

PEACHES PLAZA

75th & Pacific, Omaha, NE 68114

FOR LEASE

AVAILABLE
2,400 SF



FEATURES

- Total Center: 26,000 SF
- Total Available: 2,400 SF
- Traffic Counts: 30,768 VPD @ 74th & Pacific; 78,150 VPD @ 72nd & Pacific
- Excellent midtown location on the growing Pacific Street corridor
- Join El Basha, Custom Electronics, T05 Bollywood Grill and other local and regional tenants
- Population of 96,000+ and est. median household income of \$71,000+ within a 3-mile radius

Suite	Space	Rent	Monthly	Type	Available
7509	2,400 SF	\$16.00	\$3,200.00	NNN	Immediately

SITE DATA

Gas/Electrical:	Tenant	Rent Escalator:	TBD	Zoning:	CC
Sewer/Water:	Tenant	Lease Term:	5-10 Years	Year Built:	1986
Janitorial/Maint:	Tenant	Lease Form:	Negotiable	Ceiling Height:	14 Ft (varies)
Finisher Allowance:	Negotiable	Total NNN:	\$4.80	Parking:	5/1,000 SF

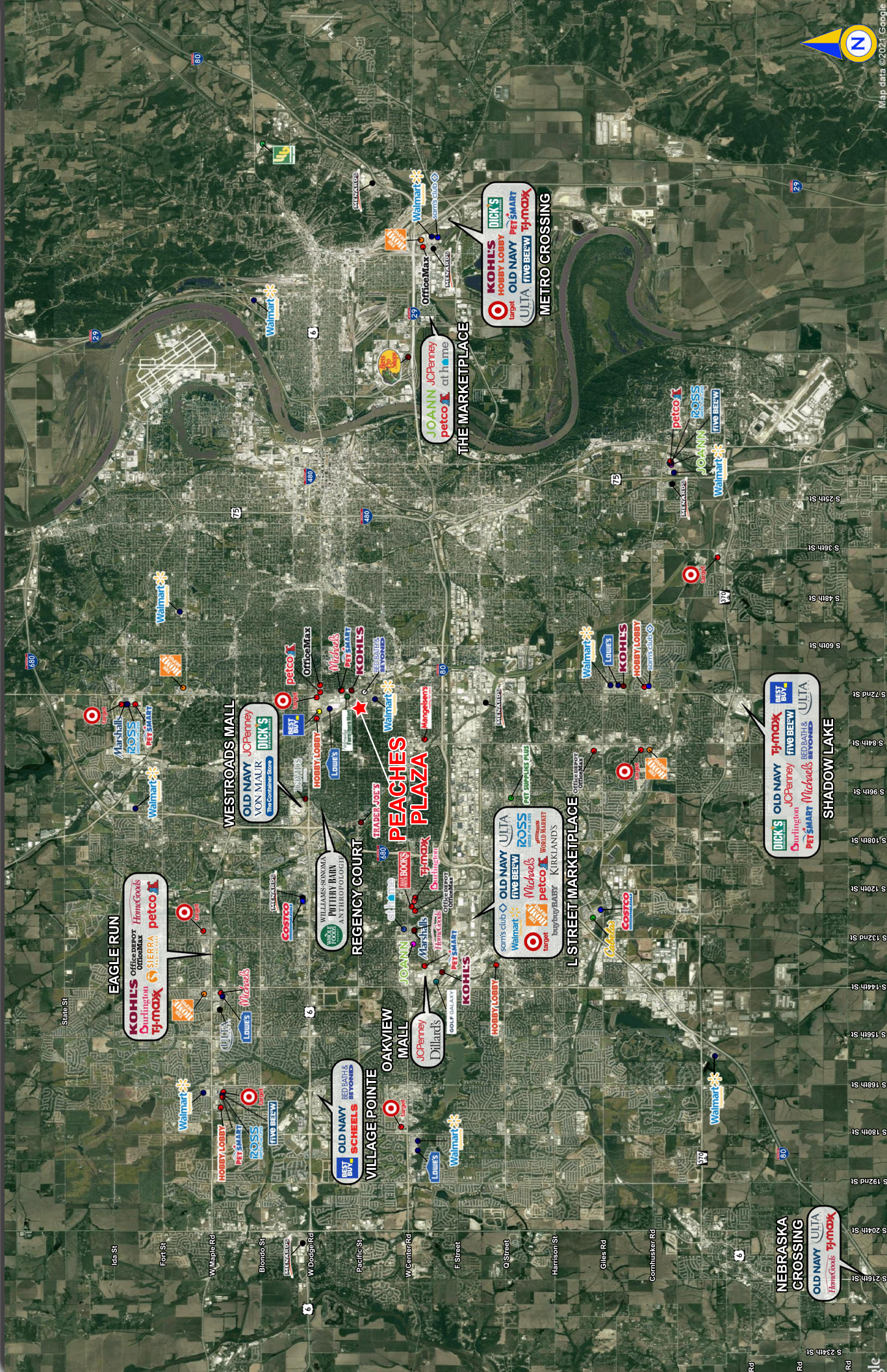
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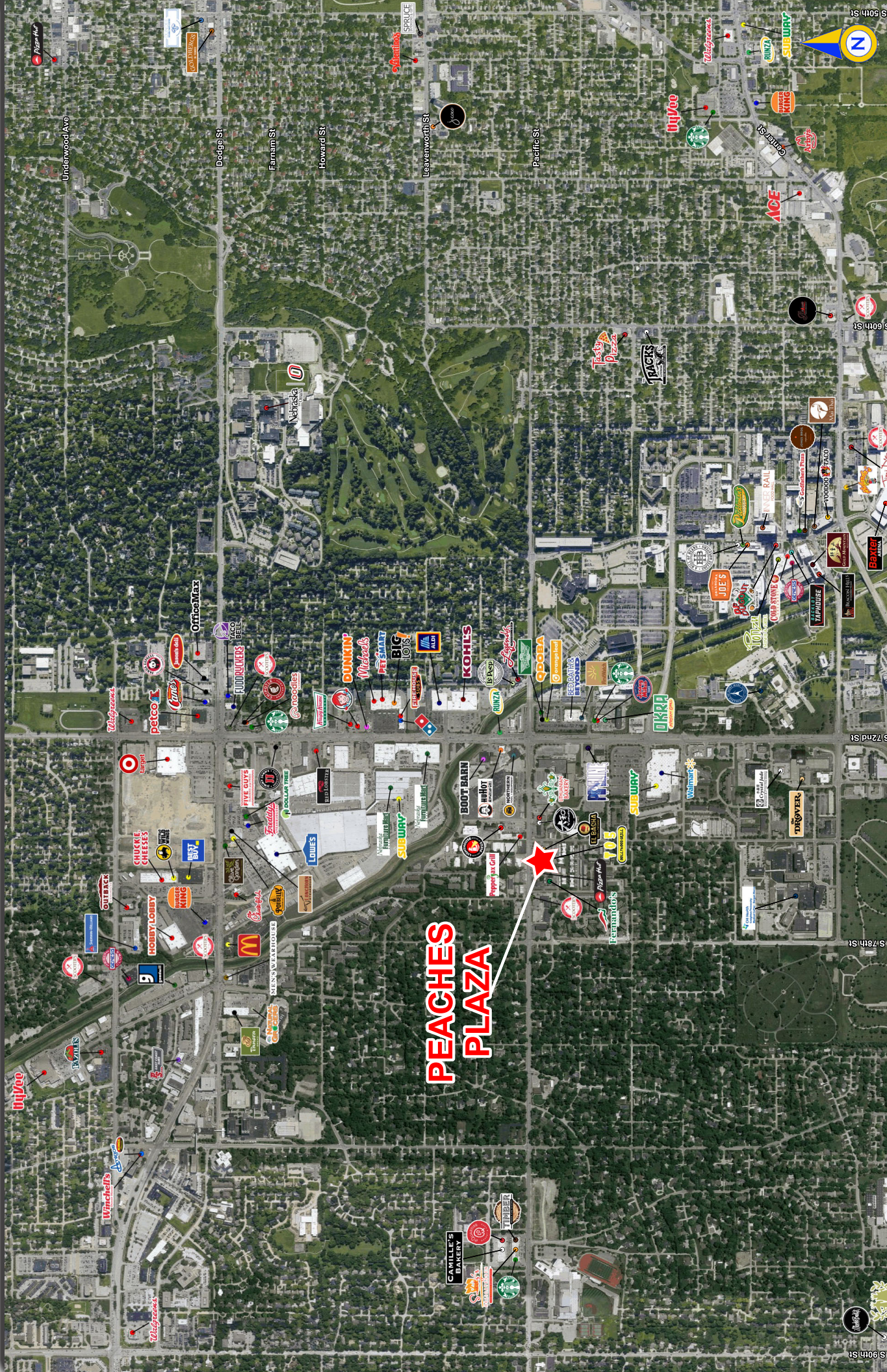
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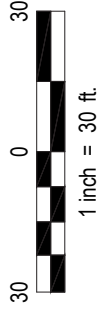
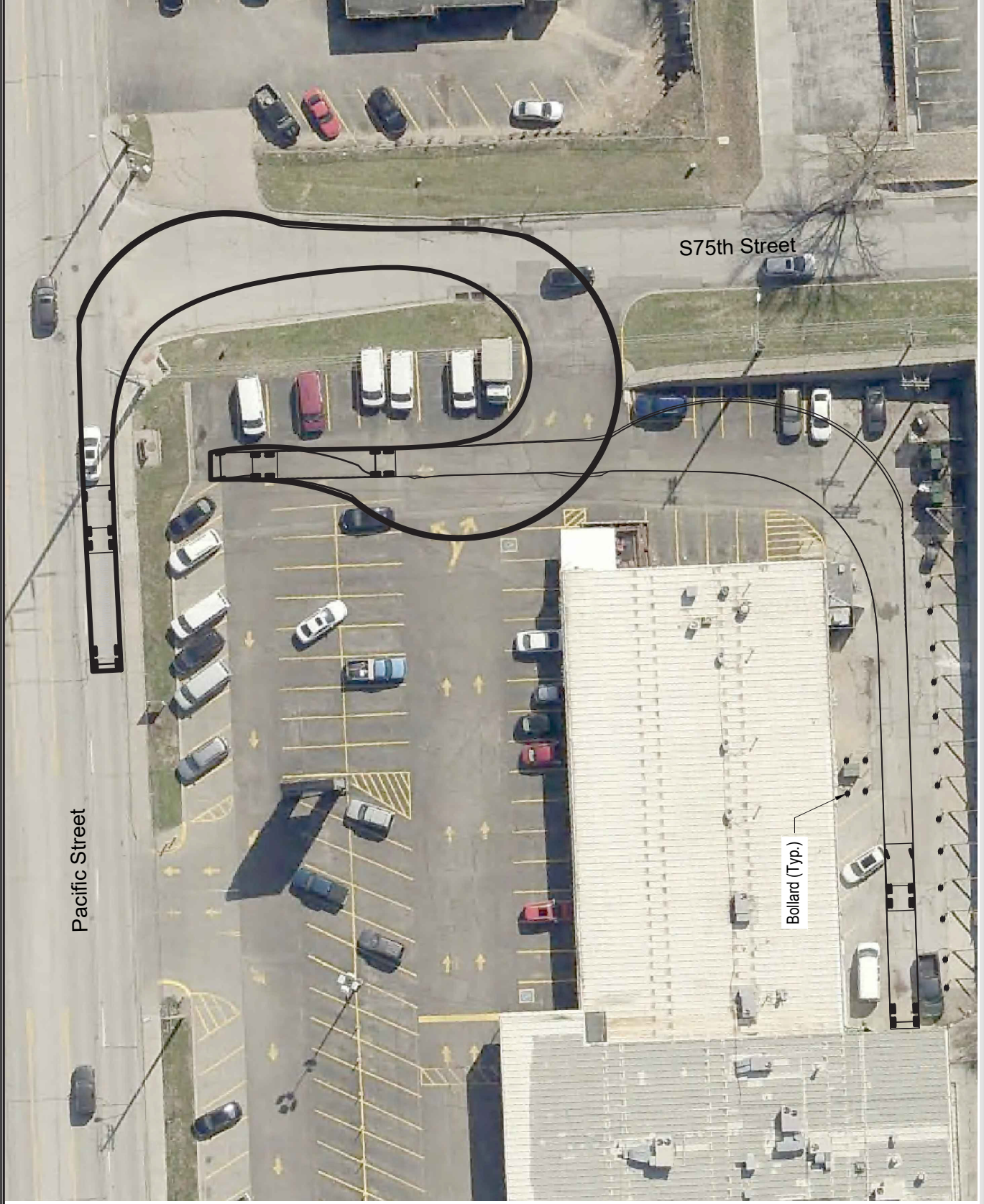
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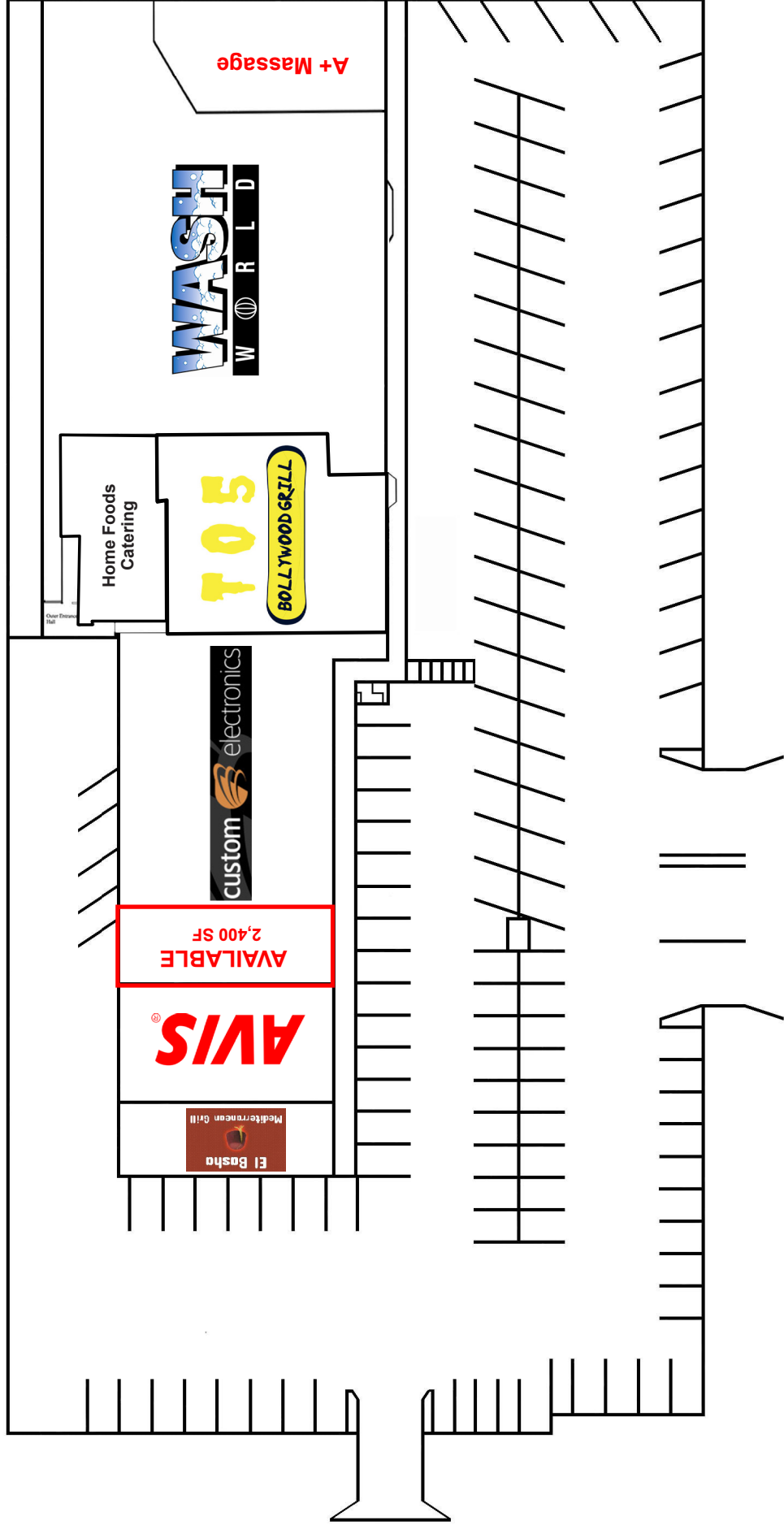
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PACIFIC STREET



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RS1

Lat/Lon: 41.2488/-96.0294

S 75th St & Pacific St

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2020 Estimated Population	8,670	95,466	313,639
	2025 Projected Population	8,937	99,172	330,466
	2010 Census Population	8,303	92,503	297,782
	2000 Census Population	8,411	93,640	299,479
	Projected Annual Growth 2020 to 2025	0.6%	0.8%	1.1%
	Historical Annual Growth 2000 to 2020	0.2%	-	0.2%
2020 Median Age	34.6	37.8	35.3	
HOUSEHOLDS	2020 Estimated Households	3,962	43,984	134,820
	2025 Projected Households	4,039	45,293	140,752
	2010 Census Households	3,640	41,089	123,165
	2000 Census Households	3,544	41,691	125,228
	Projected Annual Growth 2020 to 2025	0.4%	0.6%	0.9%
	Historical Annual Growth 2000 to 2020	0.6%	0.3%	0.4%
RACE AND ETHNICITY	2020 Estimated White	75.0%	80.2%	69.3%
	2020 Estimated Black or African American	7.7%	7.6%	13.4%
	2020 Estimated Asian or Pacific Islander	12.5%	5.4%	4.7%
	2020 Estimated American Indian or Native Alaskan	0.4%	0.6%	0.8%
	2020 Estimated Other Races	4.3%	6.3%	11.6%
	2020 Estimated Hispanic	5.4%	8.3%	15.8%
INCOME	2020 Estimated Average Household Income	\$92,520	\$89,171	\$73,525
	2020 Estimated Median Household Income	\$65,469	\$67,023	\$58,648
	2020 Estimated Per Capita Income	\$42,889	\$41,289	\$31,881
EDUCATION (AGE 25+)	2020 Estimated Elementary (Grade Level 0 to 8)	1.9%	2.9%	5.9%
	2020 Estimated Some High School (Grade Level 9 to 11)	3.7%	4.2%	6.0%
	2020 Estimated High School Graduate	16.9%	19.8%	24.1%
	2020 Estimated Some College	16.8%	20.6%	21.8%
	2020 Estimated Associates Degree Only	5.3%	7.7%	8.2%
	2020 Estimated Bachelors Degree Only	29.4%	26.8%	22.0%
	2020 Estimated Graduate Degree	25.9%	18.1%	12.1%
BUSINESS	2020 Estimated Total Businesses	1,629	8,866	17,547
	2020 Estimated Total Employees	22,719	105,866	228,069
	2020 Estimated Employee Population per Business	13.9	11.9	13.0
	2020 Estimated Residential Population per Business	5.3	10.8	17.9

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.