



99-1046 Iwaena Street, Suite 107  
Aiea, Hawaii 96701



**FOR LEASE !**

## **GENTRY WAIPIO BUSINESS PARK**

<b>Address:</b>	94-479 UKEE ST.
<b>Description of Premises:</b>	Approx. 2,050 sq.ft. of warehouse space with two (2) roll up doors, and lighting and Approx. 1,000 sq.ft. of air conditioned office space With private restroom.
<b>Base Rent:</b>	\$2.25 per sq.ft. per month
<b>Common Area Charges:</b>	Currently estimated at \$.47/sq.ft./month. Common area charges include a prorata share of real property taxes, water & sewer, Lessors building fire & liability insurance, landscaping, roving security guard services, and building maintenance and repairs.
<b>Lease Term:</b>	Negotiable
<b>Parking:</b>	Assigned stalls available plus Two (2) common handi-cap stalls.
<b>Security Features:</b>	After hours "Roving Security Guard Services" in Park. Fenced and gated property Security Camera on property

**FOR FURTHER INFORMATION AND SHOWINGS PLEASE CONTACT**

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