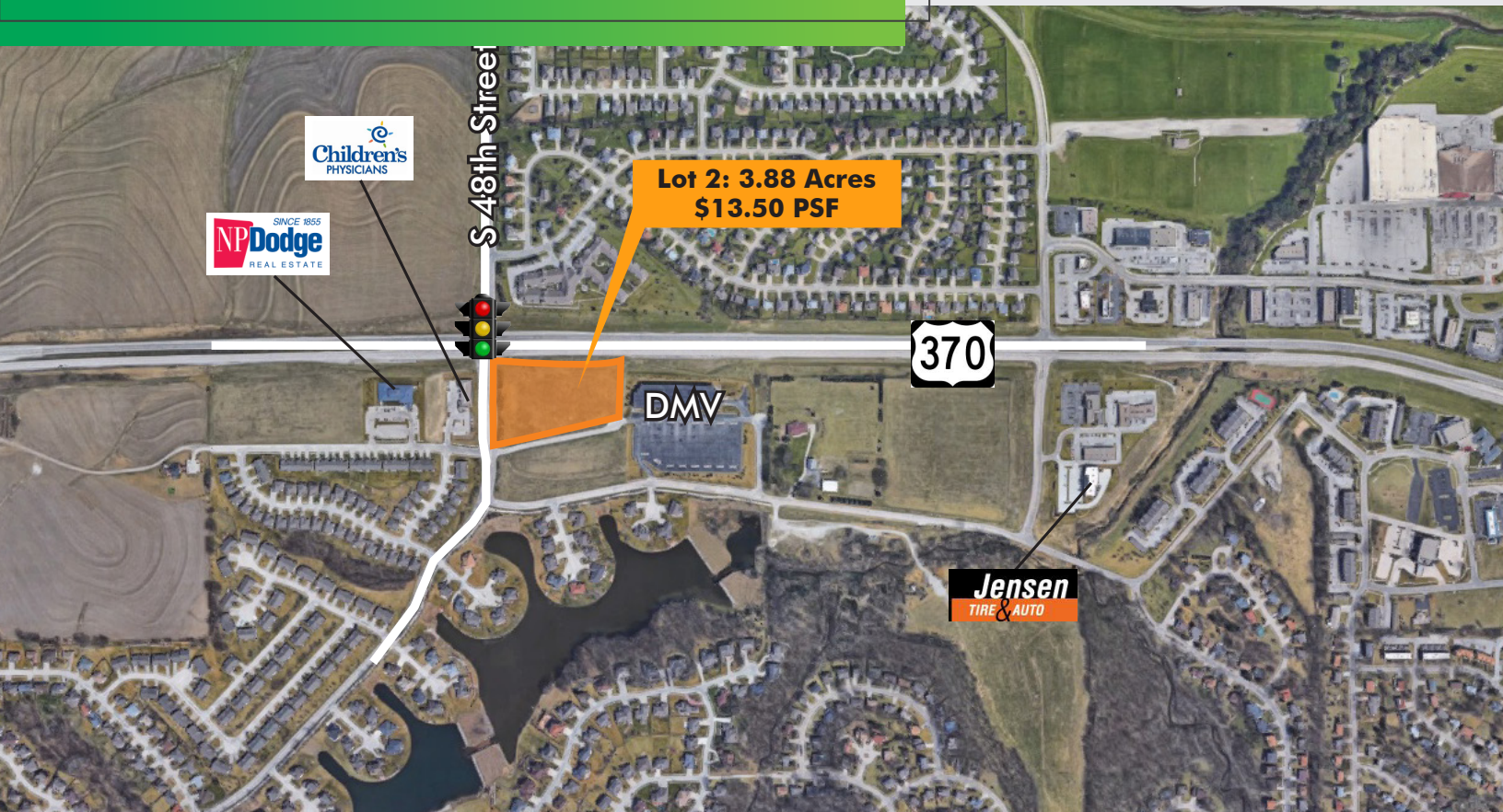


COMMERCIAL LAND

SEC HWY 370 & S 48TH STREET | BELLEVUE, NE 68133

FOR SALE



NOW AVAILABLE OFFICE | RETAIL LAND

AVAILABILITY & PRICE

LAND AVAILABLE 3.88 ACRES; 169,012 SF

SALE PRICE \$13.50 PSF

30,050



VEHICLES PER DAY (2016)
HWY 370 TRAFFIC COUNT

FEATURES

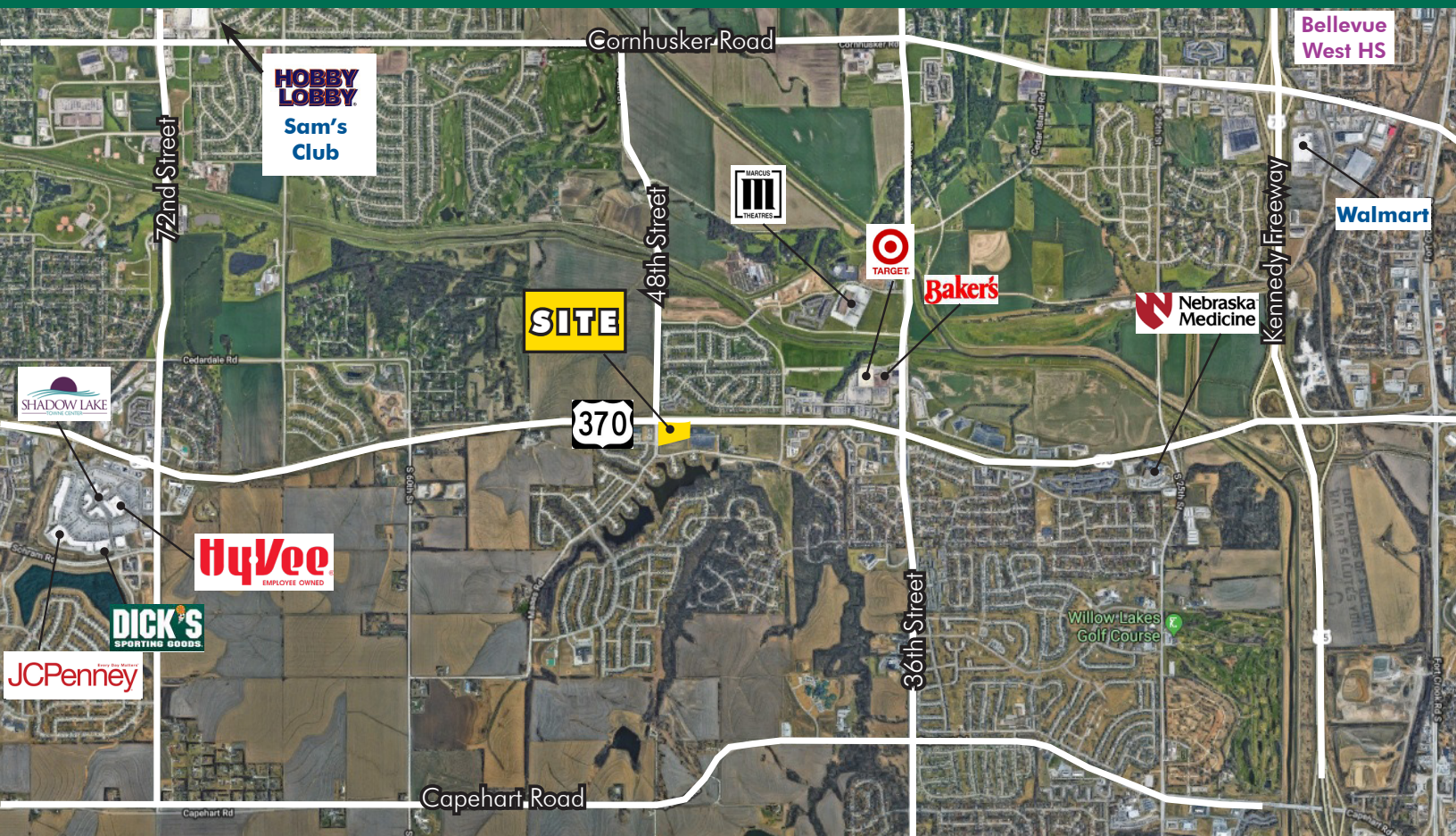
- Superior Hwy 370 exposure and visibility
- Currently zoned BG-PCO
- Located near shopping, entertainment, restaurants, and medical
- Hard corner site
- Convenient access to Interstate 80, major highways and all points in Metro Omaha
- Real Estate Taxes: \$36,431 (2018)



CONTACT US

MARK OBERMEYER
 Vice President
 +1 402 697 5825
 mark.obermeyer@cbre.com

DALE SCOTT, SIOR
 Senior Vice President
 +1 402 697 5846
 dale.scott@cbre.com



Demographics

	1 mile	3 miles	5 miles
2019 Average Income	\$120,506	\$98,608	\$87,716
2019-2024 Annual Population Growth Rate	1.88%	1.76%	1.51%

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 Vice President
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