

# LAND FOR SALE

**4501 Q St  
Lincoln, NE 68503**

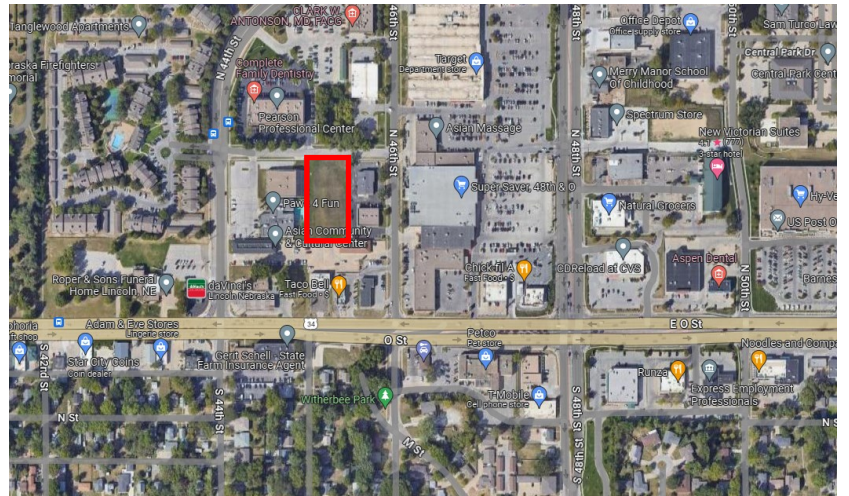
## Property Highlights

- Newly Priced at \$650,000
- 1.14 AC Parcel
- Centrally Located
- Thriving Business District
- Level Lot

## Property Description

**\*\*\*PRICE REDUCED\*\*\***

**RARE opportunity to purchase 1.14 acres in the heart of Lincoln, Nebraska! Located just North of 46th and O Street this level lot is zoned H-2 and prime for new development.**



## Offering Summary

Lot Size:	1.14
Sale Price	\$650,000
Zoning	H2
Traffic Count	5,761

Listed By:

**Brian Wragge**

Cell: (402) 212-0199

Brian.Wragge@bhhsamb.com



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# PROPERTY DETAILS

## For Sale: \$650,000

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### Location Information

Street Address	4501 Q St
City, State, Zip	Lincoln, NE 68503
County/Township	Lancaster

### Property Details

Property Type	Land
Zoning	H2
Lot Size	1.14 AC
Traffic Count	5,761
Cross Streets	N 44th St & Q St N
Property Taxes	\$8,101.80—2023



### Demographics

Proximity:	1 Mile	3 Miles	5 Miles
Total Population:	14,590	136,209	237,394
Households	6,499	57,278	98,791
HH Income	\$62,075	\$68,385	\$75,433

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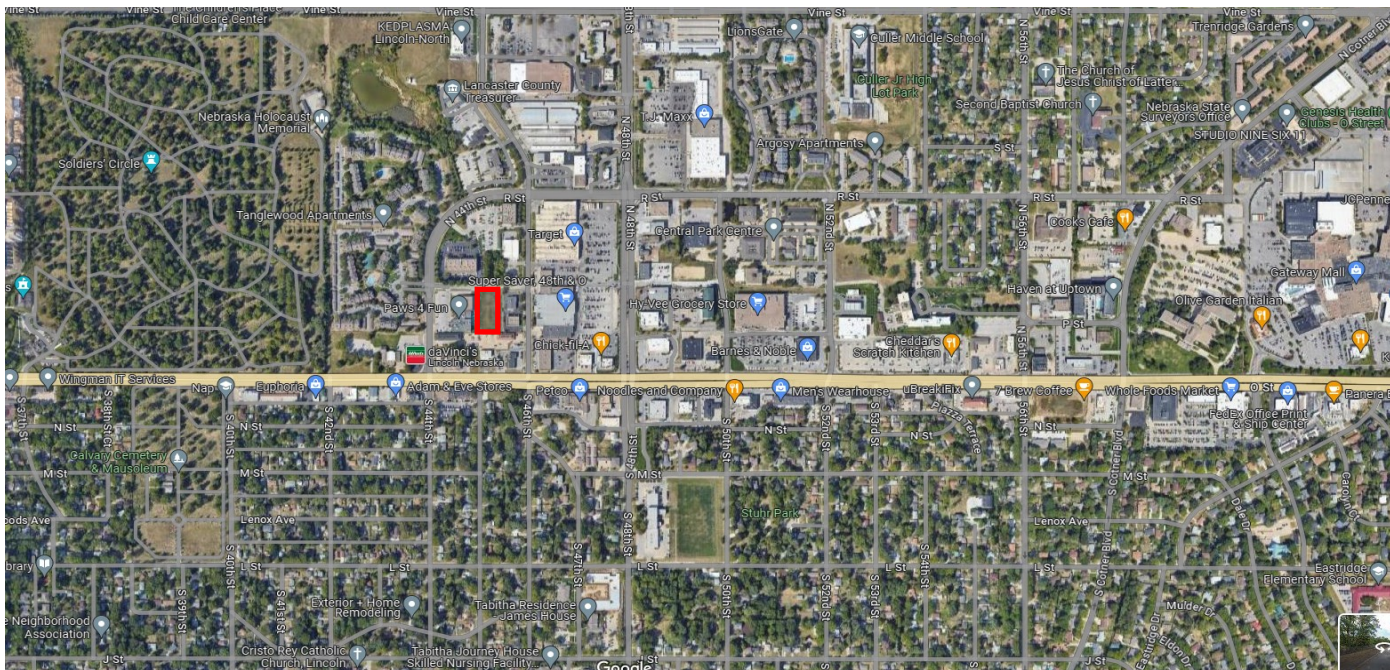
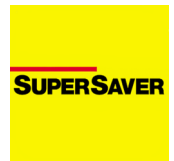
# RETAILER AERIAL

## For Sale: \$650,000

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### Retailers

Target	Super Saver
Paws 4 Fun	daVinci's
Petco	Hy-Vee Grocery
Chick-fil-A	Cost Cutters Hair Salon
Asian Community Center	Taco Bell
Complete Family Dentistry	Clark W. Antonson, MD
Pearson Professional Cen-	CVS
Natural Grocers	US Post Office



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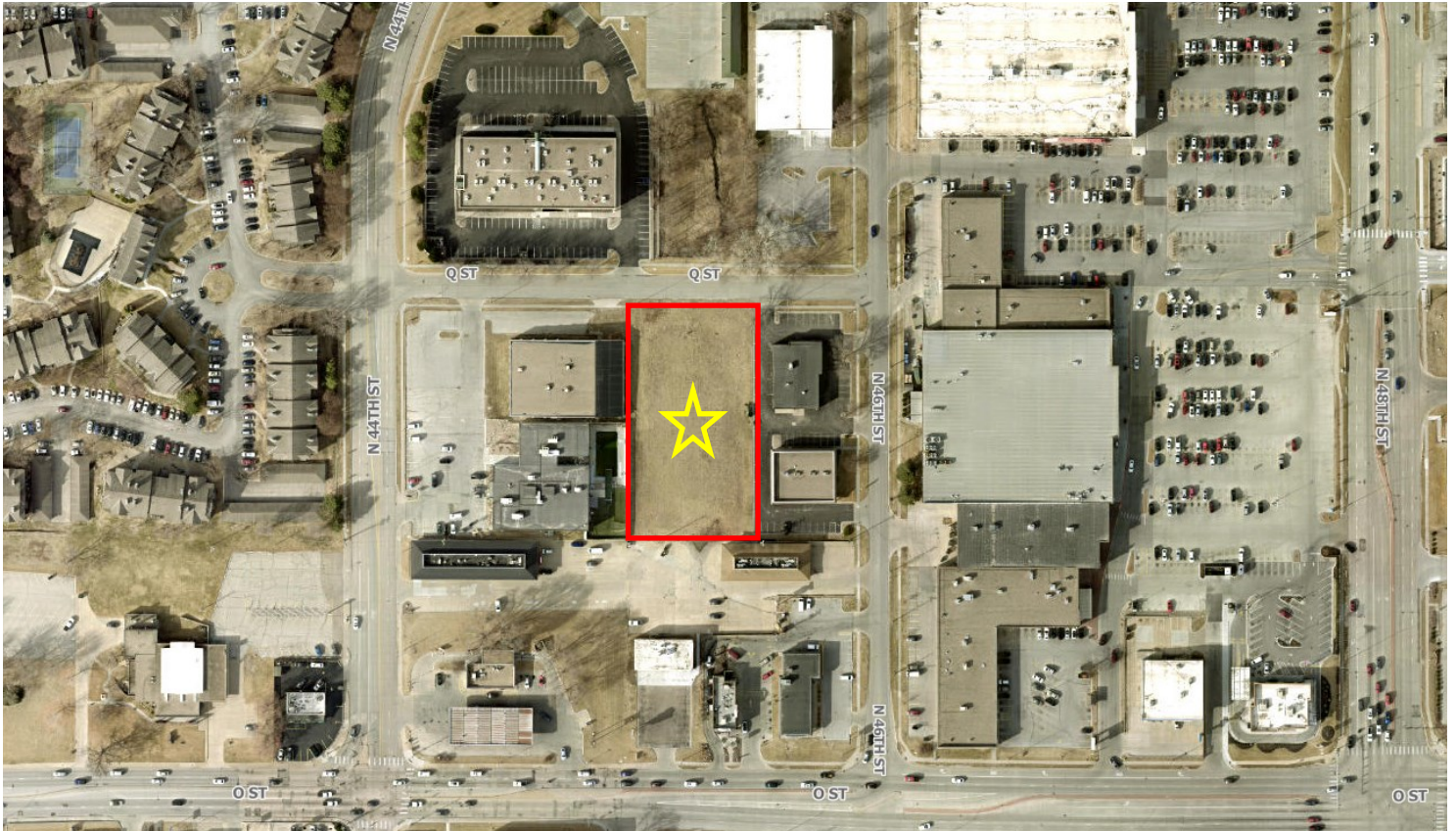
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# PLOT AERIAL

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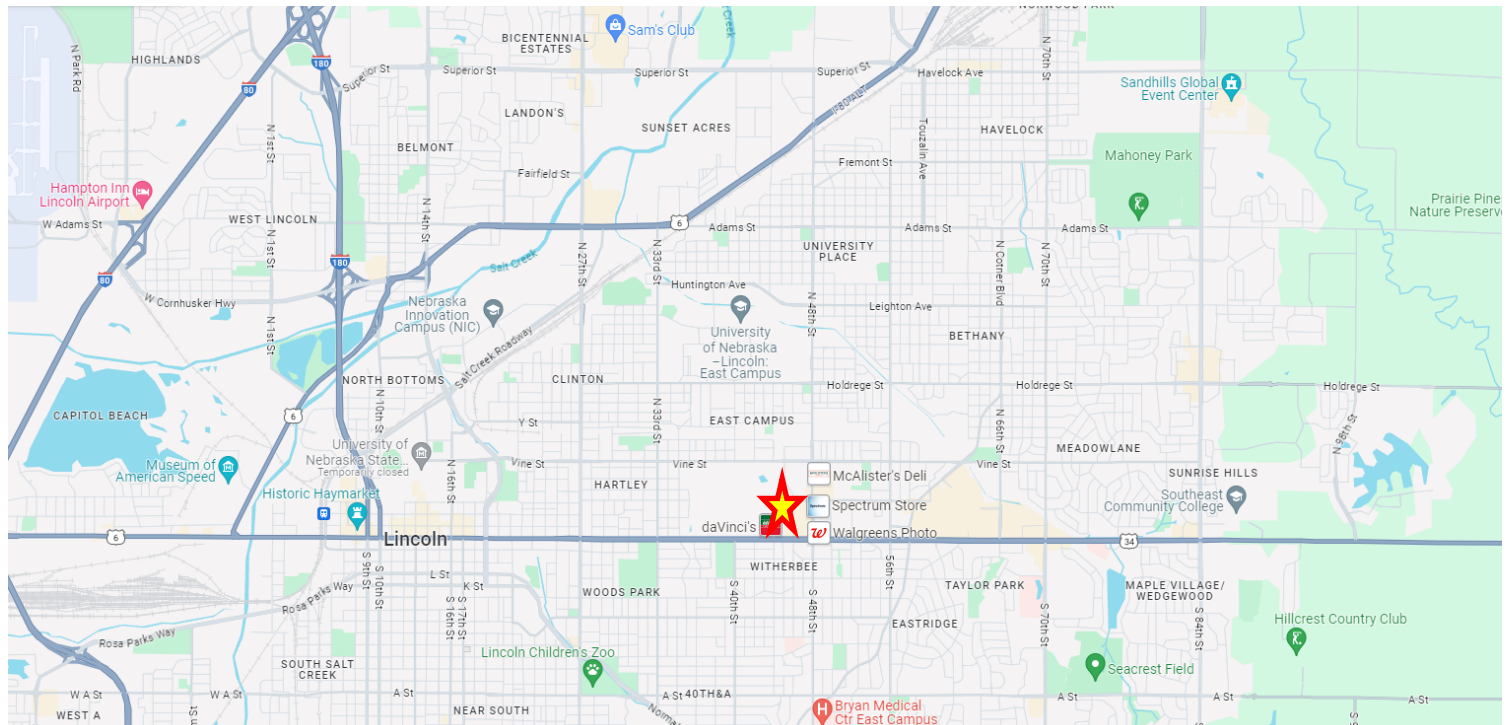
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# MAP AERIAL

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