

FOR SALE

FLYWHEELS
POWERSPORTS

Retail Building

4425 S. 84th Street
Omaha, Nebraska 68127



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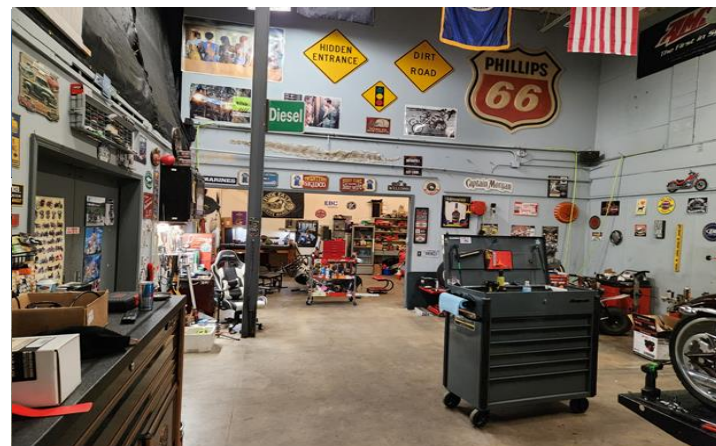
PROPERTY DETAILS

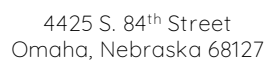
PROPERTY INFORMATION

Price	\$980,000
Property Type	Retail
Lot Size	0.42 Acres (Single Lot)
Square Footage	4,625 SF
Stories	1
Year Built	1974
Construction	Standard masonry framed building
Roof	Flat

PROPERTY HIGHLIGHTS

- Excellent exposure on 84th street
- Large mezzanine
- Very well maintained with ample outside storage in a fenced yard
- Easy access to I-80
- New security system
- Parking lot upgraded
- ADA bathrooms





An aerial photograph of a commercial area in Omaha, Nebraska. Two specific locations are highlighted with yellow circles and labels indicating their projected annual vehicle passenger density (VPD). The first location, at the intersection of 84th Street and S 16th Street, is marked as the 'FUTURE HOME OF FOODBANK FOR THE HEARTLAND' with a projected 65,642 VPD. The second location, at the intersection of 84th Street and S 44th Street, is marked with a 'Kum & Go' logo and a projected 24,214 VPD. A white box highlights a building at 4425 S 84th St near the second location. Other nearby businesses include Tractor Supply Co., Costco, Shell, and various automotive shops. The map shows streets, parking lots, and surrounding residential areas.



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