

CATTAIL CREEK 1

22,886 SF | NEGOTIABLE

19102 Q STREET, OMAHA, NE 68135



**INVESTORS
REALTY INC.**

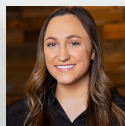
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BUILDING INFORMATION

Building Size	22,886 SF
Min Divisible	SF
Max Contiguous	SF
Ceiling Height	9 ft
Number Of Floors	1
Year Built	2005

PARKING & TRANSPORTATION

Number Of Spaces	133
Parking Type	Surface
Traffic Count	37,900 - 180th & Q

UTILITIES & AMENITIES

Power	Yes
Power Description	20/-120 Volt 3 Phase
Gas / Propane	Yes
Gas Description	GFA
Security Guard	Yes

AVAILABLE SPACES

SPACE	SIZE	LEASE RATE	EST. OP. EXP.	EST. TOTAL / MO.
109	1,200 SF	\$14.50 SF/yr (NNN)	\$6.95	\$2,145.00

SITE INFORMATION

County	Douglas
Zoning	MU
Location Description	NEC of 180th & Q Street

PROPERTY HIGHLIGHTS

OFFERING SUMMARY

LEASE RATE	NEGOTIABLE
Est. Op. Exp.	\$6.95 SF/YR
Available SF	
Property Type	Retail

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,740	44,015	110,078
Average Age	29.3	33.9	35
HOUSEHOLDS			
Total Households	1,595	14,317	38,326
People Per HH	3.0	3.1	2.9
Average HH Income	\$86,320	\$122,130	\$108,014
Average HH Value	\$196,549	\$264,366	\$249,247

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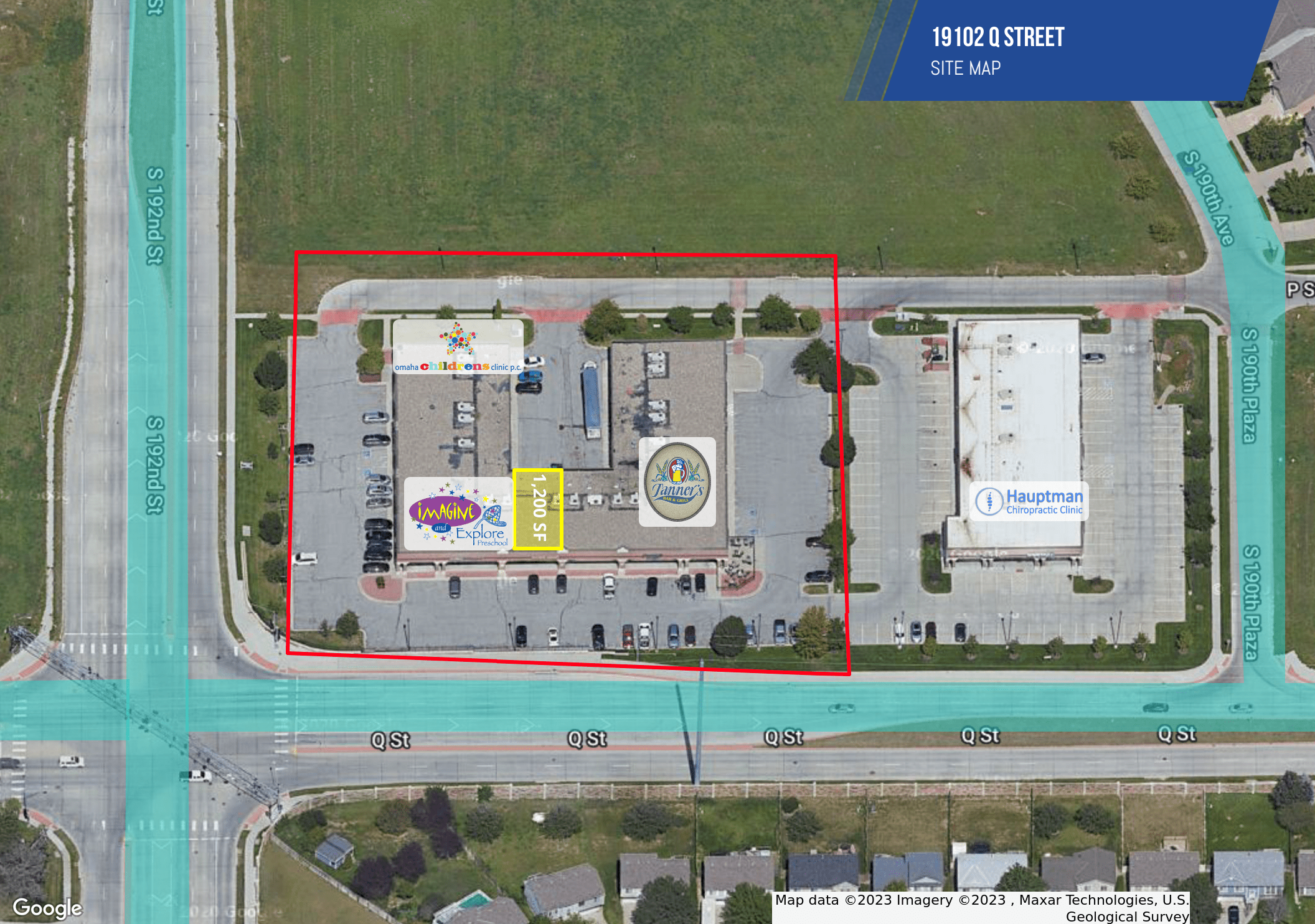
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19102 Q STREET

SITE MAP



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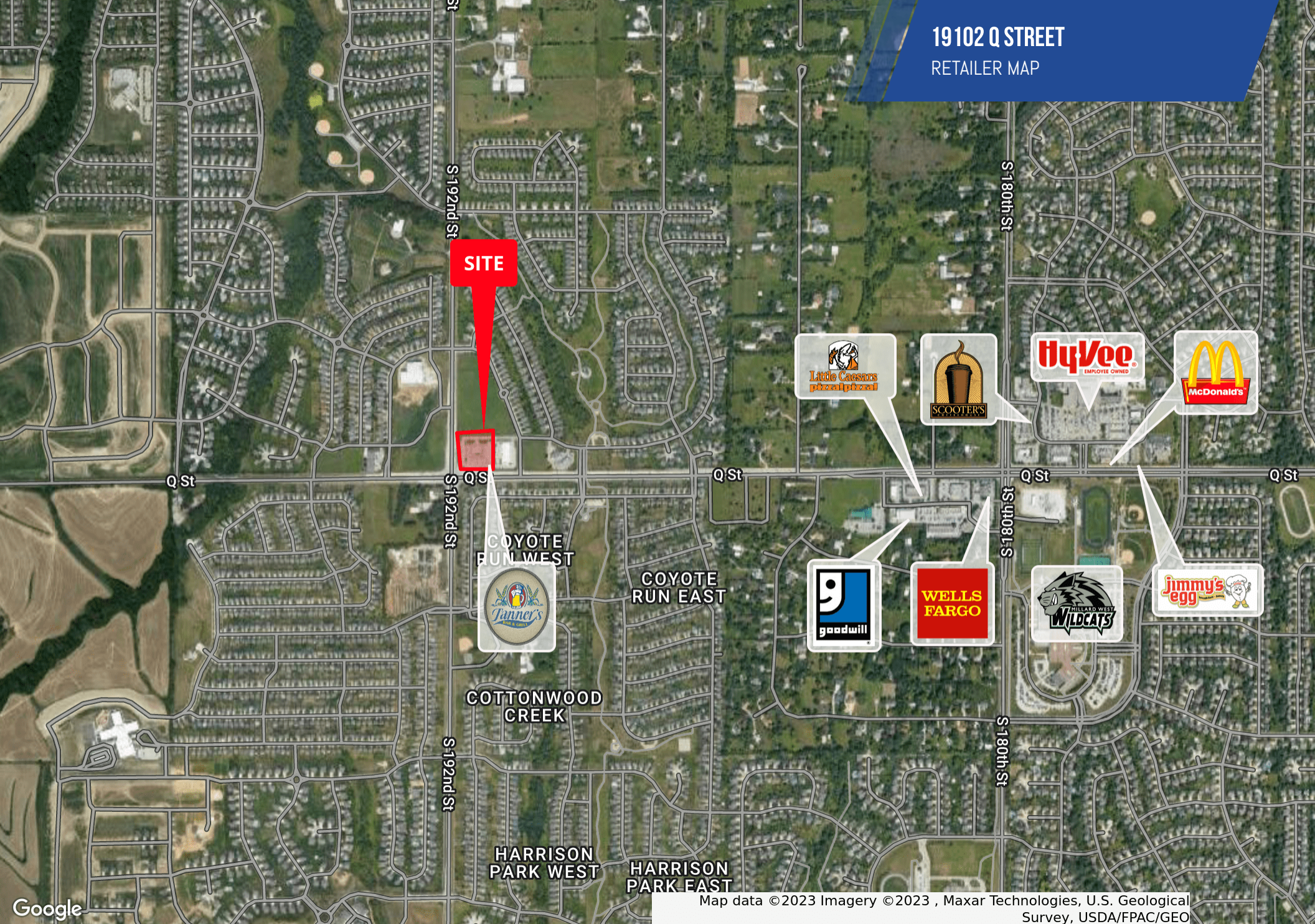
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19102 Q STREET
RETAILER MAP



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