

6624 Blondo Street

Omaha, Nebraska 68104

FOR SALE: Prime Mixed-Use Building

3 Commercial Suites | 3 Residential Units | 6,480 Sq. Ft.

PRICE: \$629,500



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Listing Offered by Nebraska Realty – Commercial Division | 17117 Burt Street, Omaha, NE 68118

DISCLAIMER: NO REPRESENTATIONS OR WARRANTIES, EXPRESSED OR IMPLIED, ARE MADE TO THE ACCURACY OF THE INFORMATION HEREIN.

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OFFERING SUMMARY

PRICE:	\$629,500
Parcel ID:	0650830002
Total Square Feet:	6,480
Stories:	2
# of Commercial Suites:	3
# of Residential Units:	3
Dedicated Parking:	Yes
Lot Size:	~.18 ACRES
Signage:	Yes
~Current NOI:	\$41,078



PROPERTY DESCRIPTION

Nebraska Realty is pleased to present this prime mixed-use commercial property. Discover a lucrative investment opportunity with this versatile building featuring 3 commercial suites and 3 residential units on the 2nd floor. Two units come fully furnished and are generating steady income as Airbnbs. The 3rd residential unit is currently rented as well. Located on the busy stretch of Blondo Street, this building benefits from excellent visibility due to high traffic counts and upgraded signage. With two dedicated parking lots, accessibility is a breeze for both commercial tenants, their customers, and residents. Don't miss out on this chance to own a thriving property with great potential for growth. Contact us today for more details and to schedule a tour!

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Interior Photos



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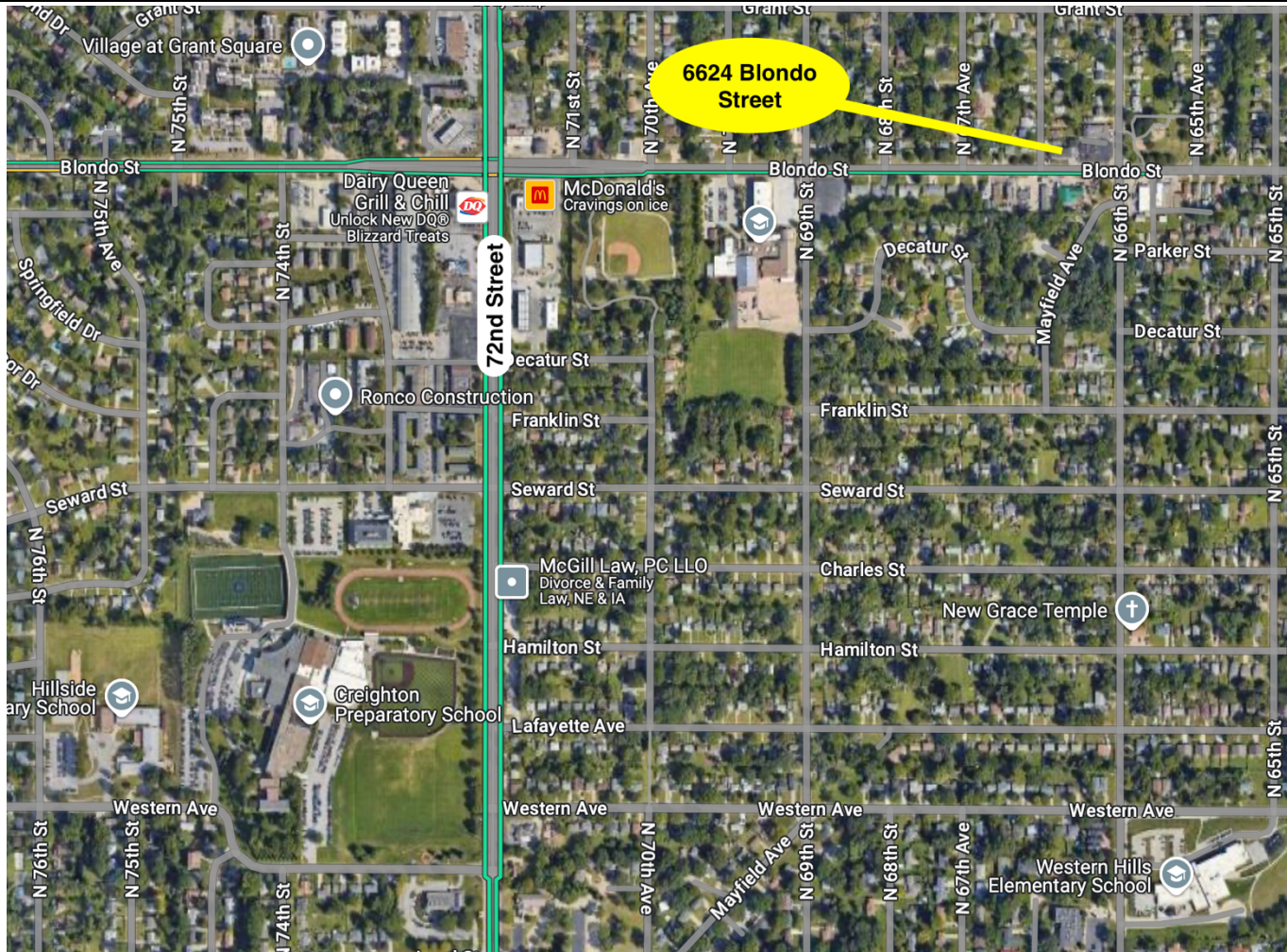
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Aerial Map



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