#### **Broadmoor Hills I**

9500 W Dodge Rd | Omaha, NE | US | Douglas County **Available SF:** 24,267





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Available SF:		24,267

## **Economic Development Contact**

### Angie Baber

Last Updated:

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## **Realtor/Owner Contact**

#### Colliers

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# **Property and Area Description**

Outstanding opportunity in newer West Dodge Class A office property to lease up to 17,303 rentable square feet on top floor. Completely remodeled lobby and common areas including restrooms. Current tenant-finish has a mix of offices and open areas. Prominent monument signage on West Dodge Road and on Underwood. Great area amenities. Top floor suites available from 4,495 to 17,303 square feetOutstanding Dodge Street monument signageFloor to ceiling windowsOn-Site fitness and locker room facilityCovered parking available Below Market Class A Sublease Space

## **Population**

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**740,775**10 Mile Radius

**912,541** 20 Mile Radius

**999,765** 30 Mile Radius

Source: ESRI<sup>®</sup>, 2024

### Households



Jun 16, 2025

**290,366** 10 Mile Radius **355,418** 20 Mile Radius

389,506 30 Mile Radius

Source: ESRI<sup>®</sup>, 2024

# **Transportation**