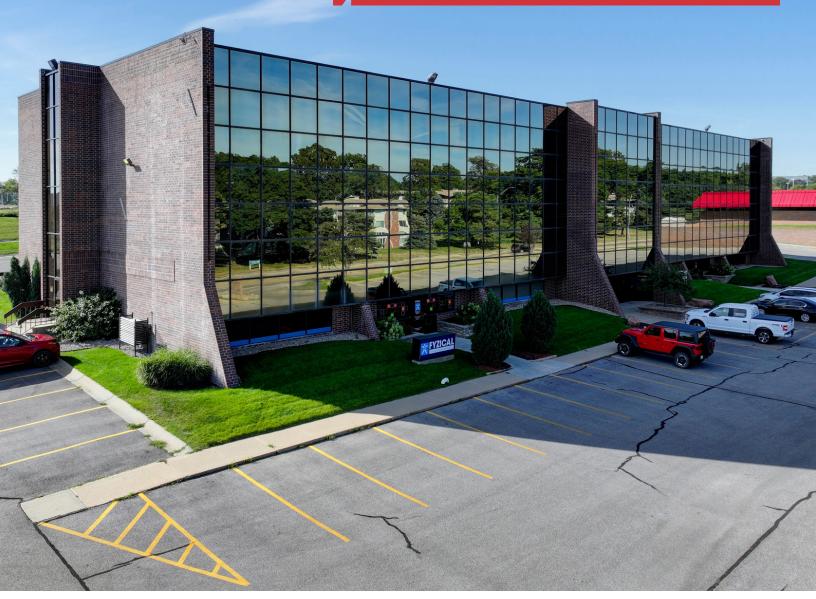
Multi-Tenant Office Bldg Lincoln, NE



770 N. Cotner Blvd

Lincoln, NE 68505

For more information, contact:

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Union Bank Place 1248 'O' Street, Suite 550 Lincoln, NE 68508 402 441 5800

naifmarealty.com

Property Information

Square Footage: 56,125
Lot Size: 2.93 Acre
Year Built: 1980
Zoning: B-5
Stories: 4

Property Information

Listing Price: \$6,198,000
Cap Rate: 7.12%
Projected NOI: \$441,487

This is an opportunity to purchase a multi-tenant investment property. This four-story building has a great central location that is close to amenities. The large, 2.93 acre, lot offers adequate parking for office use. The building is leased with a mix of small and large tenants. The site has been professionally managed and well-maintained. Recent capital improvements include a new roof, new parking lot, new common area flooring, updated elevator interiors, and updated restrooms. The majority of the tenant's suites have been fully or partially renovated.







