



1,666 SF  
Available

**Mitch Hohlen**

402.326.1033

[mitch@woodsonia.net](mailto:mitch@woodsonia.net)



### PROPERTY DESCRIPTION

Unit 597 - 1,666 SF Available

### PROPERTY HIGHLIGHTS

- Grocery Anchored Shopping Center – Top 15% Baker’s Nationally!
- Located In High Density West Omaha With Top Demographics
- Join Baker’s, Texas Roadhouse, Jimmy Johns, Omaha Taphouse, Le Peep & More
- 97% Occupied
- Significant Visibility & Access To Omaha’s Primary East/West Street – Dodge Street
- 320,000 Vehicles Per Day Exposure

### OFFERING SUMMARY

Lease Rate:	\$25.00 PSF
Available SF:	1,666 SF
Building Size:	127,019 SF

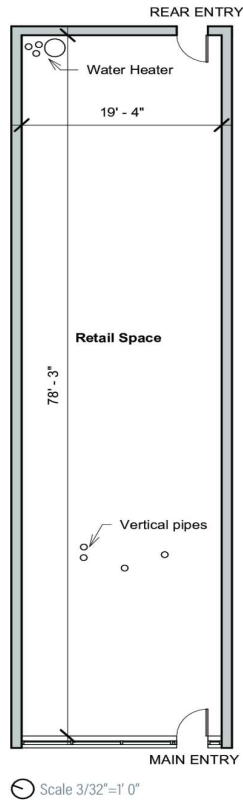
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,255	35,423	92,183
Total Population	11,771	91,270	238,921
Average HH Income	\$150,216	\$144,636	\$139,526

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Unit 597

1,666 SF

Pepperwood Village Shopping Center  
531 N 155th Plz, Omaha, NE



Holland Basham  
Architects

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