

# 151 N 8TH ST

151 N 8th St, Lincoln, NE 68508



## PROPERTY DESCRIPTION

Situated on a vibrant corner of Lincoln's Historic Haymarket, this location provides prime access to the heart of Lincoln's cultural center. At a point of high foot traffic, and easy access by bike, car, or transit, this building provides easy access to various city parking garages and metered street parking.

SPACES	LEASE RATE	SPACE SIZE
151 N 8th Suite B010	\$12.00 SF/yr	1,526 SF
151 N 8th Suite B020	\$12.00 SF/yr	2,578 SF
151 N 8th Suite B060	\$12.00 SF/yr	1,891 SF
151 N 8th Suite 250-260	\$15.00 SF/yr	605 - 5,803 SF

## OFFERING SUMMARY

Lease Rate	\$12.00 - 15.00 SF/yr (Gross; NNN)
Total Available SF	11,798 SF
Lot Size	20,951 SF
Building Size	80,871 SF
NNN	\$5.00 / SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	400	1,532	6,446
Total Population	771	3,429	17,812
Average HH Income	\$34,160	\$35,120	\$37,259



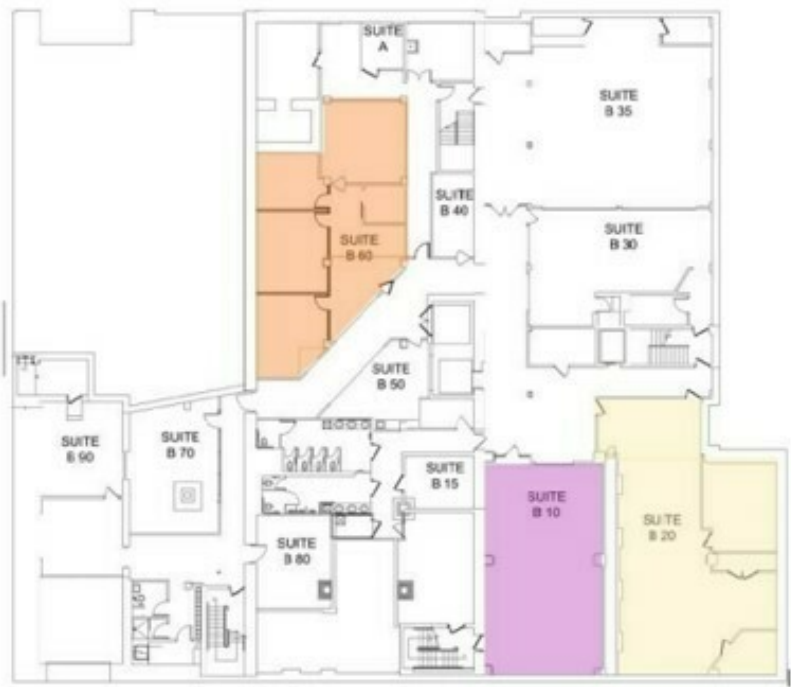
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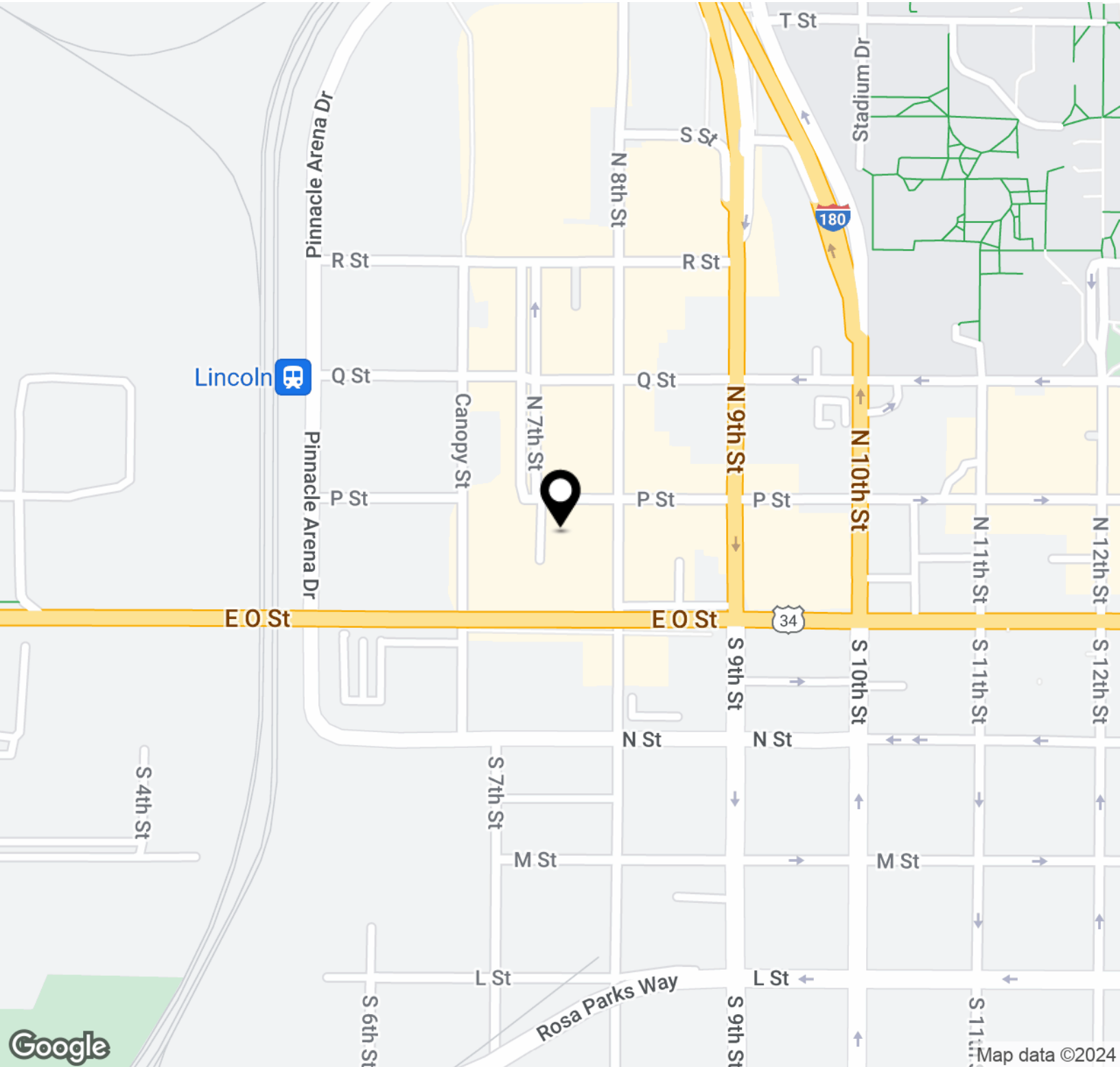


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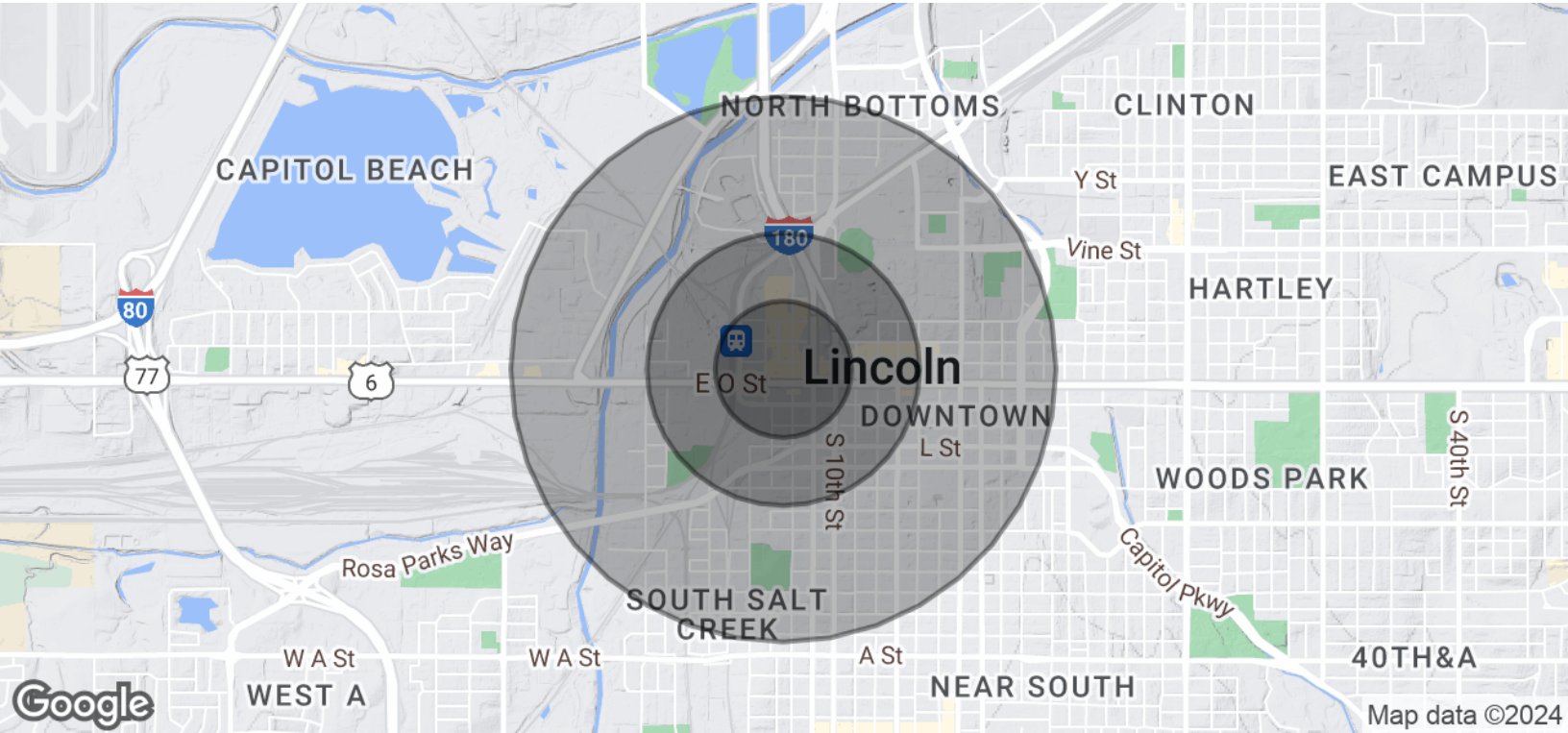


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	771	3,429	17,812
Average Age	23.7	23.8	24.1
Average Age (Male)	23.3	23.5	24.4
Average Age (Female)	24.3	24.2	24.3
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	400	1,532	6,446
# of Persons per HH	1.9	2.2	2.8
Average HH Income	\$34,160	\$35,120	\$37,259
Average House Value	\$121,643	\$119,773	\$96,246

2020 American Community Survey (ACS)



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