



Retail/Office for Lease

The Grove | 8053 North 157th Street

Bennington, NE 68007

Located at the center of Omaha's hottest suburb featuring move-in-ready retail or office suites ranging from 1,976 SF up to 8,135 SF. Easy access, convenient ingress/egress, and ample parking.

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Aerial

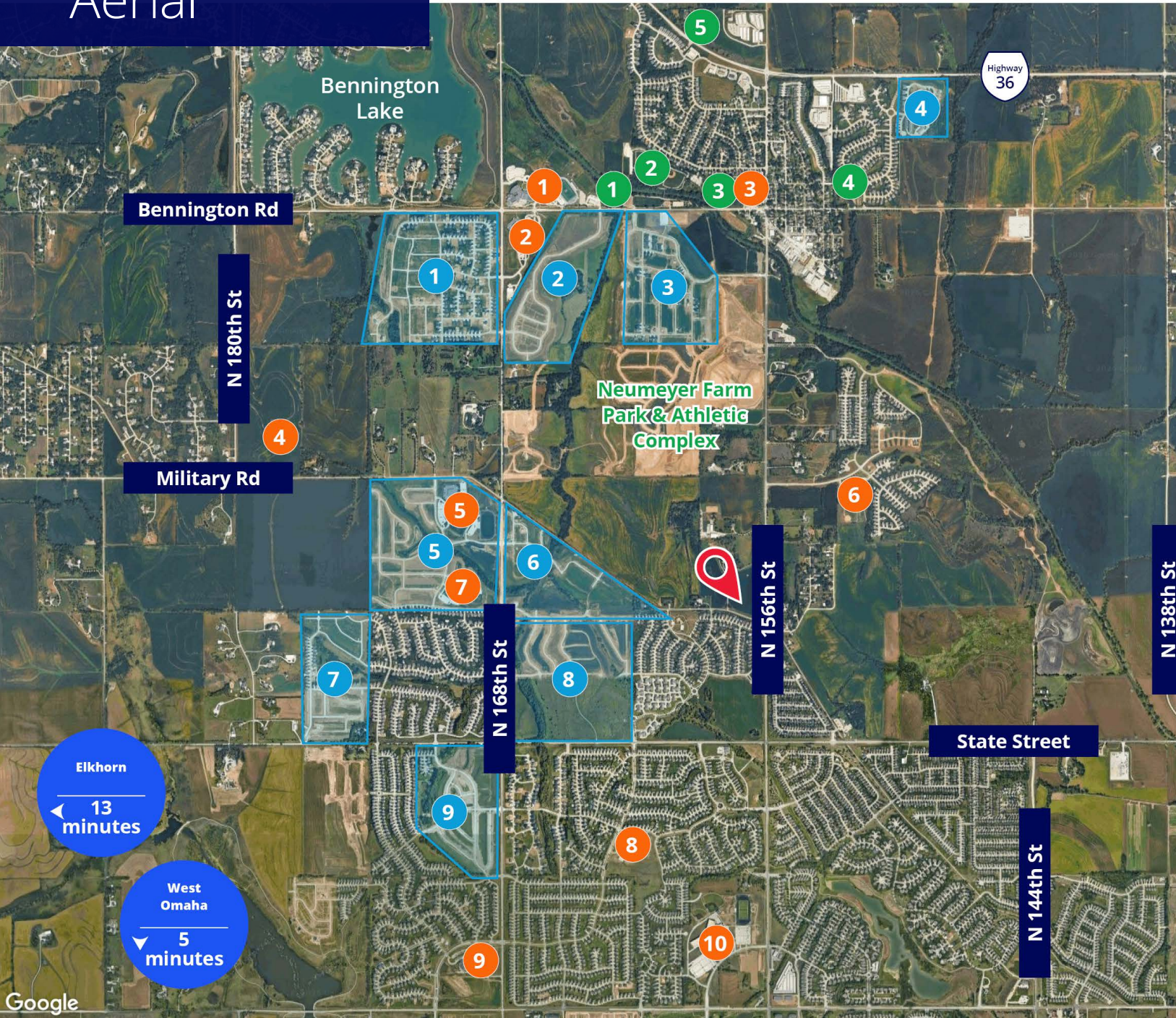


Property Specifics

Retail and office leasing opportunities at The Grove — a well-positioned Bennington commercial property at 8053 North 157th Street and anchored by Edward Jones. Located in the heart of Omaha's fastest-growing suburb in a thriving neighborhood retail/service corridor surrounded by a strong residential population (which includes over 3,600 middle school and high school students) and solid household incomes. The property offers move-in-ready suites perfect for a myriad of retail/service/office uses.

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Aerial



LEGEND

Residential Developments

- 1 Newport Vista
- 2 Water's Edge
- 3 Kempton Creek
- 4 Ridgewood
- 5 Stratford West
- 6 Copper Creek
- 7 Majestic 178
- 8 The Hill
- 9 Majestic Pointe

Schools

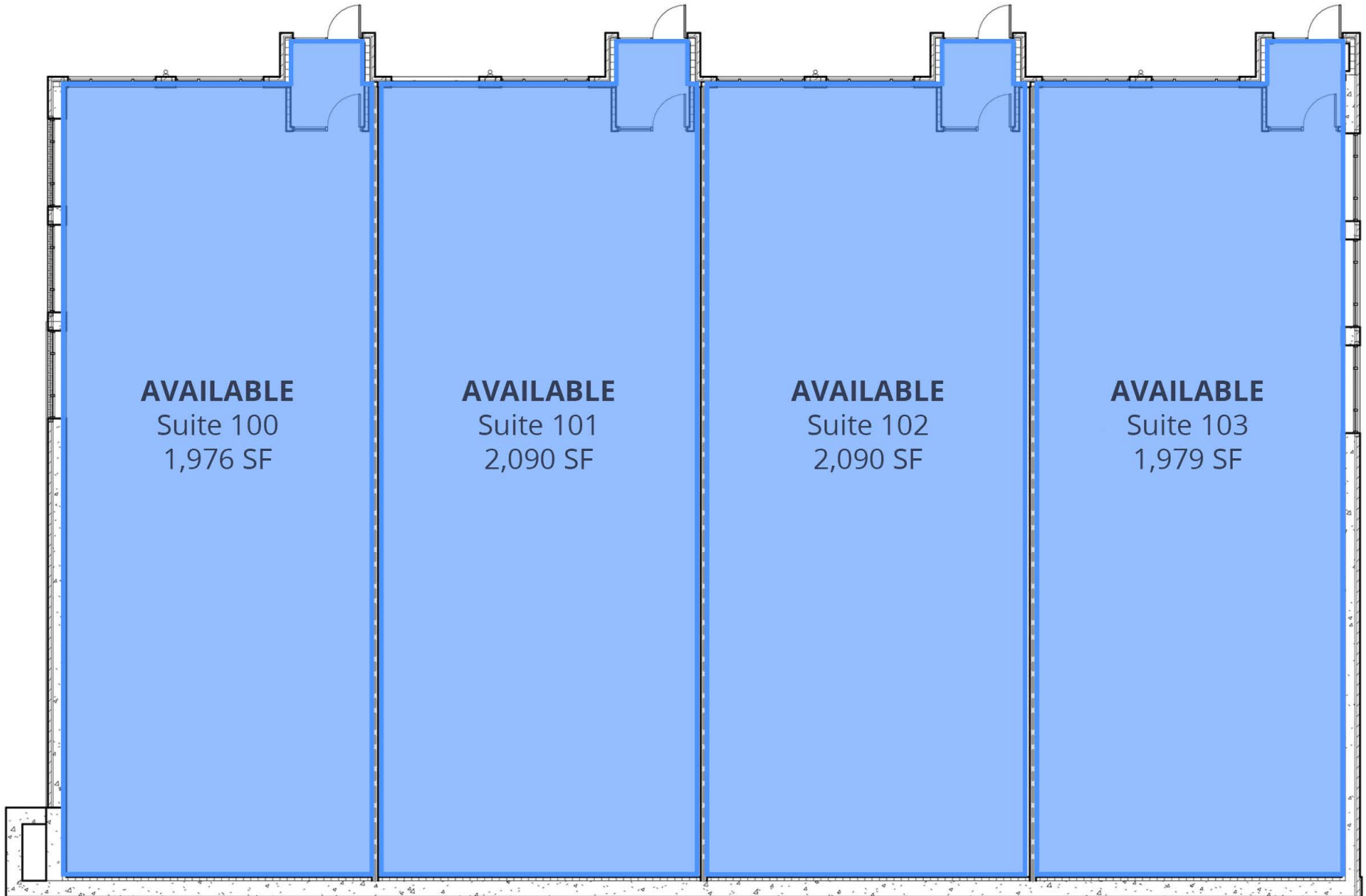
- 1 Bennington High School (1,068 students)
- 2 Bennington Middle School (431 students)
- 3 Bennington Elementary (368 students)
- 4 New High School Under Construction (Est. 1,500 students)
- 5 Bennington South Middle School (599 students)
- 6 Heritage Elementary (436 students)
- 7 Stratford Elementary (379 students)
- 8 Pine Creek Elementary (556 students)
- 9 Anchor Pointe Elementary (544 students)
- 10 Westview High School - OPS (1,573 students)

Recreation

- 1 Bennington Soccer Complex
- 2 Lynn R. Pruess Field
- 3 Hickey Field
- 4 Tim Ohrt Park
- 5 No Offseason Baseball

Floor Plan

Lower Level



Floor Plan

Upper Level



Images



Retail for Lease

The Grove | 8053 North 157th Street, Bennington, NE 68007

Type of Listing	Retail for Lease	
Lease Price	\$24.00 - \$25.00, PSF	
Operating Type	NNN	
Estimated Expenses	TBD	
Available	Immediately	
Total SF Available	14,487 SF	
Min - Max	1,976 - 8,135 SF	
Total Building SF	18,432 SF	
Space Available	Suite 100	1,976 SF
	Suite 101	2,090 SF
	Suite 102	2,090 SF
	Suite 103	1,979 SF
	Suite 201	2,137 SF
	Suite 202	2,138 SF
	Suite 203	2,077 SF
Year Built	2025	
Ceiling Height	Lower Level 9'6", Upper Level 12'	
HVAC	Rooftop	
Sprinkler	Yes	
Restrooms	Yes, ADA	
Intersection	156th & Reynolds St	
Submarket	Northwest Omaha	

Contact us:

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