

For Lease Office Space 1,509 SF Available



## 8701 W Dodge Road | Omaha, Nebraska 68114

### **Property Features**

- Excellent West Dodge Road visibility and just minutes from I-680
- Extensive interior and exterior renovations completed in 2016
- Professionally managed by NAI NP Dodge
- Common areas include restrooms and vending room on second floor

## \$13.00 PSF

13321 California Street, Suite 105 Omaha, NE 68154 402 255 6060 nainpdodge.com

#### Chris Falcone

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#### **Building Details**

Building Size	39,830 SF	Lot Size
Tenancy	Multiple	Zoning
Building Class	В	Traffic
Number of Floors	4	Count
Year Built	1983	Parking Spaces
Year Renovated	2016	Parking
Construction Status	Existing	Ratio
Elevator	2	
ADA Access	Yes	

## **Property Details**

2.86 Acres

64,418 Vehicles

CC

per day

5.9:1,000

234

#### **Location Details**

Market	Central West Dodge
Submarket	Central Dodge
County	Douglas
Cross	90th & W Dodge
Streets	Road

### **Demographics**

Demographics	1 Mile	3 Miles	5 Miles
Total Households	5,361	45,782	121,332
Total Population	10,702	101,586	284,621
Average HH Income	\$77,131	\$71,350	\$66,327

#### **Available Spaces**

Space	Space Use	Lease Rate	Lease Type	Size (SF)	Term
8701 W Dodge Road	Office Building	\$13.00 SF/yr	NNN	1,509 SF	60 months



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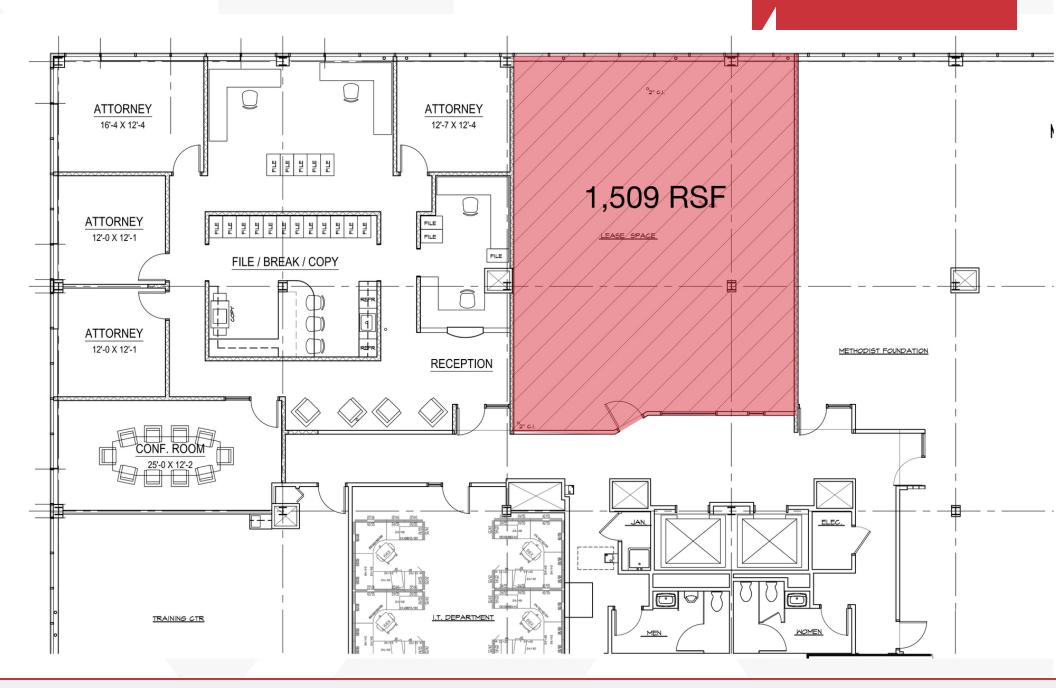






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