



5730 S 144TH STREET | OMAHA, NE
1,544 SQFT

OFFICE & RETAIL | FOR LEASE | MILLARD



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PJ MORGAN
REAL ESTATE



PROPERTY DETAILS

RENT/SF	\$18/sf
MONTHLY RENT	\$2,316
LEASE TYPE	Modified Gross
SF AVAILABLE	1,544
BUILDING CLASS	B

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DESCRIPTION

High-Traffic Location Next to Douglas County Treasurer! Join Bare Wax Co. and Dent Menders in a prime, high-visibility retail/office center in the heart of Millard. Adjacent to top-notch anchor tenants like Hy-Vee and Starbucks on a high-traffic artery. Ideal for office, professional services, or light retail. Act now to secure your business's presence in this thriving Millard hub!

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PARKING & TRANSPORTATION

PARKING RATIO	8:1,000
PARKING TYPE	Surface Lot
TRAFFIC COUNT	21,841

PROPERTY & LOCATION HIGHLIGHTS

- Great signage to 144th and Millard Ave
- High Traffic - over 21,000 cars a day
- Cost-effective rent structure

BUILDING INFORMATION

BUILDING SIZE	11,074
MIN DIVISIBLE	1,544
MAX CONTIGUOUS	1,544
NUMBER OF FLOORS	1
YEAR BUILT	2006

ADDITIONAL INFORMATION

ZONING	CBD-ACI-1(PL)
NUMBER OF ACRES	1.52

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	13,404	83,895	197,988
AVERAGE AGE	37	38	38

HOUSEHOLDS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	5,307	32,135	78,457
PEOPLE PER HH	2.5	2.5	2.5
AVERAGE HH INCOME	\$92,594	\$109,551	\$118,404
AVERAGE HH VALUE	\$189,065	\$236,563	\$269,726

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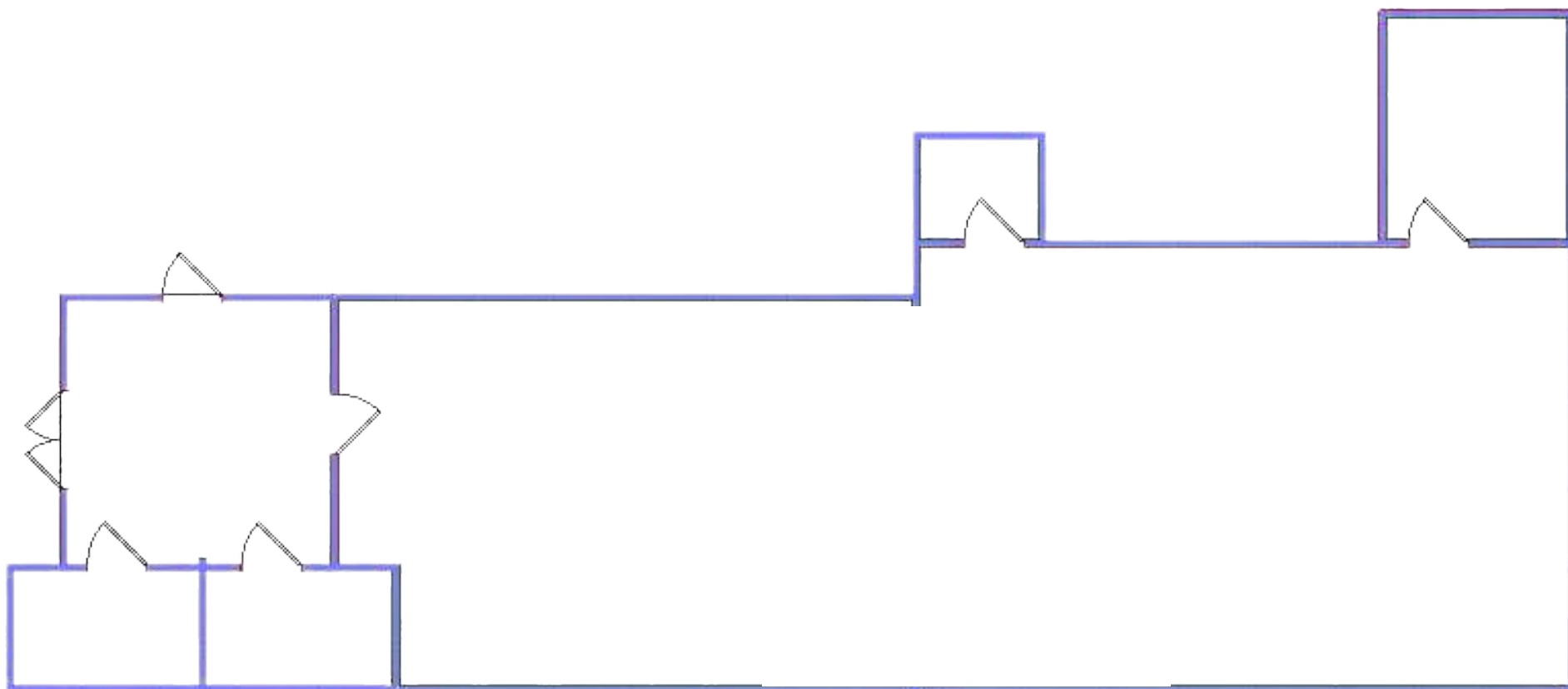


PHOTOS

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FLOOR PLAN

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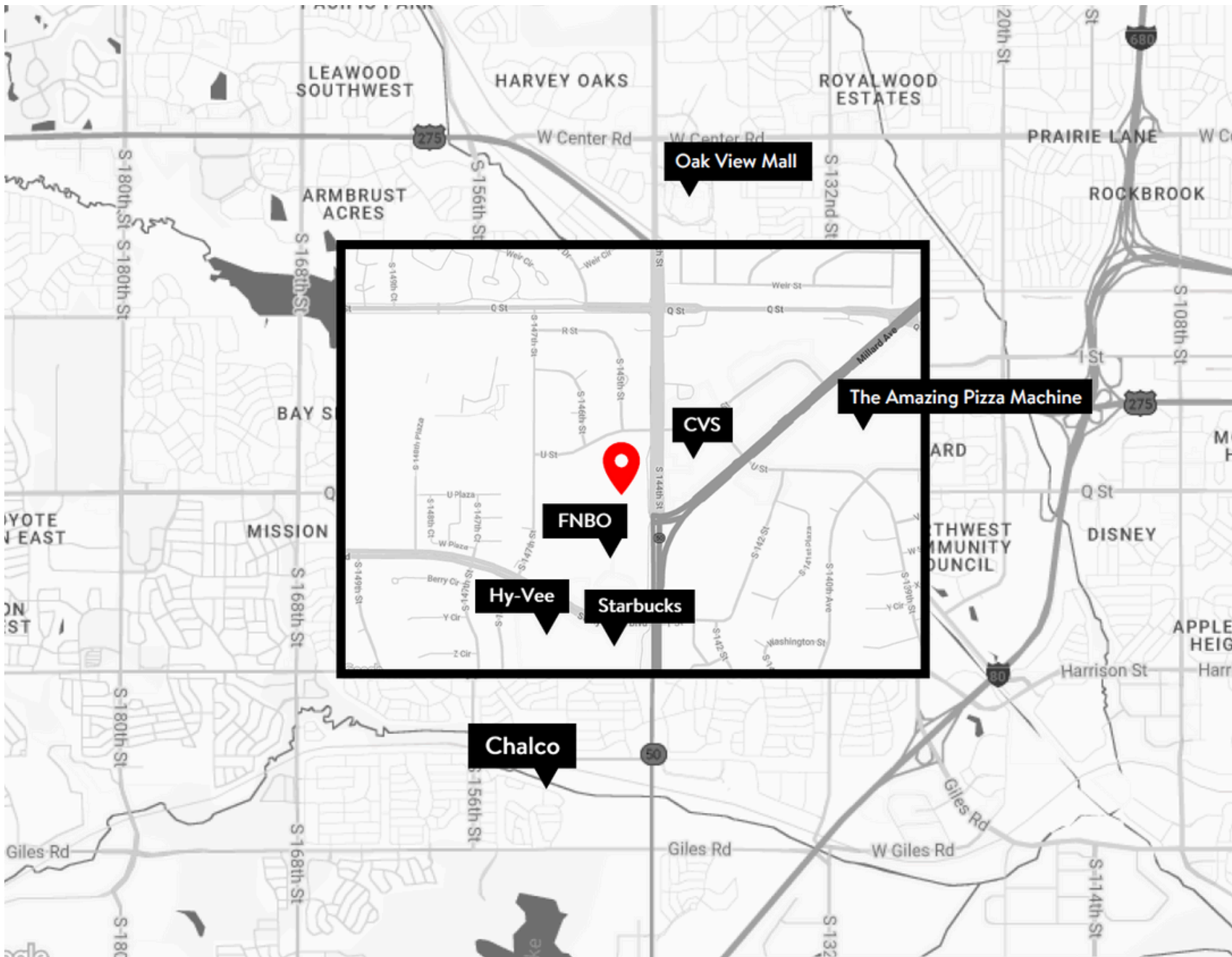


PLOT PLAN

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AREA BUSINESSES

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