

CUSHMAN &
WAKEFIELD

LUND
COMPANY

9995 I STREET

OMAHA, NE 68127



WAREHOUSE SPACE AVAILABLE FOR LEASE | 19,200 SF

PROPERTY HIGHLIGHTS

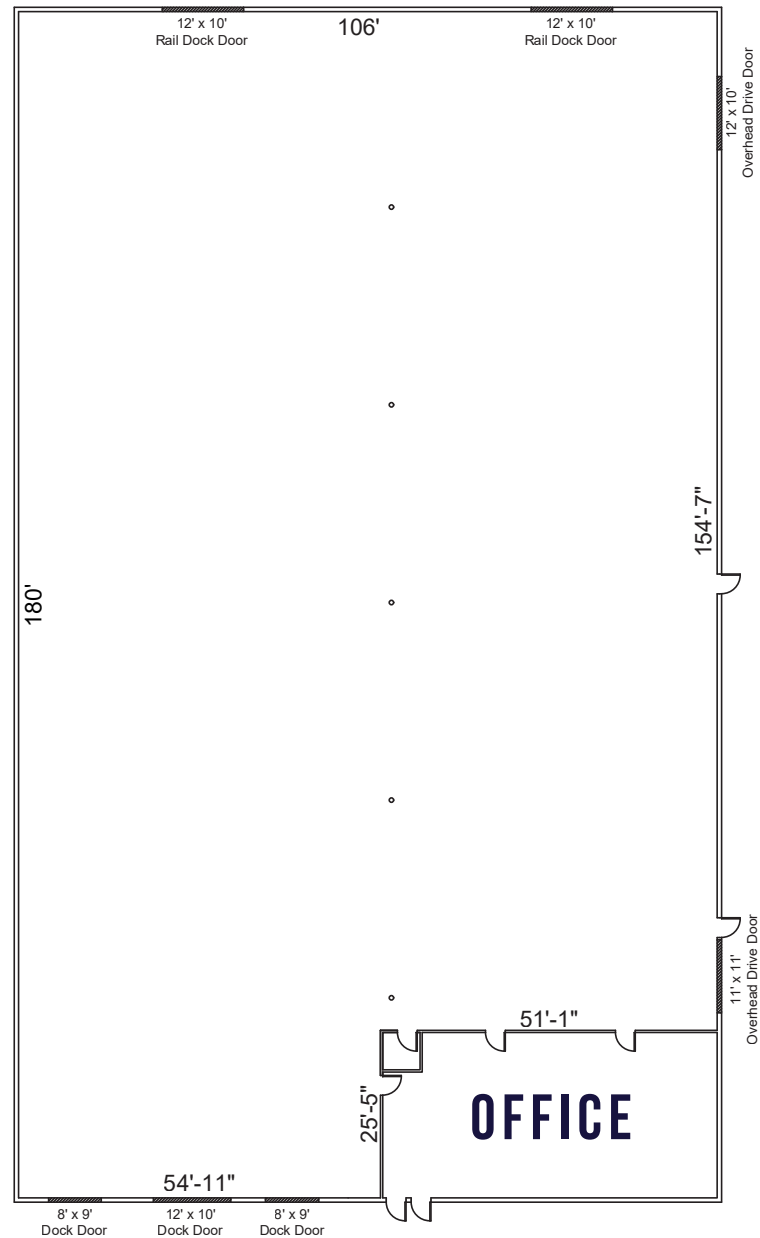
19,200 SF of warehouse/distribution space available for lease. Well constructed building with 22' clear height, ESFR fire suppression, and multiple dock and drive-in doors. Great location just minutes from I-80 access.

Building Size:	73,200 SF
Space Available:	19,200 SF
Lease Rate:	\$7.25/PSF NNN
NNN Expenses:	CAM: \$1.30 Insurance: \$0.13 Taxes: \$1.11 Total: \$2.54
Power:	3 Phase
Dock High:	Three (3)
Rail Dock Doors:	Two (2)
Drive-In Doors:	Two (2)
Clearance Height:	22'
Column Spacing:	49' x 29'
Fire Suppressant:	ESFR
Site Area:	3.32 Acres
Year Built:	1970
Zoning:	GI - General Industrial

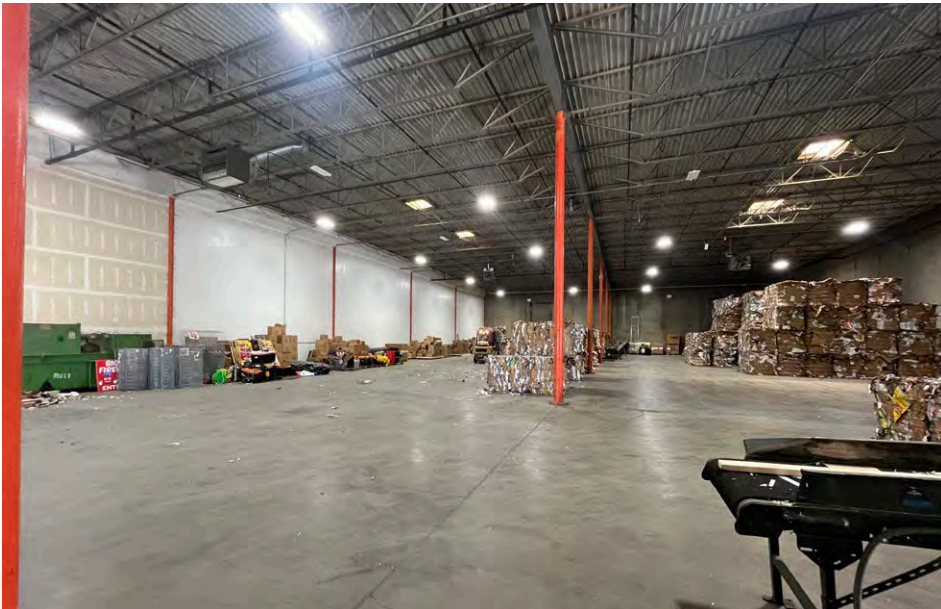


FLOOR PLAN

SUITE 1 - 19,200 SF

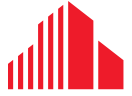


PROPERTY PHOTOS



TRADE MAP





**CUSHMAN &
WAKEFIELD**

LUND
COMPANY

9995 I STREET



CONTACT

ANDREW BENNETT

Senior Associate, Industrial Specialist

+1 402 548 4062

andrew.bennett@lundco.com

DENNY SCISCOE

Director of Industrial Services

+1 402 548 4051

denny.sciscoe@lundco.com

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS 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). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.