

FOR LEASE END-CAP DRIVE-THRU

19205 GRANT AVENUE, OMAHA, NE 68022

RETAIL | 1,100 - 4,000 SF | NEGOTIABLE



Empowered Brokers. Exceptional Results.

PRESENTED BY:

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PROPERTY DESCRIPTION

End-cap drive-thru available for lease in west Omaha!

PROPERTY HIGHLIGHTS

- End-cap drive-thru
- New construction
- High traffic area
- \$138k avg household income in a 2 mile radius

LOCATION DESCRIPTION

Conveniently located off 192nd Street with quick access to Dodge and Maple Street corridors.

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,000 - 4,000 SF (can be demised)

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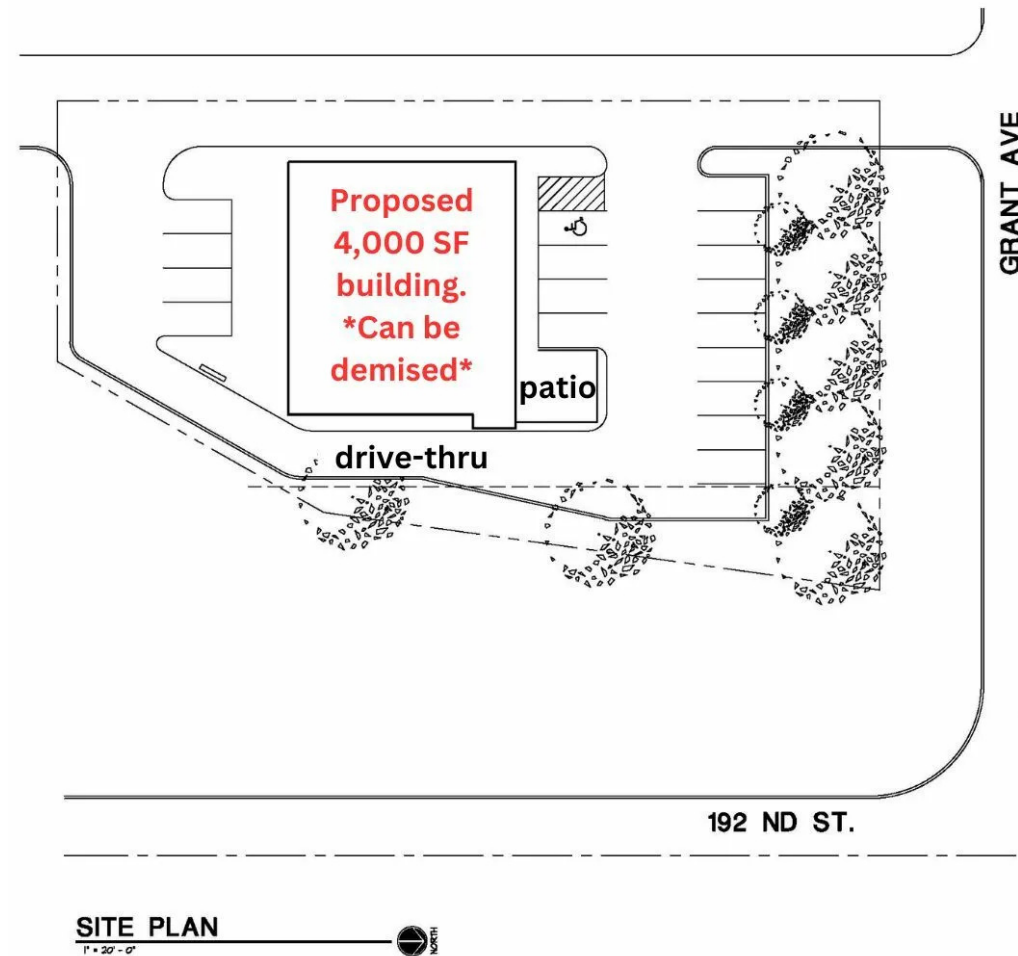
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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE RATE	DESCRIPTION
End-Cap Drive Thru	1,100 - 4,000 SF	Negotiable	Ability to combine.
Middle Bay	1,300 - 4,000 SF	Negotiable	Ability to combine
End-Cap Non-Drive Thru	1,400 - 4,000 SF	Negotiable	Ability to combine.



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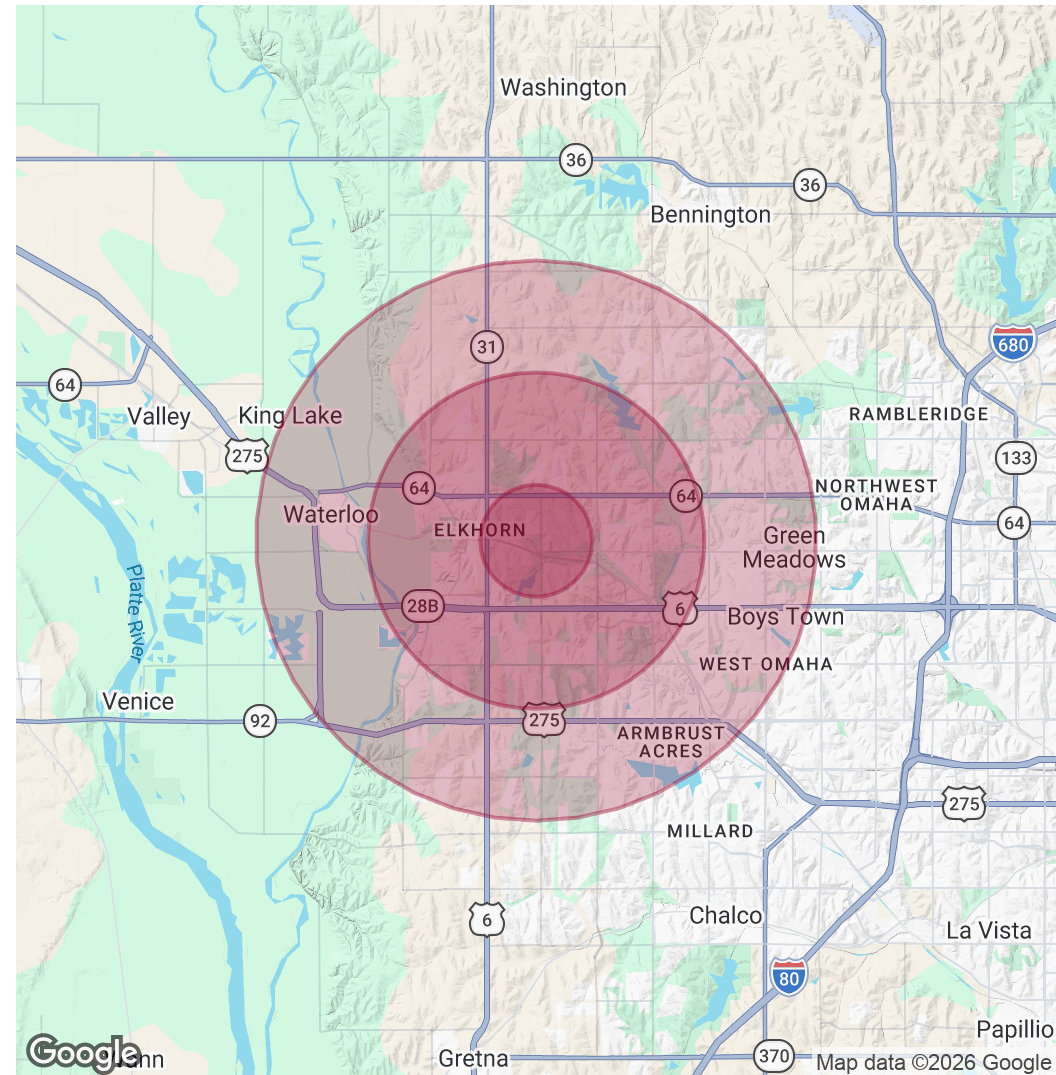
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POPULATION	1 MILE	5 MILES	3 MILES
Total Population	5,914	121,546	47,710
Average Age	34.8	37.9	36.2
Average Age (Male)	30.3	36.5	34.8
Average Age (Female)	37.4	38.2	35.9

HOUSEHOLDS & INCOME	1 MILE	5 MILES	3 MILES
Total Households	2,506	45,450	17,630
# of Persons per HH	2.4	2.7	2.7
Average HH Income	\$110,691	\$131,586	\$136,081
Average House Value	\$372,158	\$298,182	\$333,869

* Demographic data derived from 2020 ACS - US Census



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