CUSHMAN & WAKEFIELD | LUND COMPANY

CIMARRON GROVE

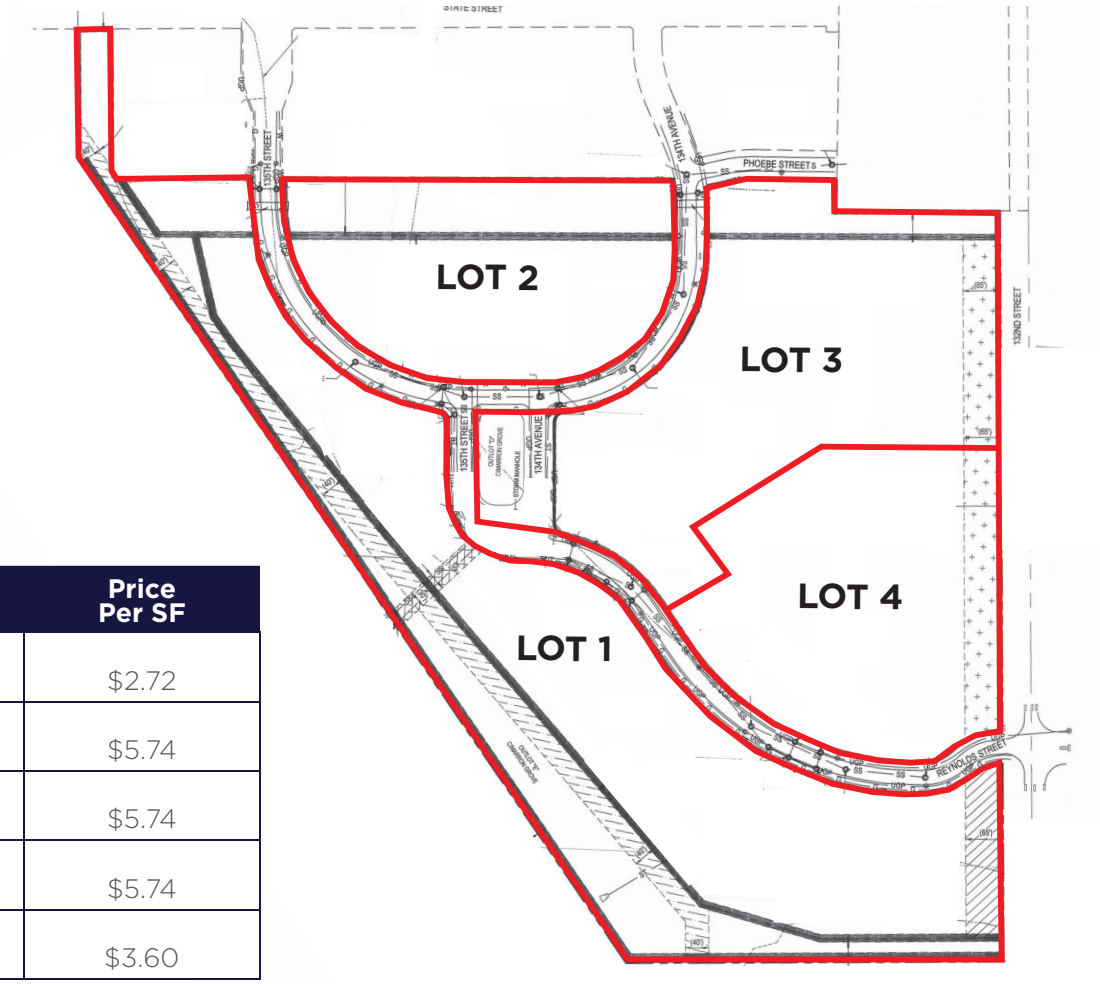
132nd & State Street



FOR SALE ±31.9 ACRES

PROPERTY HIGHLIGHTS

Sale Price:	$5,002,430 (All Lots)	Zoning:	R6
Gross Acres:	±31.9	Lot Dimensions:	Irregular
Price Per Acre:	$156,816	Improvements:	Rough graded
Gross SF:	±1,389,564	Utilities:	In street
Price Per SF:	$3.60	Flood Plain:	Small portion of Lot 1

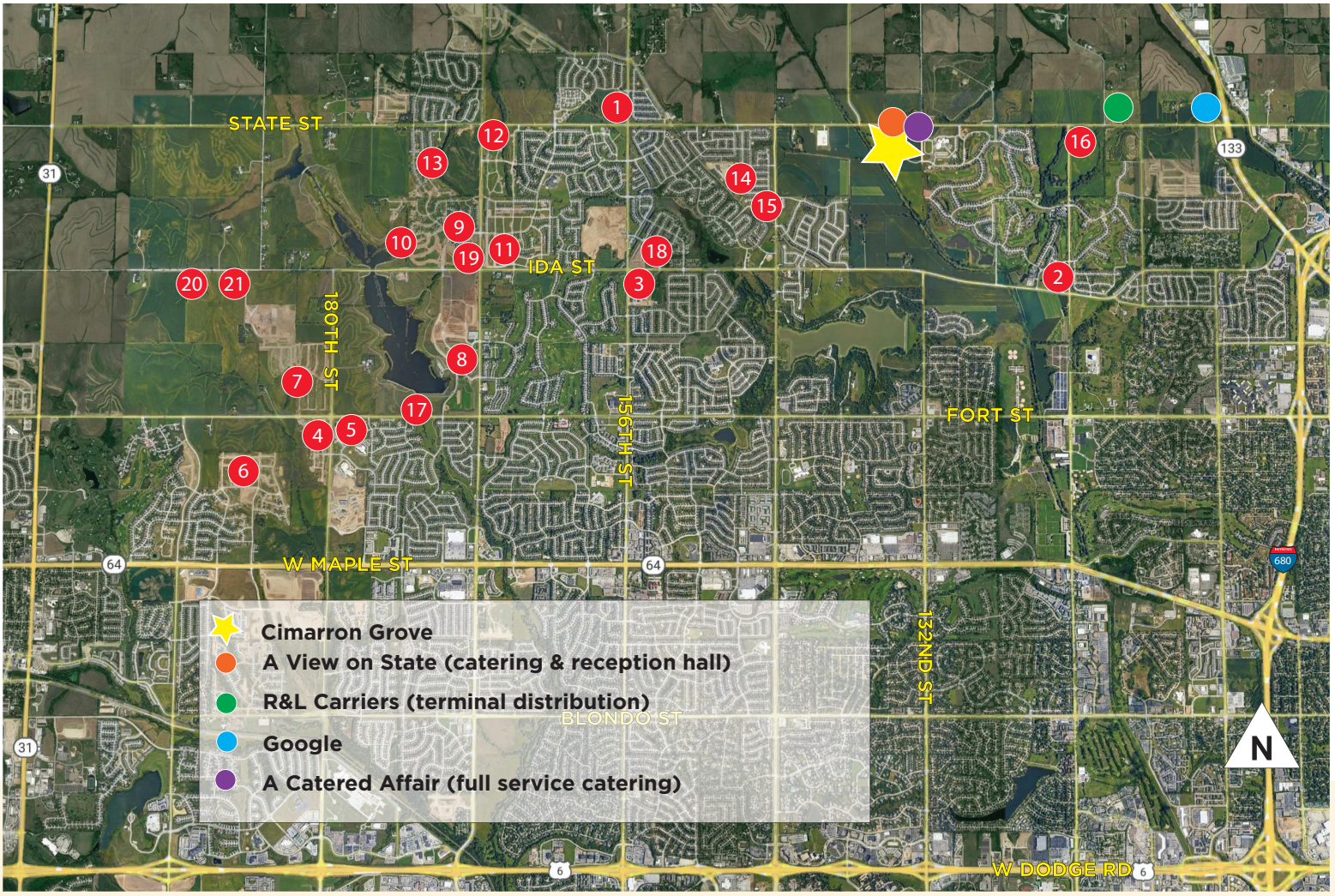


Lot	Acres (min-max)	Price Per SF
Lot 1	±13.5	$2.72
Lot 2	±4.9	$5.74
Lot 3	±9.1	$5.74
Lot 4	±4.4	$5.74
All Lots	±31.9	$3.60

RESIDENTIAL DEVELOPMENTS

Northwest Omaha

1.	HANOVER FLATS	+/- 205 UNITS
2.	JUNIPER ROWS AT DEER CREEK	+/- 100 UNITS
3.	VANTAGE AT STONE CREEK MF	+/- 294 UNITS
4.	SAGEWOOD VALLEY PHASE I	+/- 129 LOTS
5.	SAGEWOOD POINTE	+/- 79 LOTS
6.	INDIAN POINTE PHASE III	+/- 150 LOTS
7.	WOODBROOK	+/- 400 LOTS
8.	WESTLINE AT FLANNAGAN LAKE	+/- 88 LOTS
9.	REDWOOD BENNINGTON	+/- 300 LOTS
10.	ANCHOR POINTE	+/-278 LOTS
11.	HIGHLAND HILLS	+/- 492 LOTS
12.	PINECREEK	+/- 160 LOTS
13.	MAJESTIC POINTE PHASE II & III	+/- 150 LOTS
14.	WOOD VALLEY WEST II	+/- 96 LOTS
15.	WOOD VALLEY WEST	+/- 67 LOTS
16.	DEER CREST	+/- 450 LOTS
17.	FLANAGAN POINTE	+/- 49 LOTS
18.	WATERFORD	+/- 40 LOTS
19.	THE WESTLINE AT FLANAGAN LAKE	+/-237 UNITS





CONTACT

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