



PROPERTY BANC

Commercial Real Estate

4383 Nicholas Street, Suite 300 Omaha, NE 68131

Phone: 402.933.2999 Fax: 402.505.5486 Web: www.propertybanc.com



Micro Trade Center

8970-88 "J" Street

Omaha, Nebraska 68127

Lease this
space today!

Property Information

8970-8988 "J" Street • Omaha



PROPERTY BANC
Commercial Real Estate



FOR LEASE

\$7.25 /SF

- Nice masonry building
- Renovated in 2007
- Tenant monument signage
- High-end professional space available with nice office build-out
- Excellent space for CPA firm, designers, manufacturing representative and others

Building Data

Building SF	16,482
Avail SF	1,737 SF
Min SF Avail	1,737 SF
Max SF Avail	1,737 SF
Year Built:	1994
Ceiling Ht	20'
Restrooms	Yes
Drive Doors	No
Dock High	No
Remarks	Excellent value for this location.

Site Data

Total Site SF	1.10 Acres
Zoning	General Industrial
Parking Ratio	3 : 1
Remarks	Easy access off 90th & "J" Streets with close proximity to Interstate 80.

Units Leased	Size	PSF	Annual	Mo Rent
8974 *	1,737 SF	\$7.25	\$12,593.25	\$1,049.44

Remarks: * NNN estimated at \$2.06 psf

CONTACT

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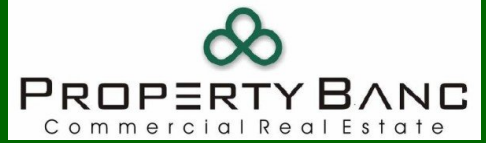
ray@propertybanc.com

Information

Loopnet #	16878209
Revised Date:	08/8/2011

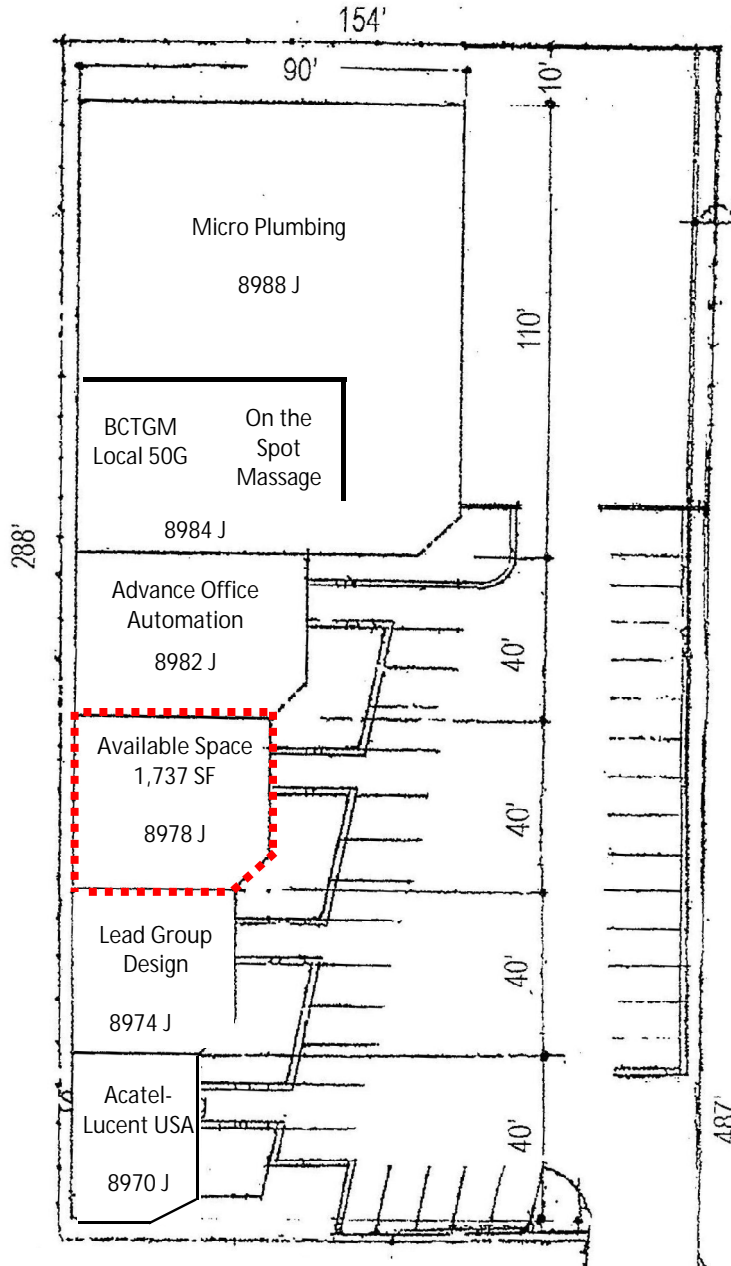
Property Photos

8970-8988 "J" Street ♦ Omaha



Site Plan

8970-8988 "J" Street ♦ Omaha



8970—8988 J Street