

Industrial for Lease

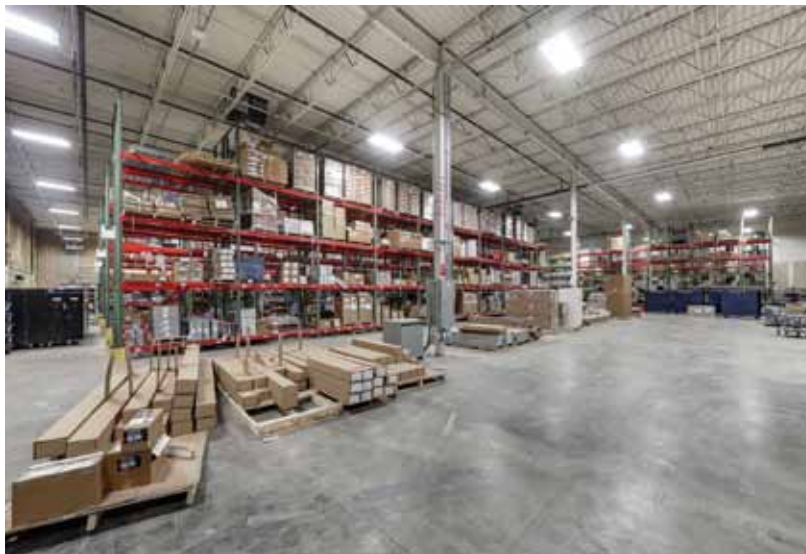
10913 E Circle, Omaha NE 68137

BASE RENT:
PSF \$4.95

NNN'S:
\$2.06PSF

SQ/FT:
34,560

GENERAL AREA:
109TH & E



Industrial For Lease

Location Highlights

- Centrally Located
- 100% Air- Conditioned
- Hard to find large warehouse space
- Professionally managed
- Heavily Powered

Property Data

Property Video	CLICK HERE
Zoning	GI (General Industrial)
Parking ratio:	1.15 / 1,000
Year Built:	1980
Fire Sprinklers:	Yes partial ESFR with ability to have 100% ESFR
Ceiling Height:	8' min 23' max .
Dock Doors:	Yes
Drive In Doors	Yes
Floor Plans:	Yes contact Leasing Agent.



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McGREGOR INTERESTS, INC.

11750 Stonegate Circle
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Suite

Size

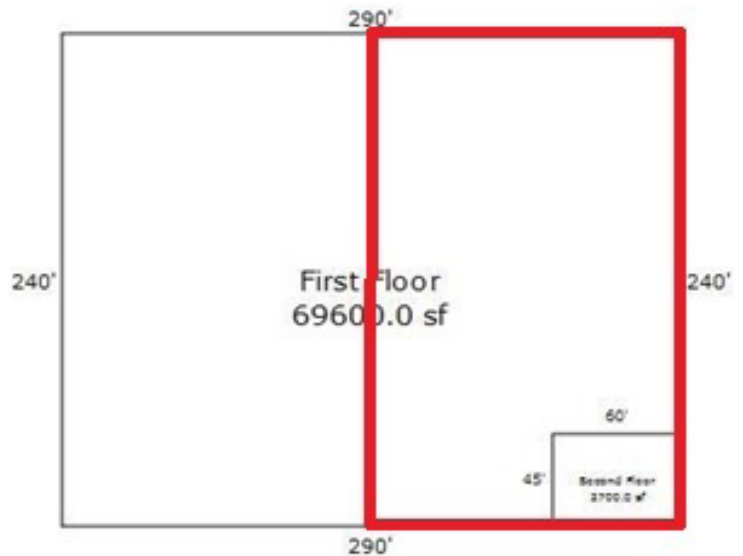
Rent PSF

Floorplan

10913	34,560SF	\$4.95 NNN
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Suite Data

Layout	2nd generation buildout
Office	approx 9,237sf including mezzanine.
Electrical	3 phase 400 amps
Building Depth	250'
Column Spacing	32' x 40'
Semi Truck Court	116'
HVAC	HVAC for GFA and 100% air conditioned
Doors	two dock doors, 10'x10' one drive in door, 10'x10.
Availablility	March 1, 2021
Video Walk-Thru	Click Here
Addt'l Photos	Click Here



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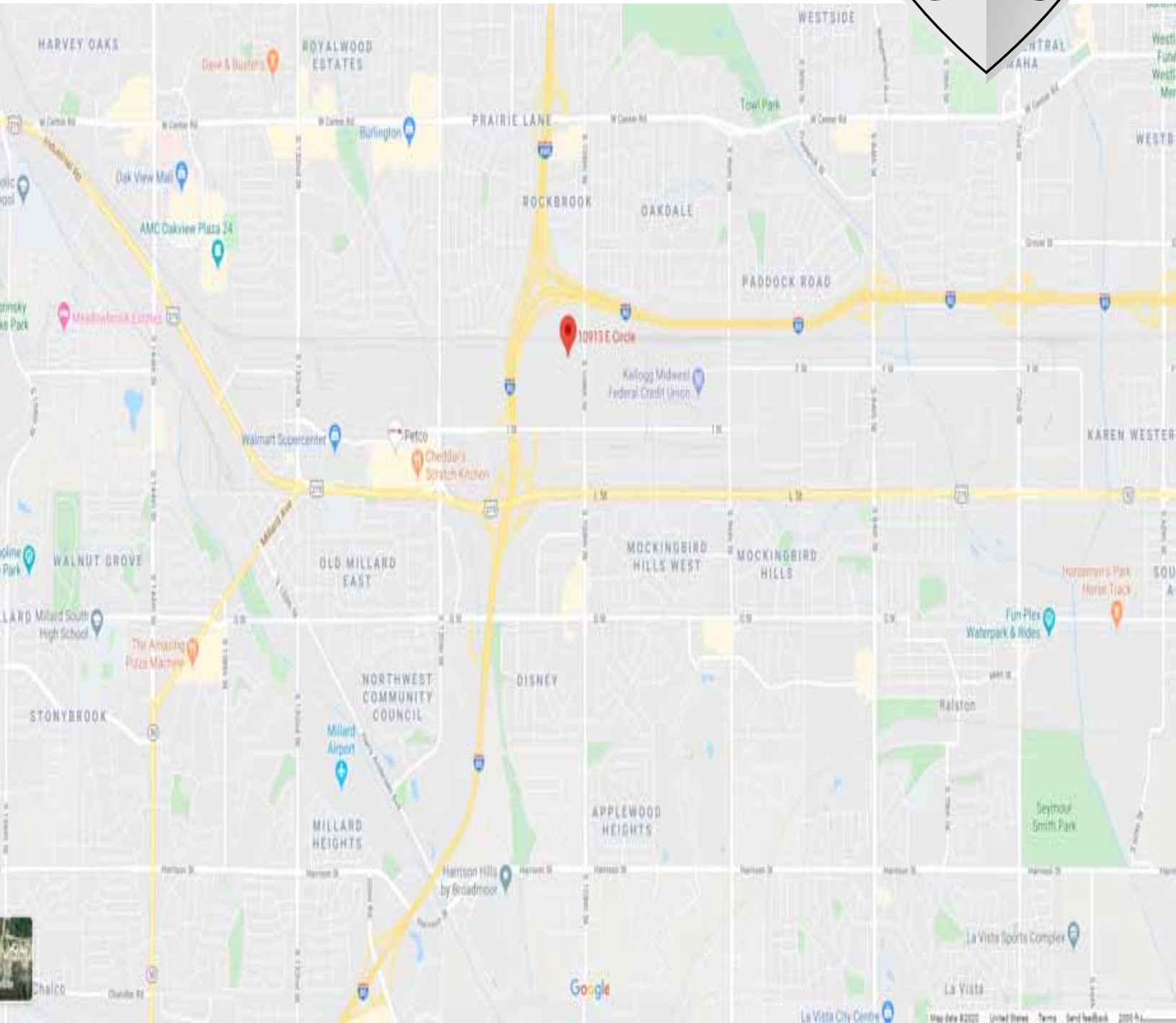
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