



8315 W. CENTER ROAD

OMAHA, NE 68124

For Sale | 13,232 SF Freestanding Retail

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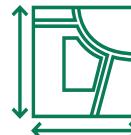
OMAHA, NE 68124

PROPERTY DESCRIPTION

Rare opportunity to own a high-profile commercial property in the heart of Omaha. Strategically positioned on the southeast corner of 84th & Center Street, this former CVS Pharmacy offers unmatched visibility, outstanding accessibility and exposure to exceptionally high daily traffic counts. This centrally located site sits prominently within a dynamic and well-established retail corridor, surrounded by a robust mix of national, regional, and local tenants. Nearby power centers and shopping destinations draw consistent traffic, making this location ideal for a backfill opportunity or an entire redevelopment of the property.

PROPERTY DETAILS

Sale Price	Contact Broker
Total Building Size	13,232 SF
Total Site Area	1.16 AC
Year Built	2012
Parking	64 Stalls
Zoning	CC



PREMIER LOCATION

84th and Center Street - a major east-west and north-south connector in Central Omaha



EXCELLENT VISIBILITY

Prominent hard corner placement ensures high brand exposure



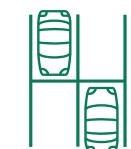
STRONG DEMOGRAPHICS

Dense residential and commercial population within a short radius



MAJOR CLOSE RETAILERS

Positioned near well-known anchors and well-trafficked shopping centers



AMPLE ON-SITE PARKING

Convenient access and ample surface parking to support high customer traffic



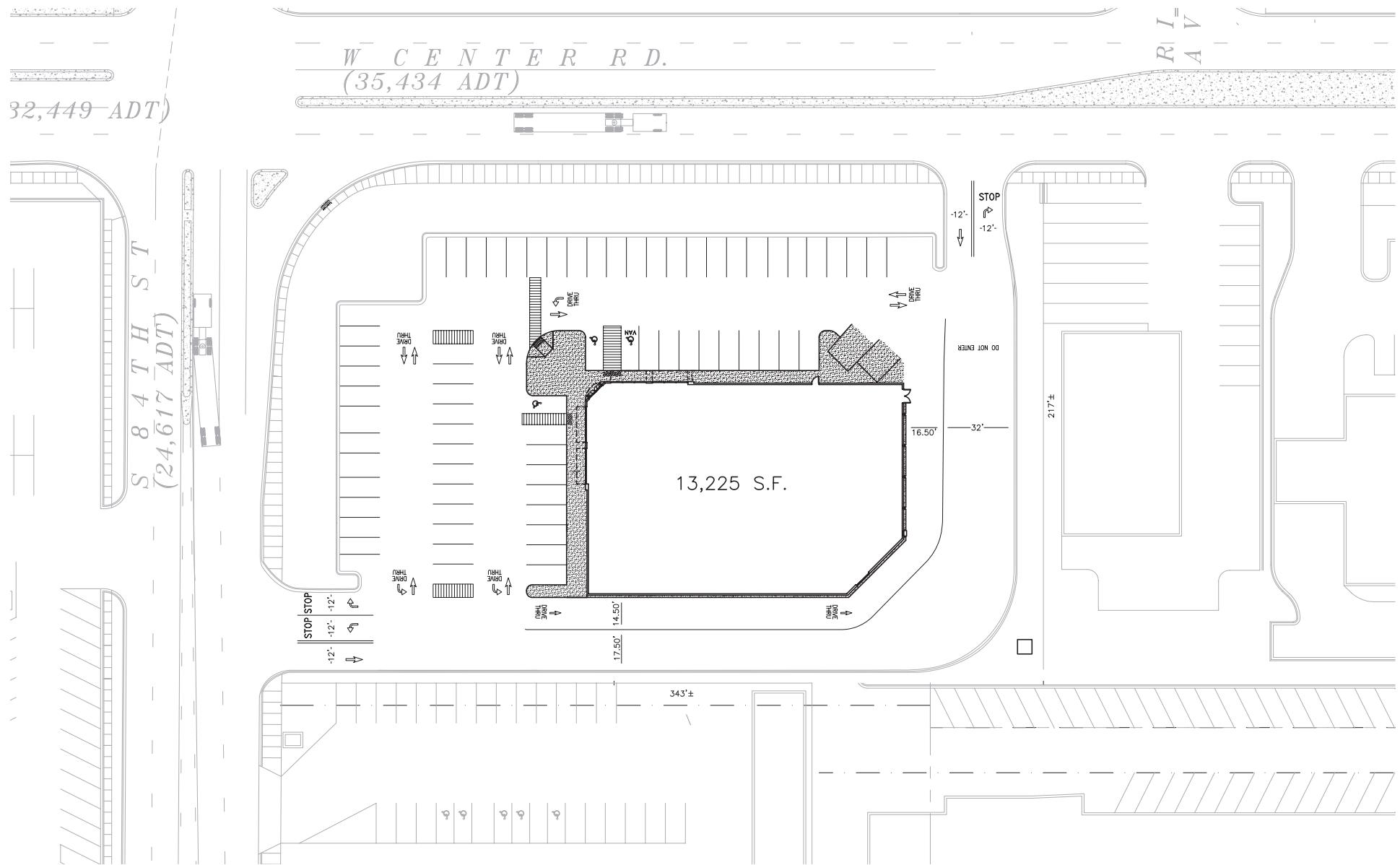
VERSATILITY

Adaptable layout and CC zoning is suitable for a range of uses or redevelopment

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SITE PLAN



FOR MORE INFORMATION, CONTACT:

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