

Office Condos FOR SALE

Units 201, 301, + Parking!

1600 Farnam Street

Omaha, NE 68102

Property Highlights

- PRIME Corner of 16th and Farnam
- Proposed Trolley Turn Around
- Views of Downtown Riverfront Project
- 700 Unit NuStyle Development OTW
- Rights 22 parking spaces!!!
- Ideal Owner/User Office or Event Space

Property Description

RARE opportunity to own the ENTIRE 2nd and 3rd Floor of the 1600 Farnam Building! Unit 201 and 301 originally built as a 2.5 story, architecturally stunning, 1918 First National Bank, along with attached parking garage rights. Space is currently built out as 27 Executive Suites. Main street tenants below include the Green Room, Nerdy Nails, & Cattle Call Restaurant.

Offering Summary

For Sale SF:	10,356
Sale Price	\$1,500,000
Year Built	1917
Year Renovated	1999
Zoning	CBD
Traffic Count	3,177



Listed By:

Brian Wragge

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PROPERTY DETAILS

For Sale: \$1,500,000

1600 Farnam St

Omaha, NE 68102

Property Details

Property Type	Office
Zoning	CBD
Traffic Count	3,177
Cross Streets	S 16th St & Farnam St N
Taxes	\$16,066.32

Location Information

Building Name	The Farnam Building
Street Address	1600 Farnam St
City, State, Zip	Omaha, NE 68102
County/Township	Douglas

Space Information

Building Size	10,365
Number of Floors	2.5
Year Built	1917
Class	B

Parking & Transportation

Parking Type	Off-Street & Street
Parking Spaces	22 space attached garage

Utilities & Amenities

HVAC	Boiler/Chiller/Forced Air
Restrooms	2

Demographics

Proximity:	1 Mile	3 Miles	5 Miles
Total Population:	22,514	140,723	300,697
Households	10,486	56,649	117,232
HH Income	\$65,366	\$64,906	\$66,714

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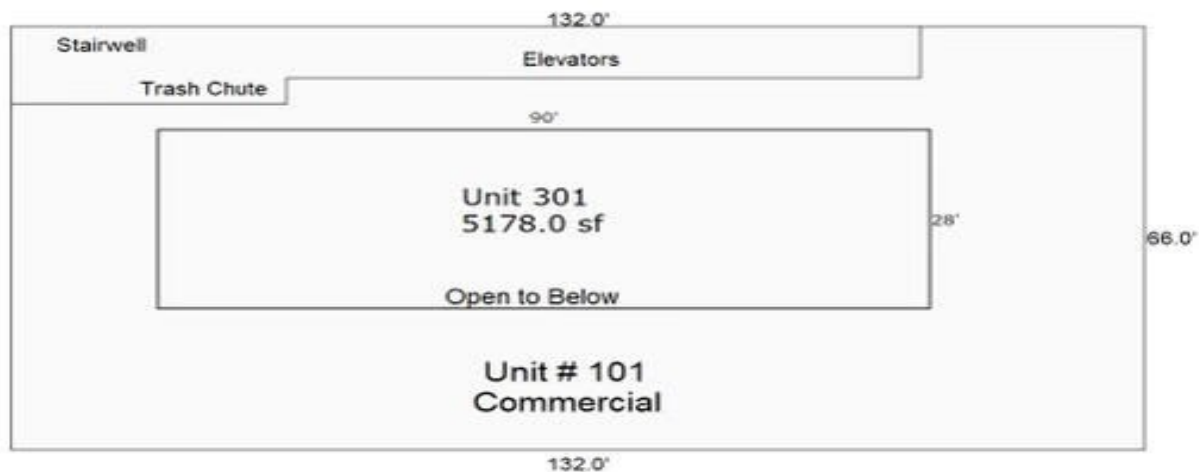
BUILDING LAYOUT

For Sale: \$1,500,000

1600 Farnam St

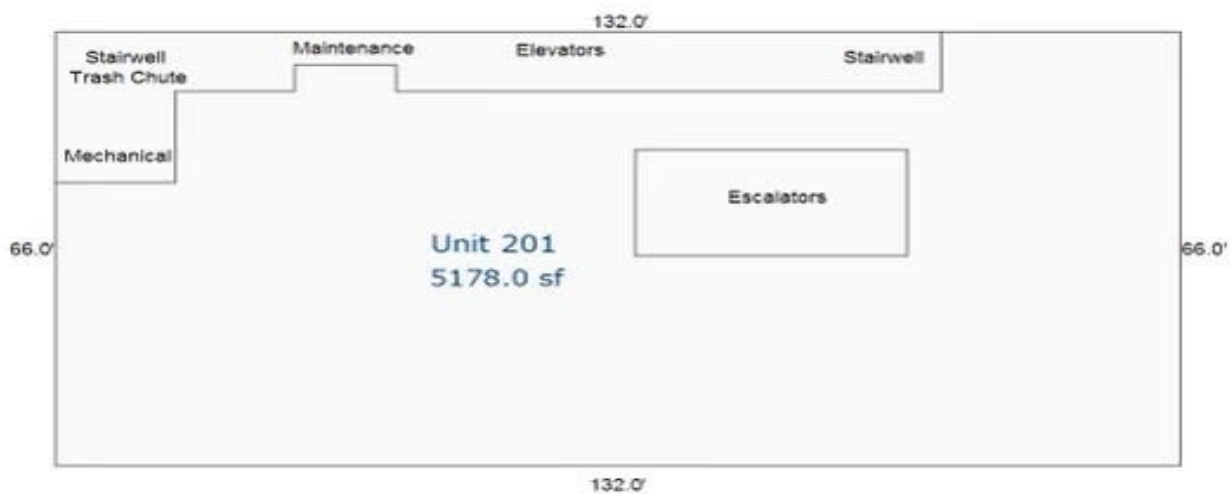
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Farnam 1600 Condominium Prop Reg 300 S 16 Street Unit 301



Sketch by Apex Sketch

Farnam 1600 Condominium Prop Reg 300 S 16 Street Unit 201



Sketch by Apex Sketch

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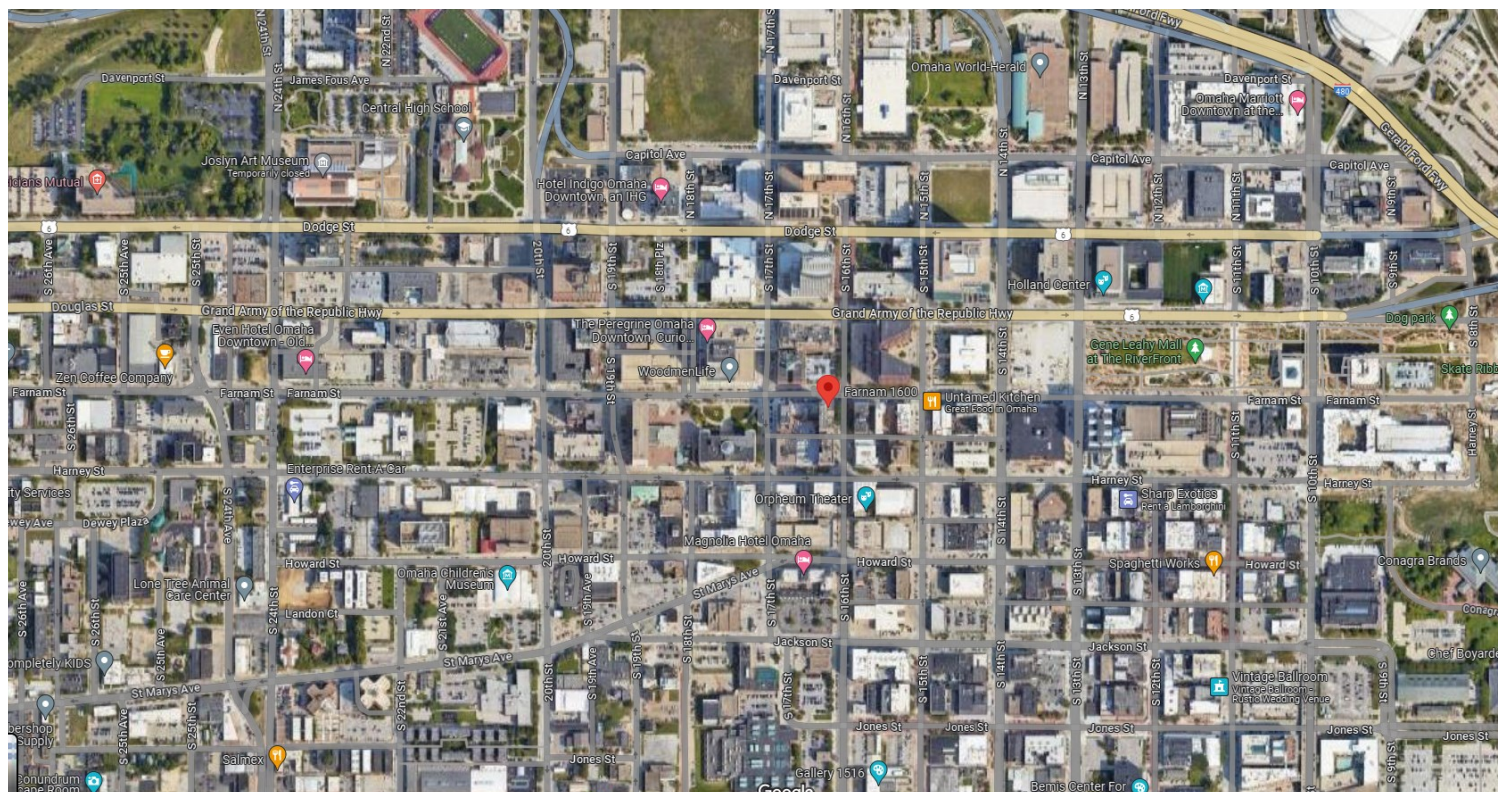
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MAP AERIAL

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PICTURES

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