OAKVIEW MEDICAL OFFICE BUILDING

2727 S. 144th Street | Omaha, NE 68144

1,793 SF Medical Office Space | For Lease



Spencer Secor | spencer.secor@lundco.com | +1 402 548 4069
Richard Secor | richard.secor@lundco.com | +1 402 548 4010

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PROPERTY OVERVIEW

Oakview Medical Office is a two-story building located on the southeast corner of 144th & West Center Road. The approximate 86,000 GSF medical building is complemented by an adjacent approximate 48,300 GSF OrthoNebraska Orthopedic Clinic building and neighboring approximate 63,100 GSF OrthoNebraska Orthopedic Hospital.

The medical complex sits on approximately 14.5 acres. Parking is plentiful and accessible to all three Building entrances.

PROPERTY HIGHLIGHTS

Lease Rate	$22.00 PSF NNN
NNN Expenses	$13.50 PSF
Total Available	1,793 SF
Building Size	81,767 SF
Year Built	1992
Total Site Area	14.43 Acres
Zoning	CC (Community Commercial District)



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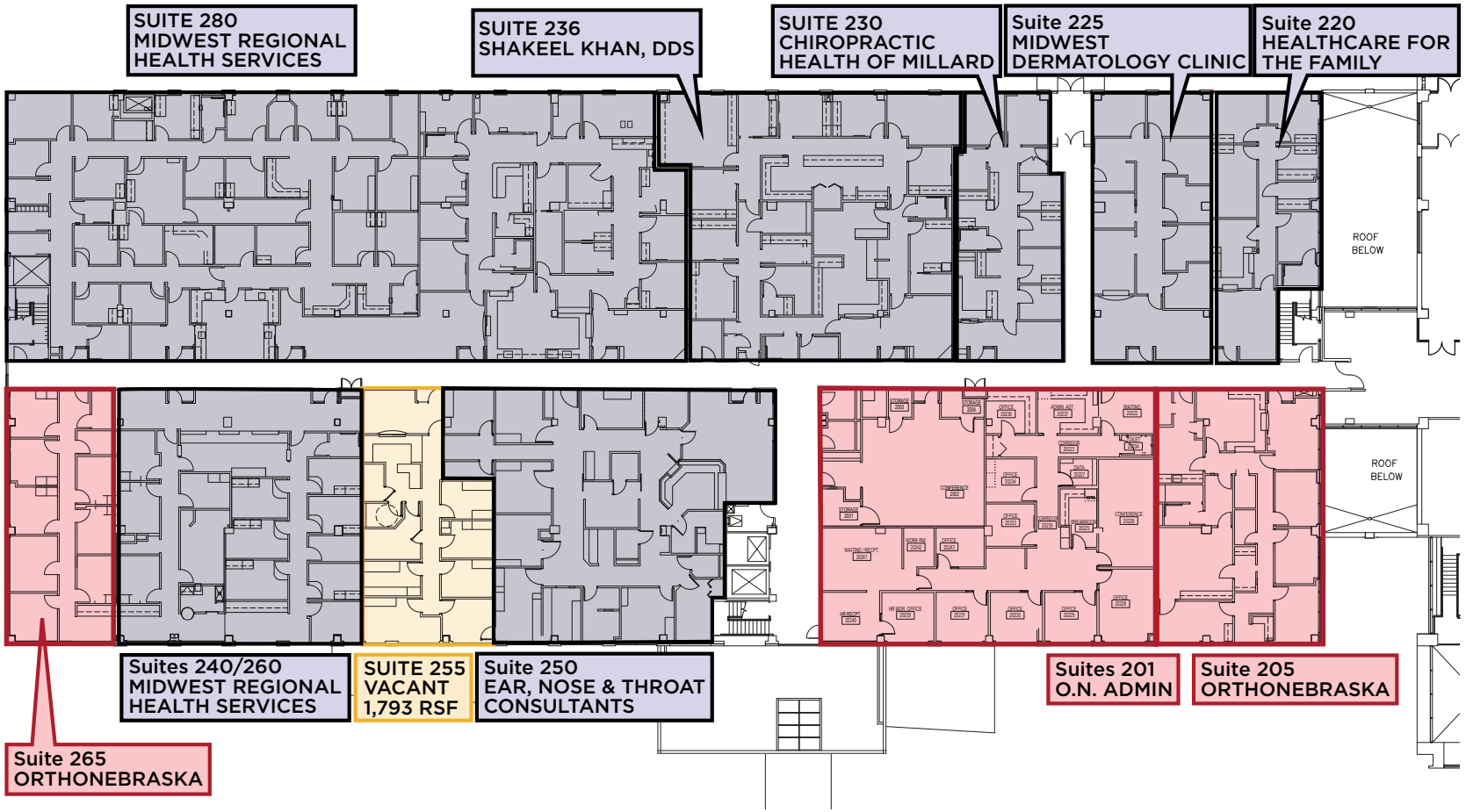
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FLOOR PLAN | SECOND LEVEL



Floorplans are approximate and for illustration purposes only.

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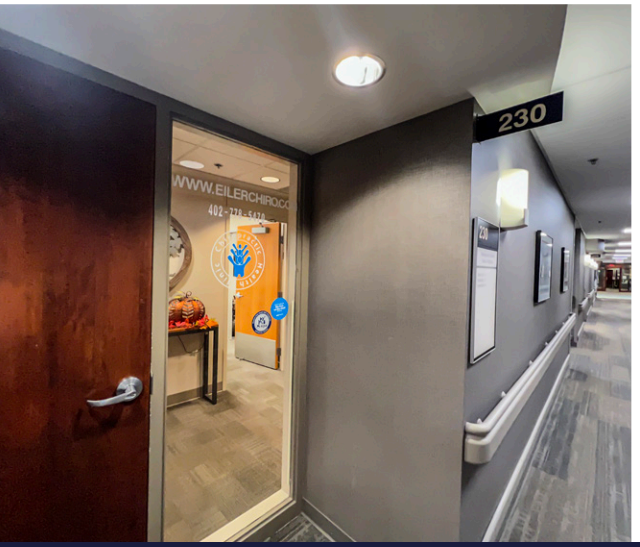
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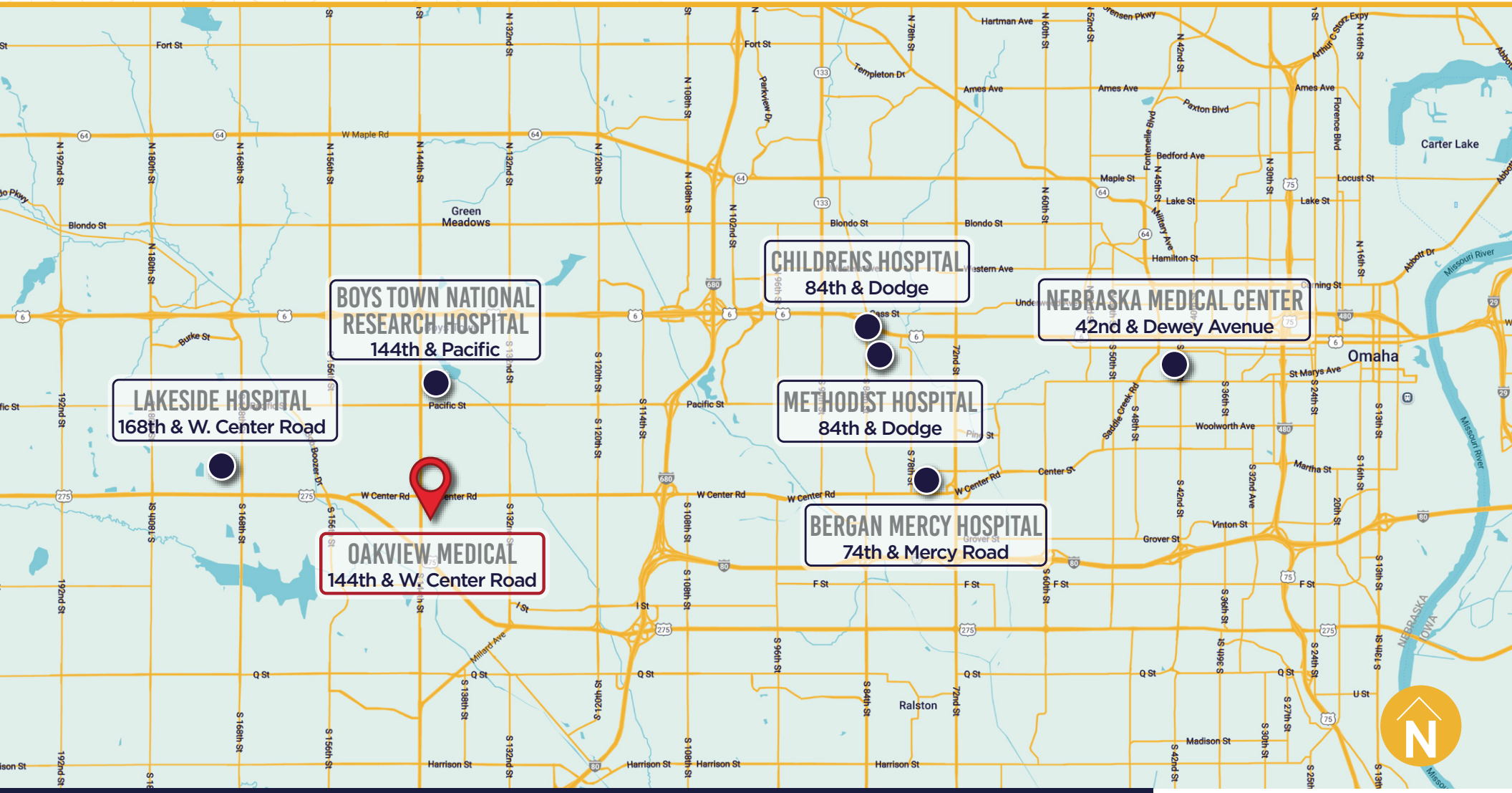
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NEIGHBORHOOD DEMOGRAPHICS

	POPULATION	MEDIAN HOUSEHOLD INCOME	NUMBER OF HOUSEHOLDS
1 Mile	8,646	$83,769	3,672
3 Miles	87,228	$101,365	35,159
5 Miles	248,385	$102,582	100,397

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