

+/- 1.47 Acres Ready for Development
Sale Price: Unpriced

Approximately 1.47 acres, CC zoned parcel, in a mixed use area, last parcel of land available. Build-to-suit opportunity with flexible zoning to accommodate many use types from office to multi-family. Lighted intersection at 132nd and Grover with possible monument signage.

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FOR SALE

Montclair West Parcel

133rd & Grover / Omaha, NE 68144



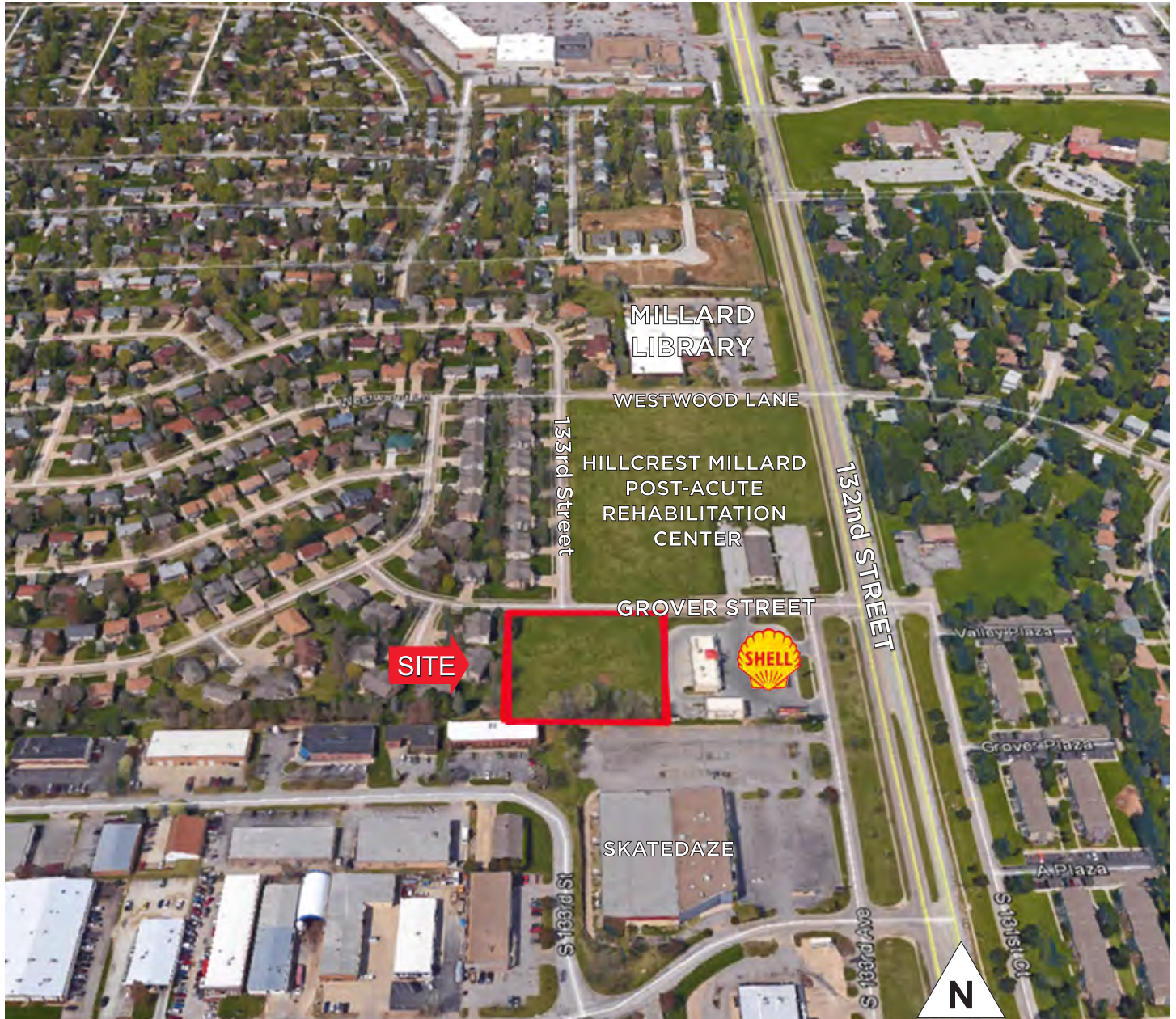
Property Highlights

Sale Price	Unpriced
Total Site Area	+/- 1.47 AC
Total SF	+/- 64,061
Zoning	CC - Community Commercial
Lot Dimensions	275' x 240'
Flood Plain	No
Traffic Counts	+/- 2,916 EADT (at 132 nd & Grover Street)

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Bird's Eye View



Conceptual Site Plans



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Conceptual Site Plans



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