



105 W Vine Street | Yutan, NE 68073

Sale: \$200,000 | Lease: \$880/month NNN

Property Features

- 960 SF building with bonus storage below
- Built 1918 / Renovated 2020
- Zoned B1-Retail
- Situated on W Vine Street, the lot fronts the central corridor within this small Nebraska community
- Opportunity for owner-user

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ADDRESS	SIZE (SF)	SALE	LEASE RATE	NNN
105 W Vine St	960 SF	\$200,000	\$880/month	\$392.88/month

BUILDING DETAILS

Building Size	960 SF
Year Built/Renovate	1918/2020
Tenancy	Single
Lot Size	.07 Acres
Zoned	B1-Retail

LOCATION DETAILS

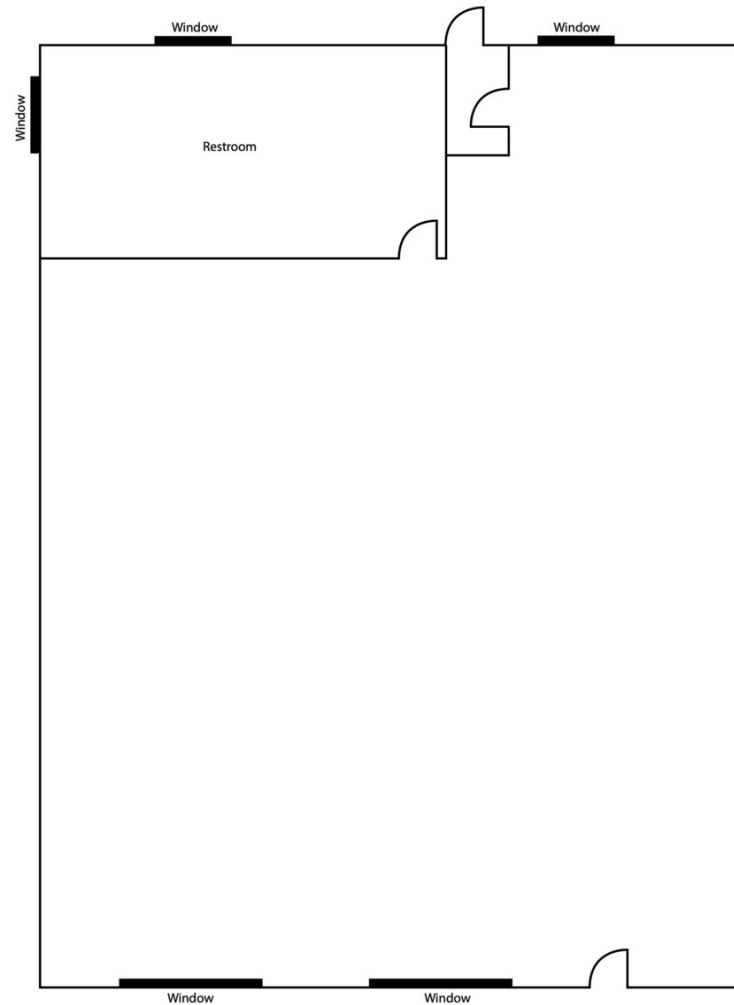
Market	Omaha / Council Bluffs
Submarket	Yutan
County	Saunders
Cross Streets	2nd Street

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	614	913	2,307
Total Population	1,588	2,330	5,621
Average HH Income	\$137,531	\$149,375	\$184,131

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*not to scale

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