



60,152 vpd

58,095 vpd

W Dodge Road

21,995 vpd

180th Street

Broadmoor 180
PROPOSED

Chicago St

HOME 2
RETAIL BY WELLS FARGO

SCOOTER'S
COFFEE

N 179th St

Hilton
Garden Inn

VILLAGE
POINTE

MARCUS
THEATRES

MADONNA
Rehabilitation Hospitals

LAVERN 180
BEARS - SALADS - COCKTAILS

Jersey
MILKSHAKES

BERKSHIRE
HATHAWAY
HOMESERVICES

Burke

Nebraska
Medicine

LINDSAY
CORPORATION

United
Republic Bank

aloft
HOTELS

Walgreens

SITE

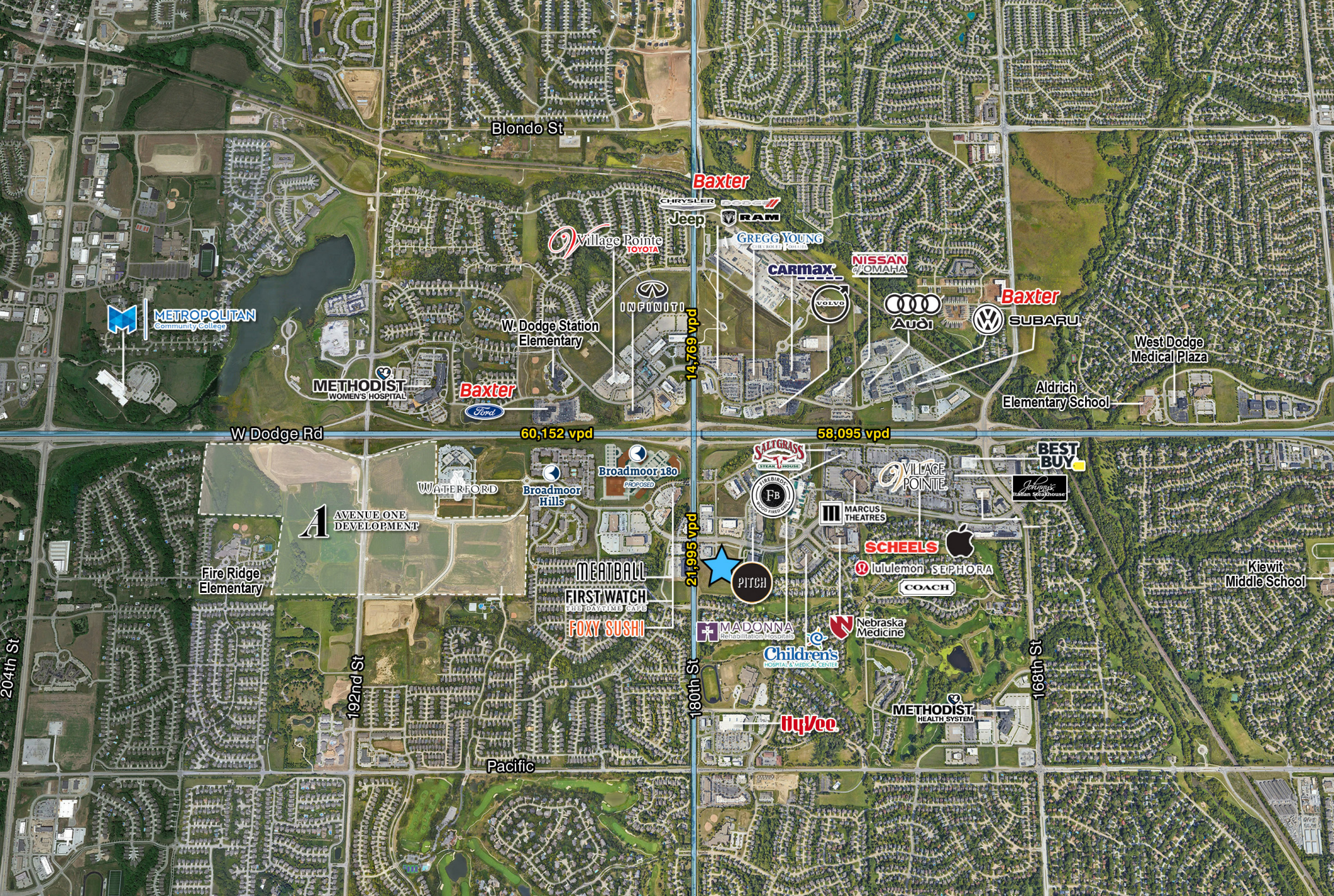
2.12 Acres for Sale
SEC 180th Street & Burke Street

NM BROKERAGE
SERVICES

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180th & Burke
Omaha, Nebraska



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Property Highlights

Location: SEC, 180th & Burke
Omaha, NE

Available: 2.12 Acres

Price: Contact Broker

Information furnished is from sources deemed reliable, but is not guaranteed by N&M Brokerage Services, LLC, or its agents, and is subject to change, corrections, errors and omissions, prior sales or withdrawal, without notice.

Demographics

	1 mile	3 mile	5 mile
Population	6,658	84,050	192,900
Average Household Income	\$192,350	\$181,383	\$167,385
Median Age	39.3	37.9	38.2
Daytime Demographics	8,490	43,979	124,522

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MASTERPLAN PHASE 3

RETAIL

- 10,000 SF
- 115 TOTAL STALLS

CAR DEALERSHIP

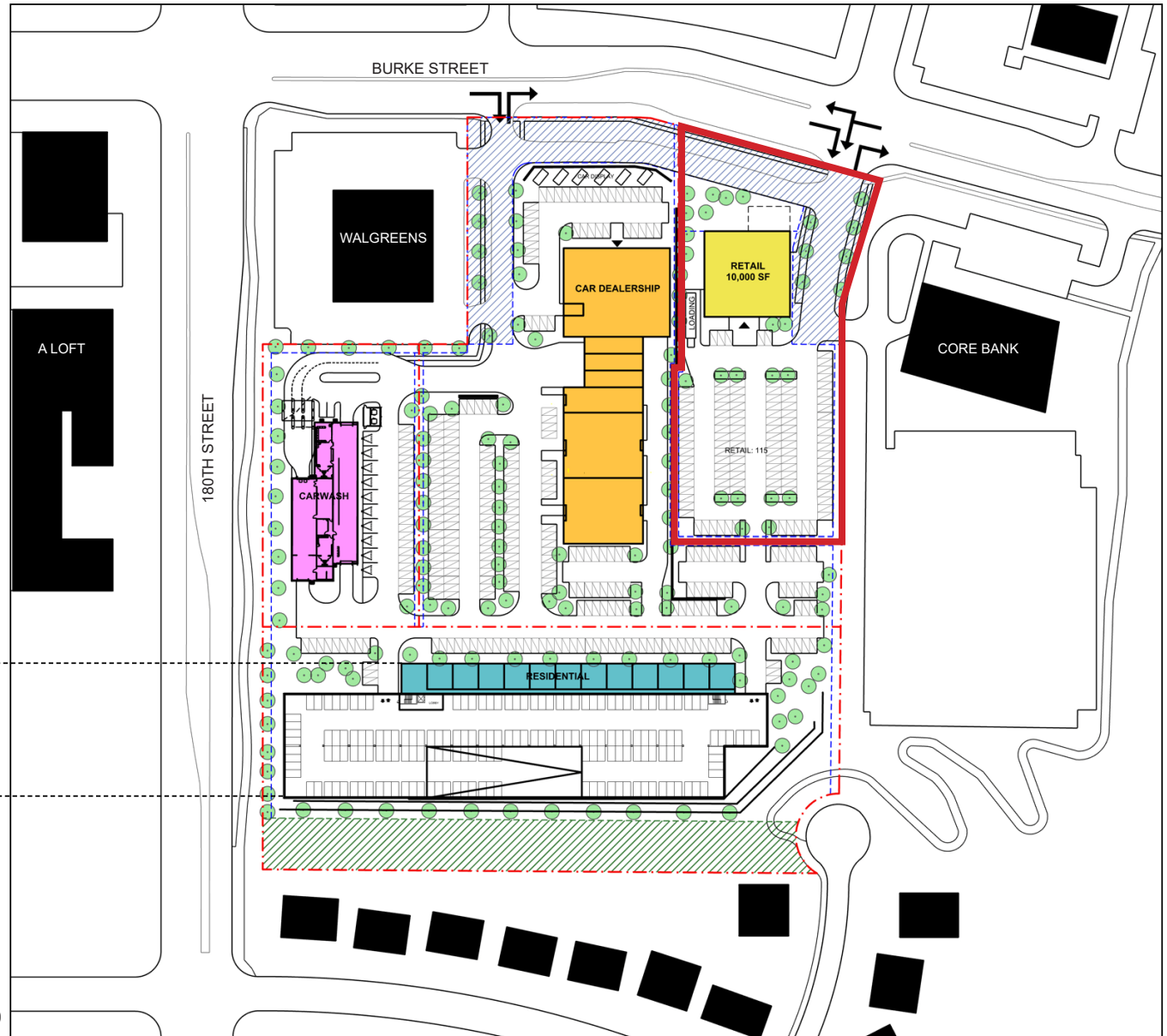
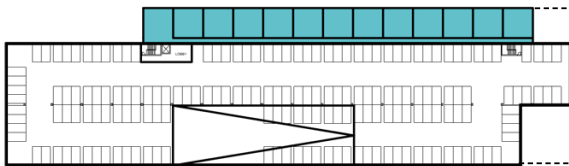
- 34,000 SF
- 248 SURFACE STALLS
- 169+128 GARAGE STALLS
- 545 TOTAL STALLS

CARWASH

- 11,900 SF
- 22 STALLS

RESIDENTIAL FLATS

- 24 FLATS
- 48 GARAGE STALLS
- 15 VISITOR STALLS



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	1 MILE	3 MILE	5 MILE	
POPULATION	2023 Estimated Population	6,658	84,050	192,900
	2028 Projected Population	7,374	89,322	203,614
	2020 Census Population	6,325	79,887	187,649
	2010 Census Population	3,810	60,580	149,188
	Projected Annual Growth 2023 to 2028	2.2%	1.3%	1.1%
	Historical Annual Growth 2010 to 2023	5.8%	3.0%	2.3%
HOUSEHOLDS	2023 Median Age	39.3	37.9	38.2
	2023 Estimated Households	2,613	30,459	71,039
	2028 Projected Households	2,848	31,881	73,863
	2020 Census Households	2,473	28,731	68,515
	2010 Census Households	1,499	21,766	54,769
	Projected Annual Growth 2023 to 2028	1.8%	0.9%	0.8%
ETHNICITY	Historical Annual Growth 2010 to 2023	5.7%	3.1%	2.3%
	2023 Estimated White	85.6%	85.8%	85.0%
	2023 Estimated Black or African American	2.4%	3.0%	3.7%
	2023 Estimated Asian or Pacific Islander	6.9%	5.6%	5.1%
	2023 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.3%
	2023 Estimated Other Races	5.0%	5.3%	5.8%
INCOME	2023 Estimated Hispanic	4.6%	5.0%	5.6%
	2023 Estimated Average Household Income	\$192,350	\$181,383	\$167,385
	2023 Estimated Median Household Income	\$146,769	\$138,258	\$126,757
EDUCATION	2023 Estimated Per Capita Income	\$75,490	\$65,781	\$61,716
	2023 Estimated Elementary (Grade Level 0 to 8)	0.7%	0.9%	1.0%
	2023 Estimated Some High School (Grade Level 9 to 11)	0.9%	1.0%	1.4%
	2023 Estimated High School Graduate	11.3%	11.3%	13.5%
	2023 Estimated Some College	15.6%	18.9%	19.8%
	2023 Estimated Associates Degree Only	7.6%	7.7%	7.9%
	2023 Estimated Bachelors Degree Only	38.1%	37.5%	35.6%
BUSINESS	2023 Estimated Graduate Degree	26.0%	22.8%	20.7%
	2023 Estimated Total Businesses	369	2,634	6,144
	2023 Estimated Total Employees	9,078	28,934	67,391
	2023 Estimated Employee Population per Business	24.6	11.0	11.0
	2023 Estimated Residential Population per Business	18.1	31.9	31.4



180TH & BURKE OMAHA, NEBRASKA

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