

Office/Retail/Medical FOR SALE

**3843 Harrison St
Bellevue NE 68147**

Sale Price: \$650,000.00

**Newly Remodeled Over
\$210,000 of Improvements!**

Property

Building: 2 Floors 3,346 Finished SF
Entrances: 2 ***Building Could Be Secured For
Leasing of the Lower Level if Desired***
Main Floor: 1,844 SF - Reception Area,
2 Offices & Open Area
Basement: 1,556 SF - 2 Offices, 2 Large
Conference Rooms & Open Area
Parking: 2,961 SF
Year Built: 1964 ***Completely Remodeled 2026***
Zoning: BNH - Heavy Neighborhood
Business
Taxes: \$4,892.34
Traffic: 6,657 VPD

Note: The interior of this building was completely remodeled! 3 New ADA bathrooms, new flooring, all new electrical, plumbing and 2 New HVAC units - A 3 Ton and 2 Ton units. (Secured by Cyclone Fencing). New 40 Gal Electric Water Heater.

Note: All measurements are approximate, not drawn to scale.

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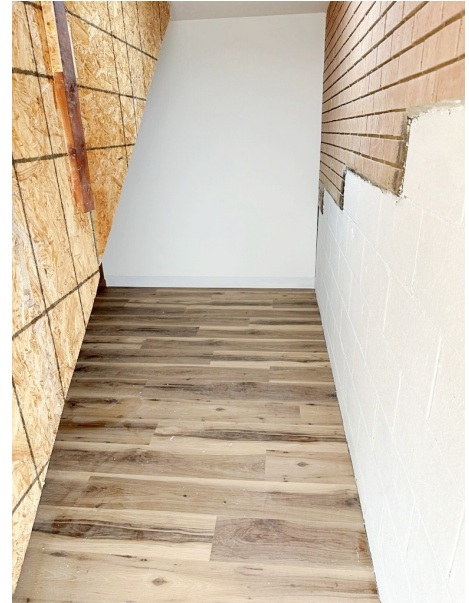
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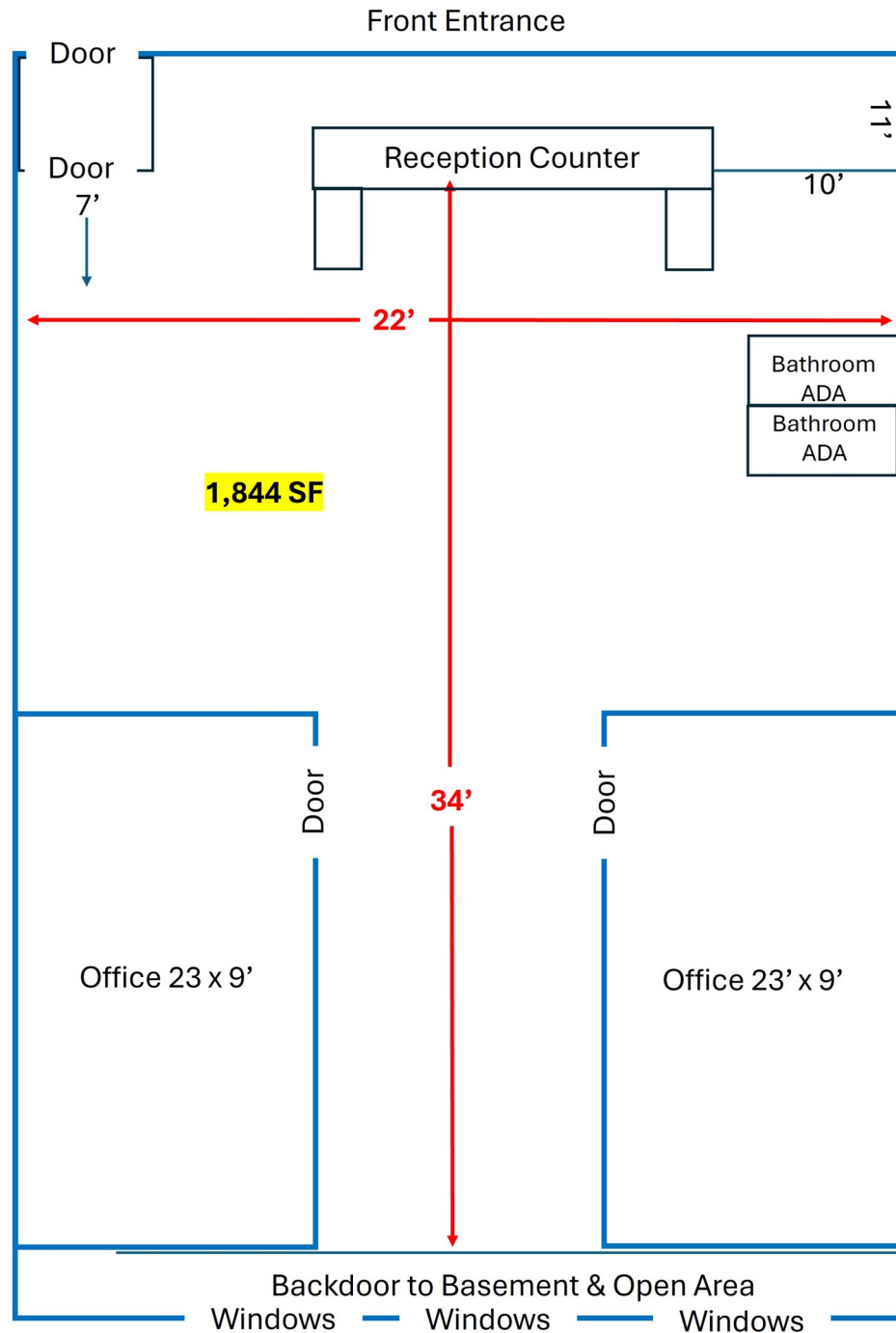
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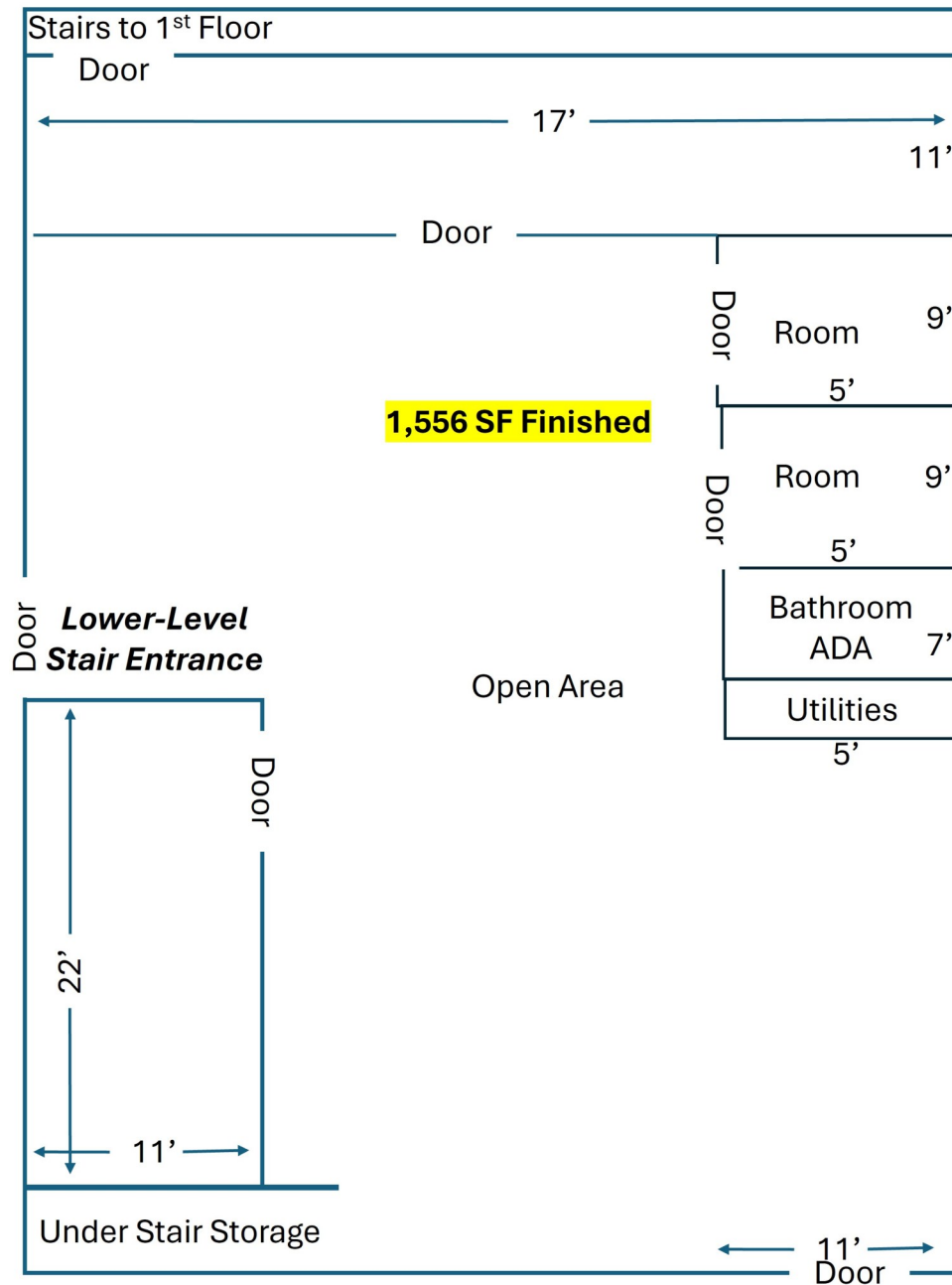
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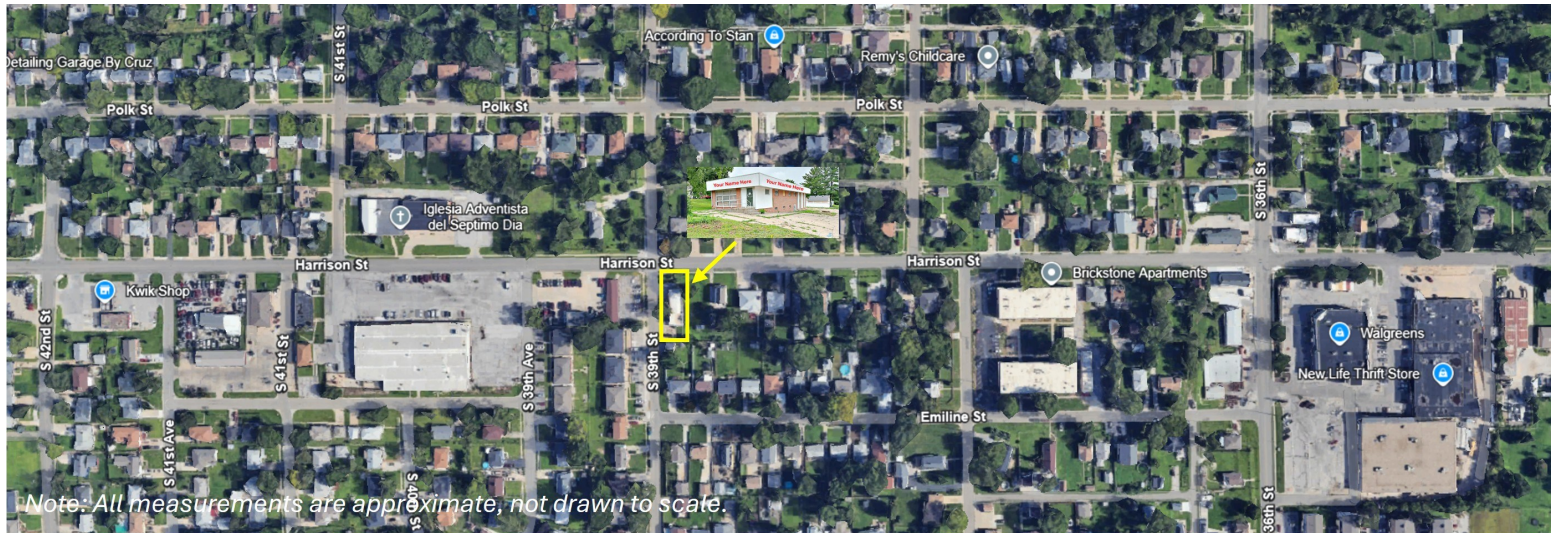
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Demographics >>

	1 mile	3 miles
Population	15,076	79,248
Households	4,972	27,609
Median Age	33.80	34.60
Median HH Income	\$57,093	\$61,914
Daytime Employees	1,412	26,178
Population Growth '24 - '29	↑ 2.67%	↑ 3.36%
Household Growth '24 - '29	↑ 2.98%	↑ 3.56%

Traffic & Demographic Information provided by CoStar.com®

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