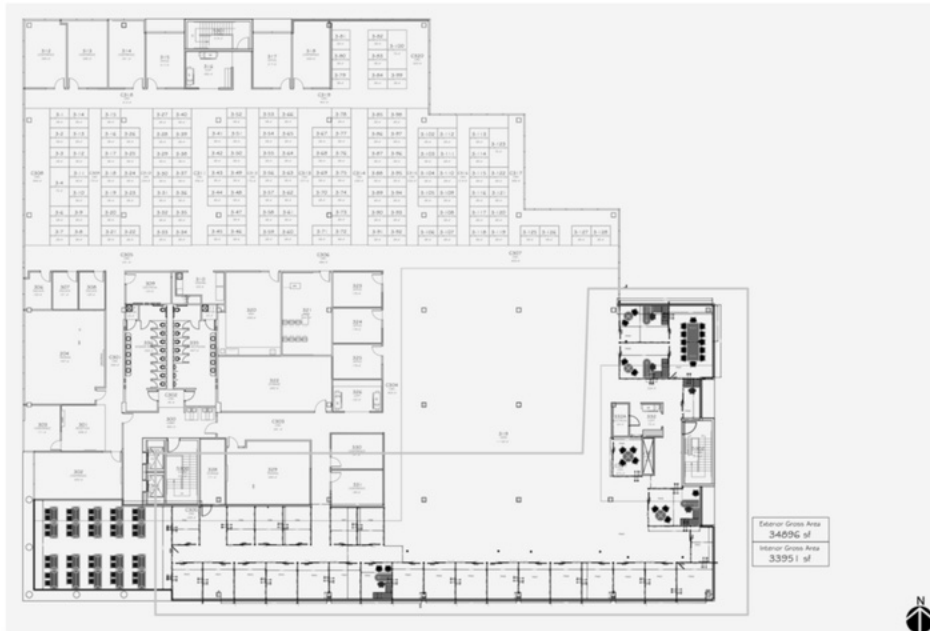
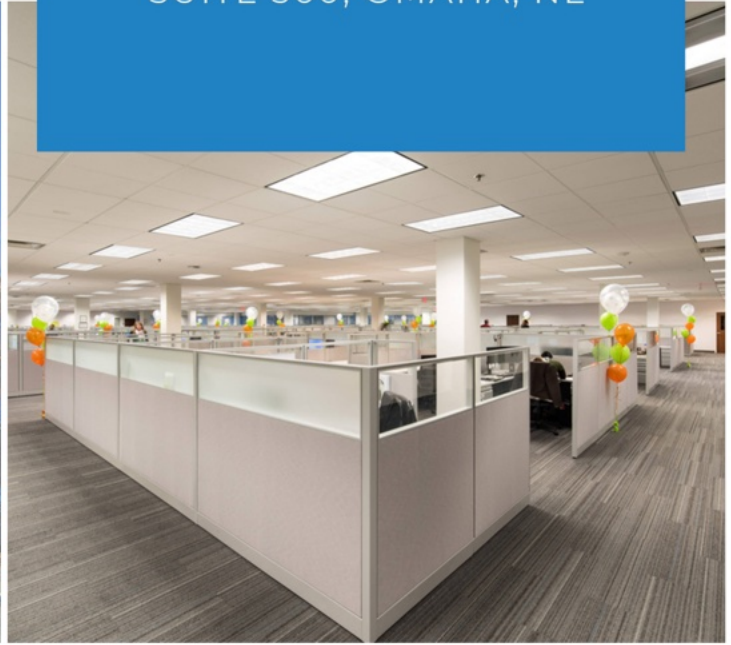


# FOR SUBLEASE

35,430 SF 3RD FLOOR OFFICE SPACE IN  
OMAHA, NE

## NORTH PARK BLDG 6

2525 N 117TH AVE,  
SUITE 300, OMAHA, NE



### PROPERTY HIGHLIGHTS

- SUBLEASE UNTIL JAN 2028
- FURNITURE (CUBICLES, STANDUP DESKS, CHAIRS, ETC.) INCLUDED
- PRIME LOCATION: MINUTES FROM OMAHA'S MAIN DODGE STREET ARTERY
- AMPLE PARKING: HIGH PARKING RATIO OF 5.5 PER 1,000 SQ FT.



**BRIGHTWAY**  
— COMMERCIAL —

Nate Ohlrich

Broker

402-310-4563

[nate@brightwaycommercial.com](mailto:nate@brightwaycommercial.com)