parking:** Ample lower level shaded customer parking stalls.

Location Map



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