



W MAPLE RD (55,030 vpd)

108TH ST (20,082 vpd)

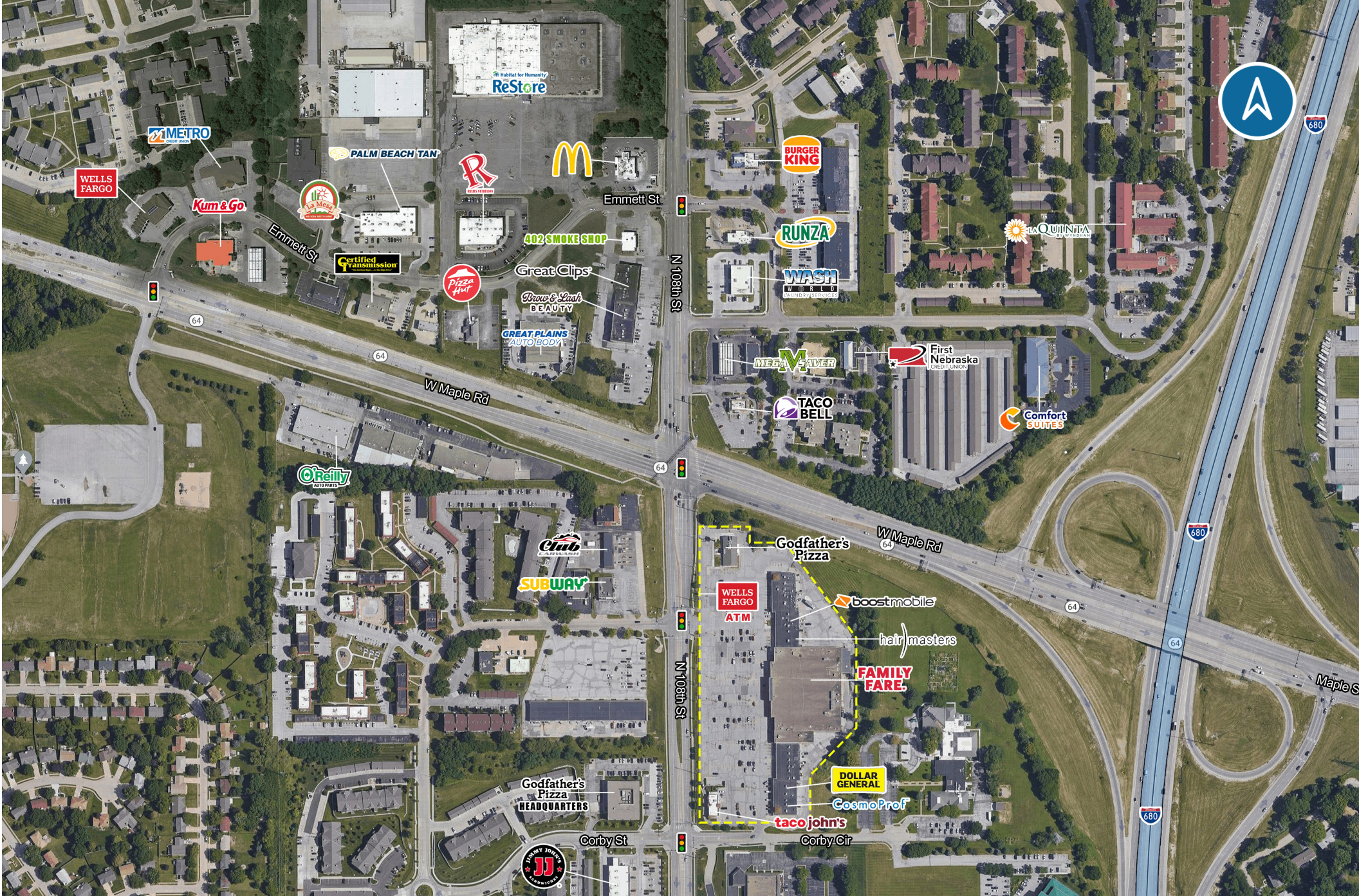
**N NODDLE**<sup>TM</sup>  
COMPANIES

Brayden Mussman  
brayden@noddlecompanies.com  
(402)680-3996

Aaron Noddle  
aaron@noddlecompanies.com  
(402)881-2587

**FOR LEASE**

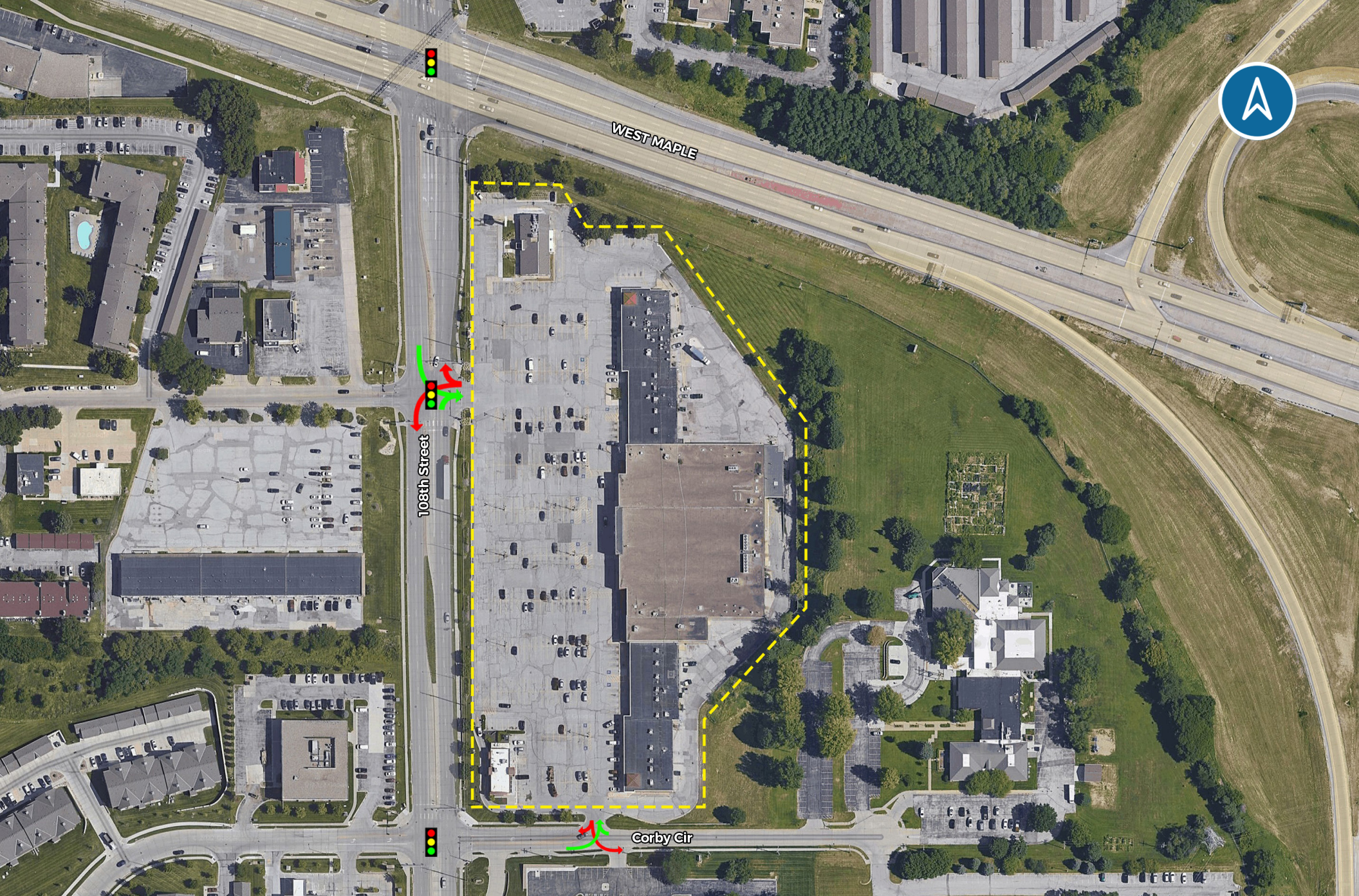
**MAPLE 108**  
3137 N. 108TH ST | OMAHA, NE 68164



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 brayden@noddlecompanies.com  
 C: (402) 680-3996

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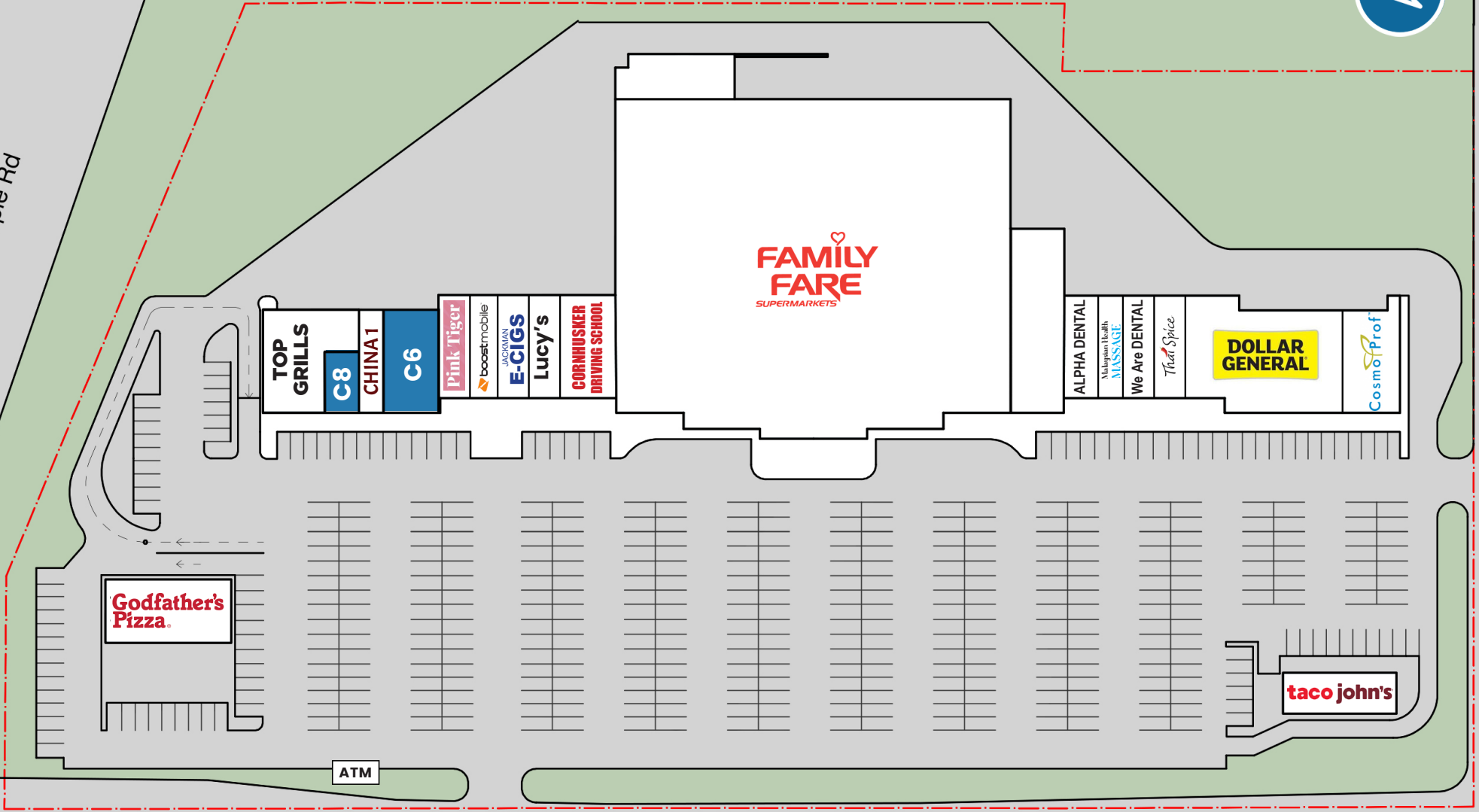


# FOR LEASE | MAPLE 108 SHOPPING CENTER



W Maple Rd

Corby Cir



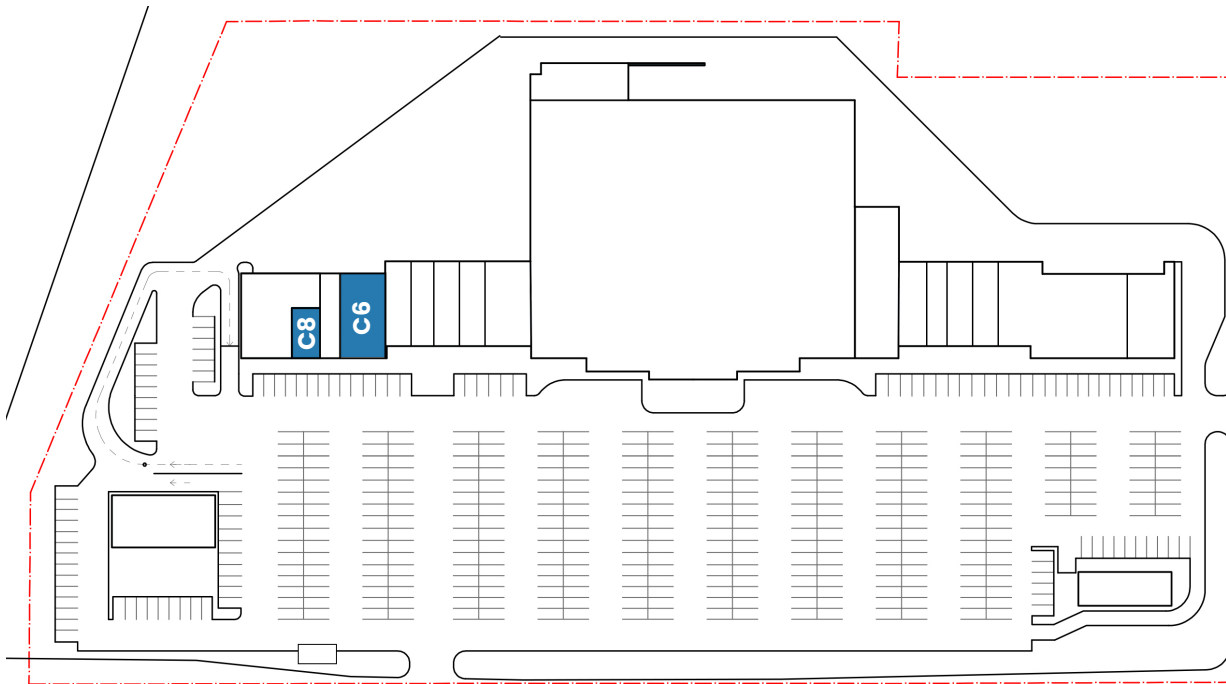
N 108th St

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# FOR LEASE | MAPLE 108 SHOPPING CENTER



## 3137 N 108th Street Omaha, Nebraska

Grocery Anchored Neighborhood Retail at the corner of 108th and Maple.

<b>Available:</b>	Bay C6: 2,800 SF Bay C8: 580 SF
<b>Type Of Listing:</b>	Retail
<b>Minimum Base Rent:</b>	Contact Broker
<b>Est. NNN Expenses:</b>	\$7.11
<b>Available:</b>	Immediately
<b>Delivery:</b>	White Box
<b>Shopping Center Size:</b>	105,794 SF
<b>Year Built:</b>	1982
<b>Ceiling Height:</b>	14'
<b>Parking:</b>	Abundant



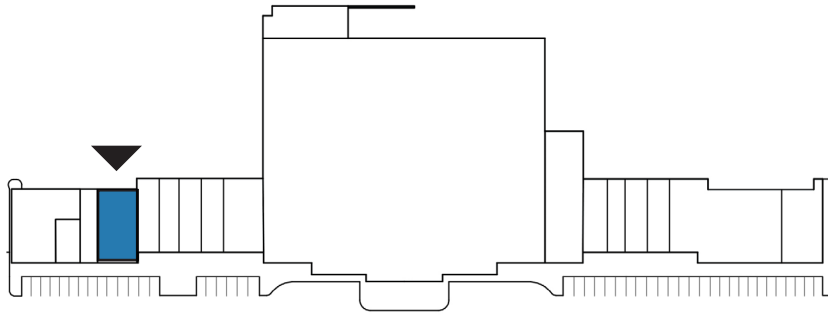
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## BAY C6

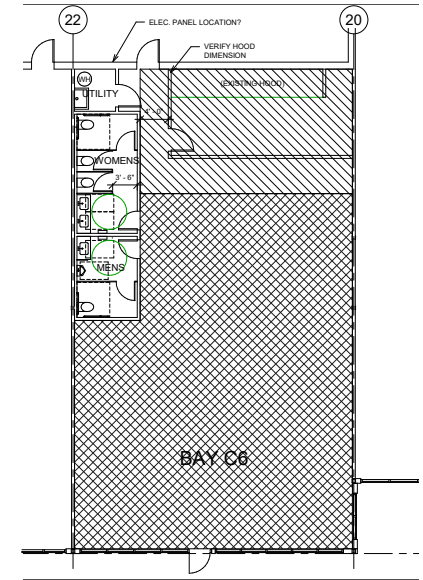
2,800 RSF

Type Of Listing: Retail

Minimum Base Rent: Contact Broker

Est. NNN Expenses: \$7.11

Available: Immediately

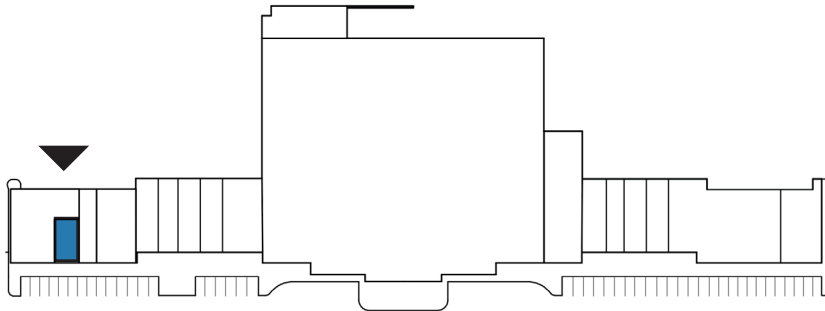


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## BAY C8

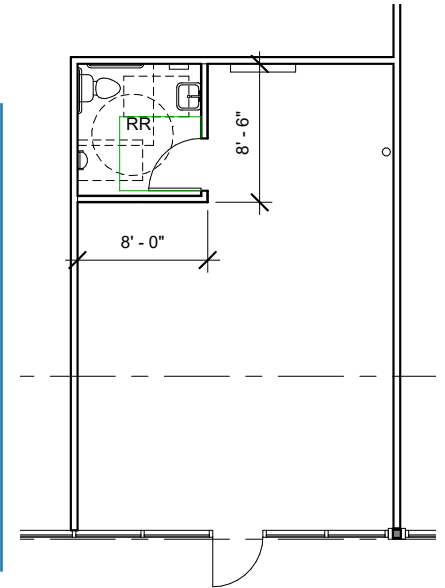
580 RSF

Type Of Listing: Retail

Minimum Base Rent: Contact Broker

Est. NNN Expenses: \$7.11

Available: Immediately



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	1 MILE	3 MILE	5 MILE	
<b>POPULATION</b>	2021 Estimated Population	13,778	93,162	241,954
	2026 Projected Population	14,356	96,784	251,944
	2010 Census Population	13,659	94,530	239,184
	2000 Census Population	13,048	88,339	220,359
	Projected Annual Growth 2020 to 2025	0.8%	0.8%	0.8%
	Historical Annual Growth 2000 to 2020	0.5%	0.5%	0.9%
<b>HOUSEHOLDS</b>	2021 Median Age	33.0	37.7	36.8
	2021 Estimated Households	6,730	40,805	99,493
	2026 Projected Households	6,869	41,771	102,221
	2010 Census Households	6,646	41,349	98,576
	2000 Census Households	6,331	38,708	90,969
	Projected Annual Growth 2020 to 2025	0.4%	0.5%	0.5%
<b>ETHNICITY</b>	Historical Annual Growth 2000 to 2020	0.6%	0.5%	0.9%
	2021 Estimated White	66.3%	73.8%	73.1%
	2021 Estimated Black or African American	15.3%	10.6%	10.6%
	2021 Estimated Asian or Pacific Islander	6.1%	5.4%	6.3%
	2021 Estimated American Indian or Native Alaskan	0.6%	0.5%	0.5%
	2021 Estimated Other Races	11.8%	9.7%	9.4%
<b>INCOME</b>	2021 Estimated Hispanic	8.2%	7.3%	7.1%
	2021 Estimated Average Household Income	\$68,561	\$94,441	\$97,945
	2021 Estimated Median Household Income	\$59,503	\$75,507	\$80,364
<b>EDUCATION</b>	2021 Estimated Per Capita Income	\$33,510	\$41,415	\$40,398
	2021 Estimated Elementary (Grade Level 0 to 8)	1.5%	1.7%	2.2%
	2021 Estimated Some High School (Grade Level 9 to 11)	4.3%	3.5%	3.1%
	2021 Estimated High School Graduate	22.5%	20.0%	19.0%
	2021 Estimated Some College	25.3%	22.6%	21.3%
	2021 Estimated Associates Degree Only	8.7%	8.8%	8.3%
	2021 Estimated Bachelors Degree Only	27.1%	28.0%	29.9%
	2021 Estimated Graduate Degree	10.6%	15.4%	16.3%
<b>BUSINESS</b>	2021 Estimated Total Businesses	367	4,246	9,669
	2021 Estimated Total Employees	5,449	63,060	137,080
	2021 Estimated Employee Population per Business	14.8	14.9	14.2
	2021 Estimated Residential Population per Business	37.5	21.9	25.0

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Omaha, Ne 68164

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2285 S 67th Street | Suite 250  
Omaha, Nebraska 68106  
(402)496-1616

