



4900 Dodge Street | Omaha, NE 68132

\$714.00 - \$2,275.00 per month

Property Features

- Full Service Lease with janitorial included
- Prime location in the Dundee district
- Intersection averages 40,468 vehicles per day
- Parking provided for both customers and employees
- Community kitchenette and restrooms

12915 West Dodge Road
Omaha, NE 68154
402 255 6060
nainpdodge.com

Gabrielle Estivo

Associate
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Building Details

Occupancy	78.78
Tenancy	Multiple
Number of Floors	2
Year Built	1937
Year Renovated	2011
Gross Leaseable Area	17,564

Property Details

Lot Size	.33 Acres
Zoning	Community Commercial
Traffic Count	35,689 vpd
Parking Spaces	30

Location Details

Market	Omaha/Council Bluffs
Submarket	Midtown Omaha
County	Douglas
Cross Streets	49th and Dodge Street

Demographics

Demographics	1 Mile	2 Miles	3 Miles
Total Households	8,956	32,018	59,876
Total Population	19,487	73,586	142,600
Average HH Income	\$58,809	\$56,958	\$51,121

Available Spaces

Space	Space Use	Lease Rate	Lease Type	Size (SF)	Term
Suite #209	Executive Suites	\$714 per month	Full Service	360 SF	Negotiable
Suite #B103	Executive Suites	\$2,275 per month	Full Service	1,585 SF	Negotiable
Suite #207	Executive Suites	\$750 per month	Full Service	426 SF	Negotiable
Suite #206	Executive Suites	\$2,030 per month	Full Service	987 SF	Negotiable
Suite #210	Executive Suites	\$910 per month	Full Service	525 SF	Negotiable
Suite #217	Executive Suites	\$941 per month	Full Service	615 SF	Negotiable



4900 Dodge Street

Alhambra Apartments

Dundee Double Shot

Summit
Dental Health

Film Streams
Dundee Theater

Visitor
Parking

N 49th street

CVS

Piano Building
Employee
Parking

The Maids

W Dodge Road

Dundee Flats

Ambassador
Apartments

Dundee View