



Building Type:	Retail
Available SF:	203,351
Total SF:	203,351
Year Built:	1974
Sale Price:	\$19,000,000
Last Updated:	Oct 3, 2025

Economic Development Contact

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Realtor/Owner Contact

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Property and Area Description

The well-established Frederick Square Shopping Center is located along one of Omaha's most active commercial corridors along 84th & Center Streets, north of Interstate 80. Frederick Square was completely renovated in 2007 and is a destination in the middle of Omaha. Sitting on an approximately 18 acre lot, and offering approximately 200,000 sq. ft., there are many long-term tenants thriving in this 100% occupied retail center. Omaha Public Library's Administration and Distribution Services occupies approximately 90,000 sq. ft. at the property. Pizza Ranch, a regional pizza and chicken buffet restaurant chain with approximately 200 locations opened its first Omaha location in this center. A mix of several medical and lifestyle related tenants are in the center including Althos Chiropractic and Recovery, Nebraska Children's Hospital Home Health, Brain Balance, Fresenius Medical Care and Frederick Square Barber Shop. Other tenants include Top Nails, Quick Connect Computer Repair, and Jimmy John's. Frederick Square provides a great opportunity for many types of businesses, whether they are retail, service, or medical. 84th Street & Frederick Street

Population



Source: ESRI®, 2025

Households



Source: ESRI®, 2025

Transportation

Rail Served: No
Rail Accessible: No
Rail Infrastructure in Place: Unknown