

GALLERIA COLLECTION

14451-14543 W. Center Road / Omaha, NE 68144

10,242 SF Retail Space / For Lease



Holly Jones / Director of Retail Services / holly.jones@lundco.com / +1 402 548 4038

Trey MacKnight / Associate / trey.macknight@lundco.com / +1 402 548 4079

WE ARE
THE CENTER
OF RETAIL

LUNDCO.COM

Cushman & Wakefield Copyright 2024. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.





GALLERIA COLLECTION

14451-14543 W. Center Road / Omaha, NE

10,242 SF Retail Space / For Lease

PROPERTY OVERVIEW

This center has excellent visibility from the corner of 144th & W. Center Road and has over 49,000 cars pass by per day. Current tenants include Genji Steakhouse, Ageless Men's Health, Panda House, The Observatory Bar and Grill, Dogtopia, Vitality Health Center and Country Sampler Quilt Shop. New exterior building renovations and parking lot.

PROPERTY HIGHLIGHTS

Lease Rate	\$14.00 SF NNN
Total Available	10,242 SF
Maximum Contiguous	4,507 SF
Building Size	53,194 SF
Year Built	1986
Total Site Area	5.8 AC
Zoning	CC
Clearance Height	9' min.
Traffic Counts	49,644 EADT
Operating Expenses	\$2.71 CAM \$0.37 Insurance \$1.84 Taxes
	\$4.92 TOTAL



Suite	Square Feet (min - max)	Price/SF NNN	Date Available
14455 (2)	1,600 - 1,600	\$14.00	Immediately
14477 (9-10)	4,135 - 4,135	\$14.00	Immediately
14517 (21)	4,507 - 4,507	\$14.00	Immediately

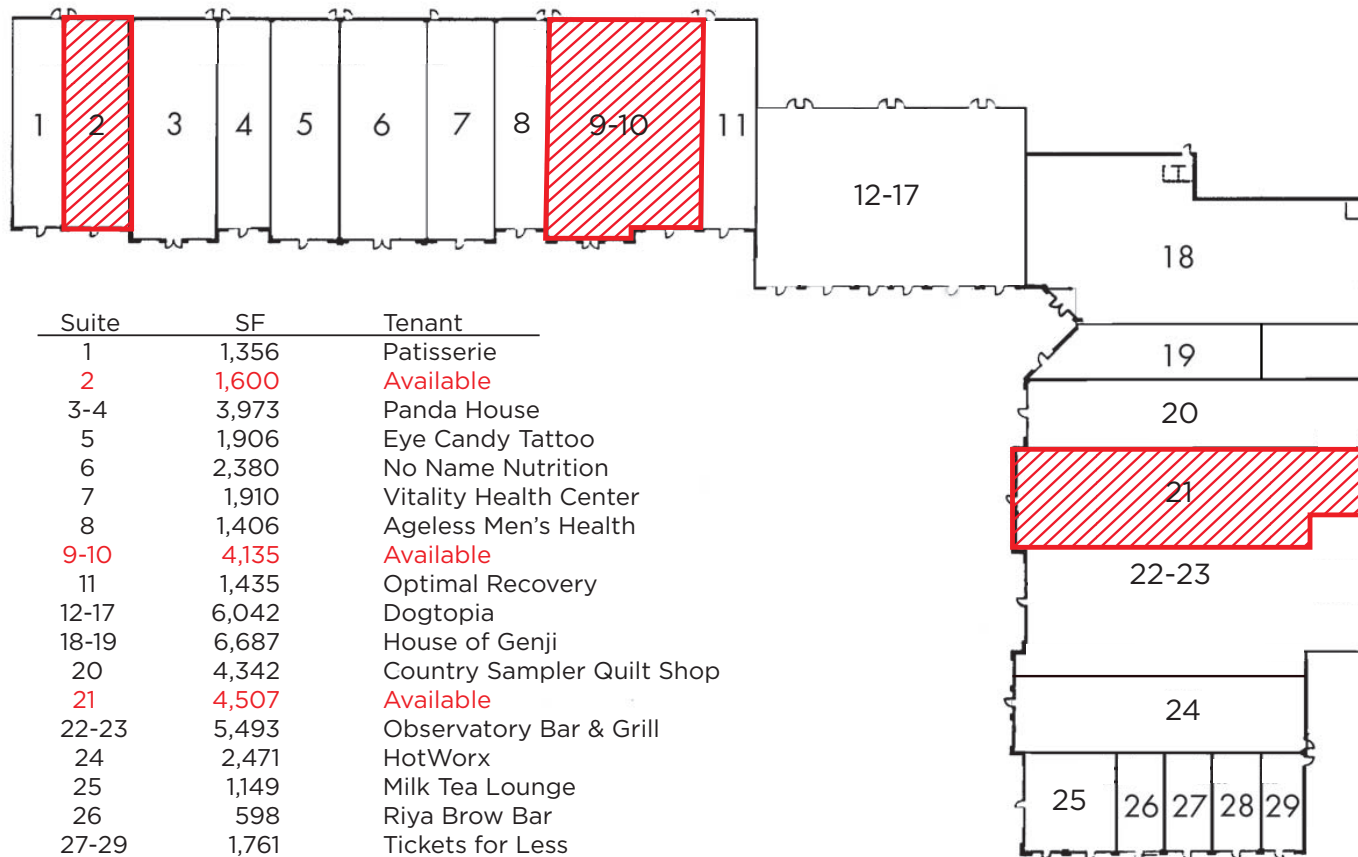
Holly Jones / Director of Brokerage Services / holly.jones@lundco.com / +1 402 548 4038

Trey MacKnight / Associate / trey.macknight@lundco.com / +1 402 548 4079

450 Regency Parkway, Suite 200
Omaha, NE 68114
+1 402 393 8811
lundco.com

10,242 SF Retail Space / For Lease

SITE PLAN





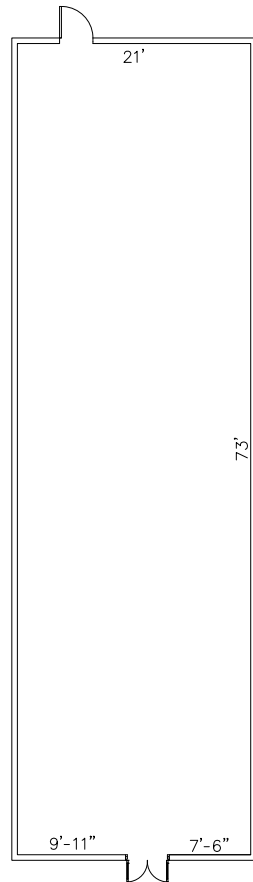
GALLERIA COLLECTION

14451-14543 W. Center Road / Omaha, NE

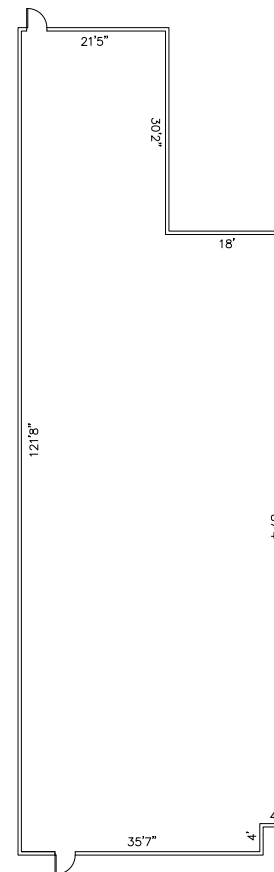
10,242 SF Retail Space / For Lease

FLOORPLANS

SUITE 2 - 1,600 SF



SUITE 21 - 4,507 SF



** Floor plan measurements are approximate and are for illustration purposes only.

Holly Jones / Director of Brokerage Services / holly.jones@lundco.com / +1 402 548 4038
Trey MacKnight / Associate / trey.macknight@lundco.com / +1 402 548 4079

450 Regency Parkway, Suite 200
Omaha, NE 68114
+1 402 393 8811
lundco.com

10,242 SF Retail Space / For Lease





GALLERIA COLLECTION

14451-14543 W. Center Road / Omaha, NE

10,242 SF Retail Space / For Lease



Holly Jones / Director of Brokerage Services / holly.jones@lundco.com / +1 402 548 4038
Trey MacKnight / Associate / trey.macknight@lundco.com / +1 402 548 4079

450 Regency Parkway, Suite 200
 Omaha, NE 68114
 +1 402 393 8811
lundco.com