

# CONVENIENT TO I-80/ASHLAND/OMAHA

## Premium North Lincoln Office Suite

Sandstone Building  
3270 Folkways Blvd, Ste 200  
Lincoln, NE 68504



### PROPERTY DESCRIPTION

Open space with floor to ceiling window lighting, high-end finish interior and common space. Executive office and additional space for training. **3,279** sq.ft. 2nd floor scenic views.

### LOCATION DESCRIPTION

Convenient access to LNK airport, UNL campus and I-80.

### PROPERTY HIGHLIGHTS

- Property surrounded with green space, convenient parking, common area patio, impressive lobby.
- Plentiful window lighting
- Outdoor deck area
- Five large private offices plus collective creative space

### OFFERING SUMMARY

<b>Price:</b>	\$14/sf, NNN
<b>Size:</b>	3,279 Square Feet
<b>Zoning:</b>	I-3 Employment Center District
<b>Type:</b>	Professional Office

- Min 3 yr term
- \$5.57/sf NNN (est \$5347.50/month incl NNN) plus utilities

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