

Building Type:	Office
Available SF:	15,823
Total SF:	64,782
Last Updated:	May 26, 2025

Economic Development Contact

Angie Baber
Greater Omaha Economic Development Partnership
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Realtor/Owner Contact

Chris Mensinger

Property and Area Description


Exceptional opportunity to lease a signature office building with 64,782 rentable square feet and incredible interstate visibility and easy access to all of Omaha. Spectacular four-story atrium allowing natural light sources both internal and external areas of each floor. Planned upgrades to common areas include a well-appointed lobby, restrooms, elevators, artwork, tenant directory, monument sign and contemporary exterior door entry system. Future interior and exterior updates are planned for 2024.

Population

	878,889 15 Mile Radius	999,635 30 Mile Radius	1,480,868 60 Mile Radius
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Source: ESRI®, 2024

Households

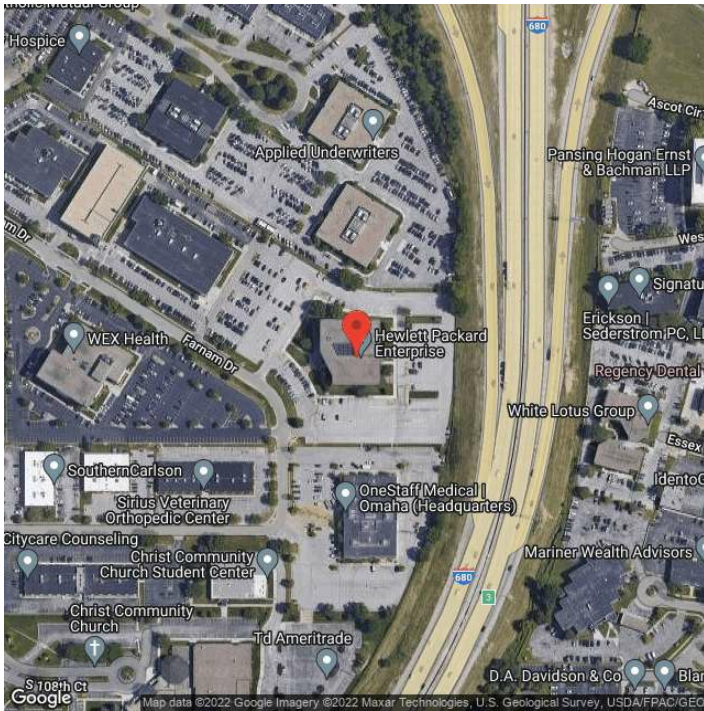
	342,293 15 Mile Radius	389,441 30 Mile Radius	583,472 60 Mile Radius
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Source: ESRI®, 2024

Transportation

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

Property Images



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