



**FOR  
SALE**

**910 North 96th St.  
Omaha, Nebraska**

**SALE PRICE:**  
**\$5,250,000**  
(\$108.46 PER SQUARE FOOT)

**Offered by  
Cresa**

7820 Wakeley Plaza  
Omaha, NE 68114

**Eric Rose**

Managing Principal  
402.764.9453  
[erose@cresa.com](mailto:erose@cresa.com)

**Regional Headquarters Building Offering Details**

**cresa** ::



**Building Size:**

48,405 Square Feet

**Land Size:**

190,357 Square Feet or 4.36 Acres

**Building Class:**

B

**Number of Floors:**

2

**Year Built:**

1981

**Construction Type:**

Concrete/Steel/Brick/Glass

**Ceiling Hieghts:**

9+ Feet

**Restroom:**

Common/Executive

**Elevators:**

Yes

## Building Overview

RARE and READY! Cresa is pleased to be the first firm offering this premiere office building since its construction. Nestled in the eastern hills of the vibrant Westroads office park, this corporate headquarters is an opportunity that shouldn't be missed. Currently in use as a regional headquarters, this building is the perfect home base for any successful company looking to take advantage of a centrally located facility near single-family homes and high-end entertainment uses. An abundance of power and the mature park setting are just a couple of the beautiful features being offered.

## Parking

Parking Type:

Surface/Garage

Surface Spaces:

195 current (expandable)

Parking Ratio:

4.04/1,000 SF

Garage Spaces:

Available/Flexible



# 910 North 96th Street, Omaha, Nebraska

## Location Details

### Market:

Omaha/Council Bluffs

### Submarket:

Central West Omaha

### County:

Douglas

### Cross Streets

Near N. 96th and W. Dodge Rd.

### Office Park

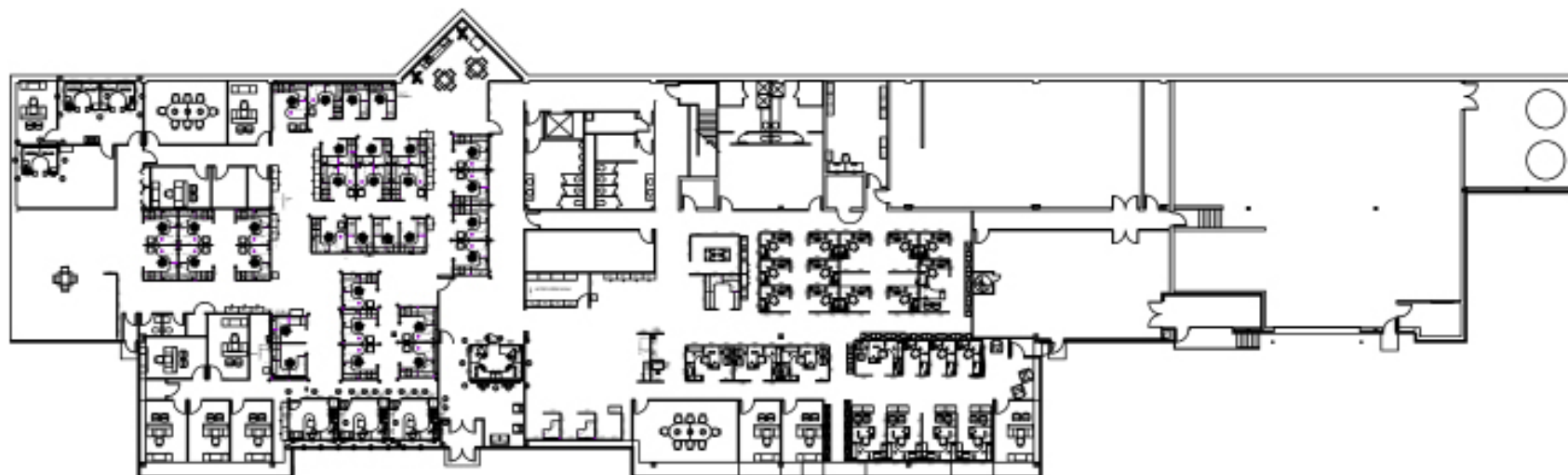
Westroads

### Zoning

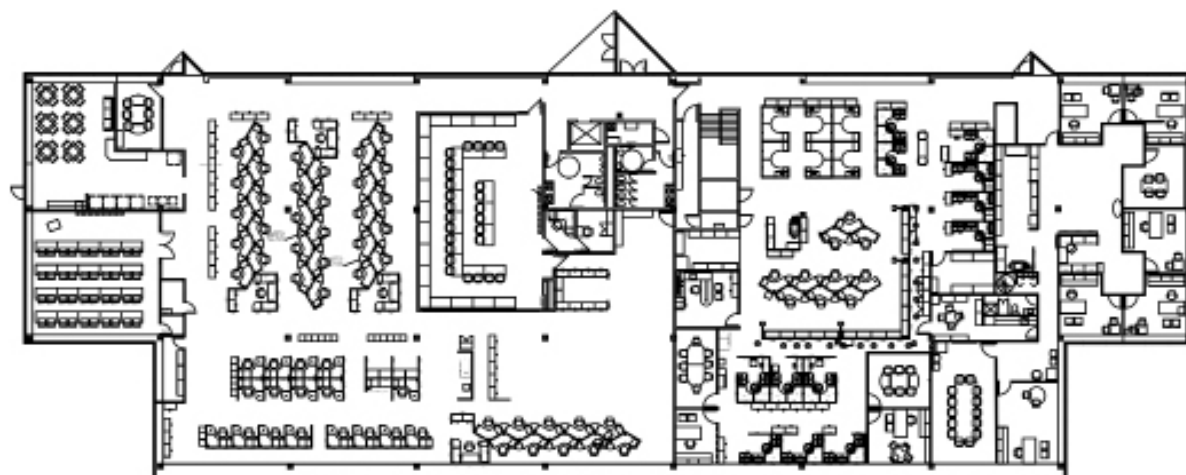
General Office



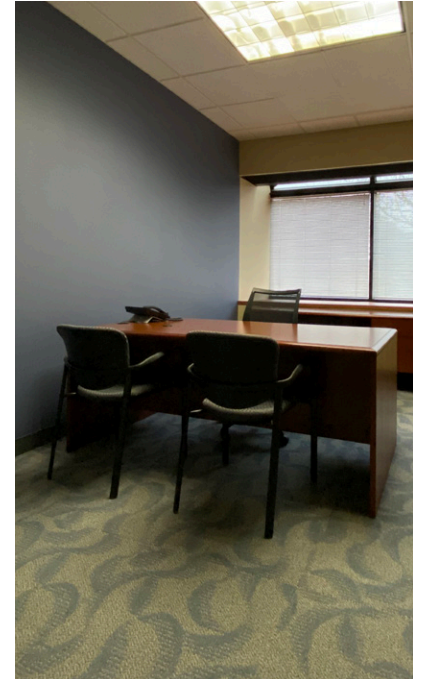
1st Floor



2nd Floor



































**Eric Rose**  
Managing Principal

402.764.9453  
erose@cresa.com

## TOURS AND OFFERS

The owner and brokers respectfully request that interested parties refrain from contacting any on-site personnel or residents. Please contact Eric Rose with Cresa Global, Inc. to set up a tour of this property. Tours must be scheduled in advance through the broker. Eric can be reached Monday through Friday 9:00 a.m. to 5:00 p.m.



Even though obtained from sources deemed reliable, no warranty or representation, express or implied, is made as to the accuracy of the information herein, and it is subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.