

ELKHORN LANDING PHASE II

100 - 500 SF | \$750 - \$1,050 PER MONTH

20603 ELKHORN DRIVE, ELKHORN, NE 68022

ROOFTOP

3RD FLOOR
CHOICE HOMES

2ND FLOOR
*EXECUTIVE SUITES
AVAILABLE*

1ST FLOOR
FLUFF INTERIOR DESIGN

LOWER LEVEL
CEDAR CREEK COFFEE

**INVESTORS
REALTY INC.**

WWW.INVESTORSOMAHA.COM



OFFICE SPACES AVAILABLE

2ND FLOOR: 100 - 500 SF

\$750 - \$1,050 (FULL SERVICE)





OFFERING SUMMARY

LEASE RATE:	\$750.00 - \$1,050.00 PER MONTH
Available SF:	100 - 500
Building Size:	19,796 SF
Property Type:	Office
Year Built:	2024
Zoning:	NBD

PROPERTY OVERVIEW

Excellent opportunity to lease brand new Class A retail or office space in Elkhorn, NE

PROPERTY HIGHLIGHTS

- Suites available ranging from \$750–\$1,050 per month
- Affordable rent with short-term commitments
- Be part of Elkhorn's vibrant community with historic charm, shops, and restaurants
- Walking distance to Main Street and Ta-Ha-Zouka Park

DEMOGRAPHICS

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	1,688	44,845	258,022
Average Age	33.5	34.9	35.5
HOUSEHOLDS			
Total Households	637	15,626	94,944
People Per HH	2.6	2.9	2.7
Average HH Income	\$82,918	\$120,255	\$97,758
Average HH Value	\$211,627	\$296,744	\$227,040

AMENITIES FOR EXECUTIVE SUITES

Break Room
Zoom Room
Conference Room
Access to rooftop patio
Internet

RILEY MILLER

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MOLLY KUEHL, CCIM

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 \$750	 \$950
 \$850	 \$1,050
 \$925	 SHARED SPACES



AVAILABLE SPACES

SPACE	SIZE	LEASE RATE
2nd Floor Executive Suites	3,355 SF	\$750 - 1,050 per month (Full Service)

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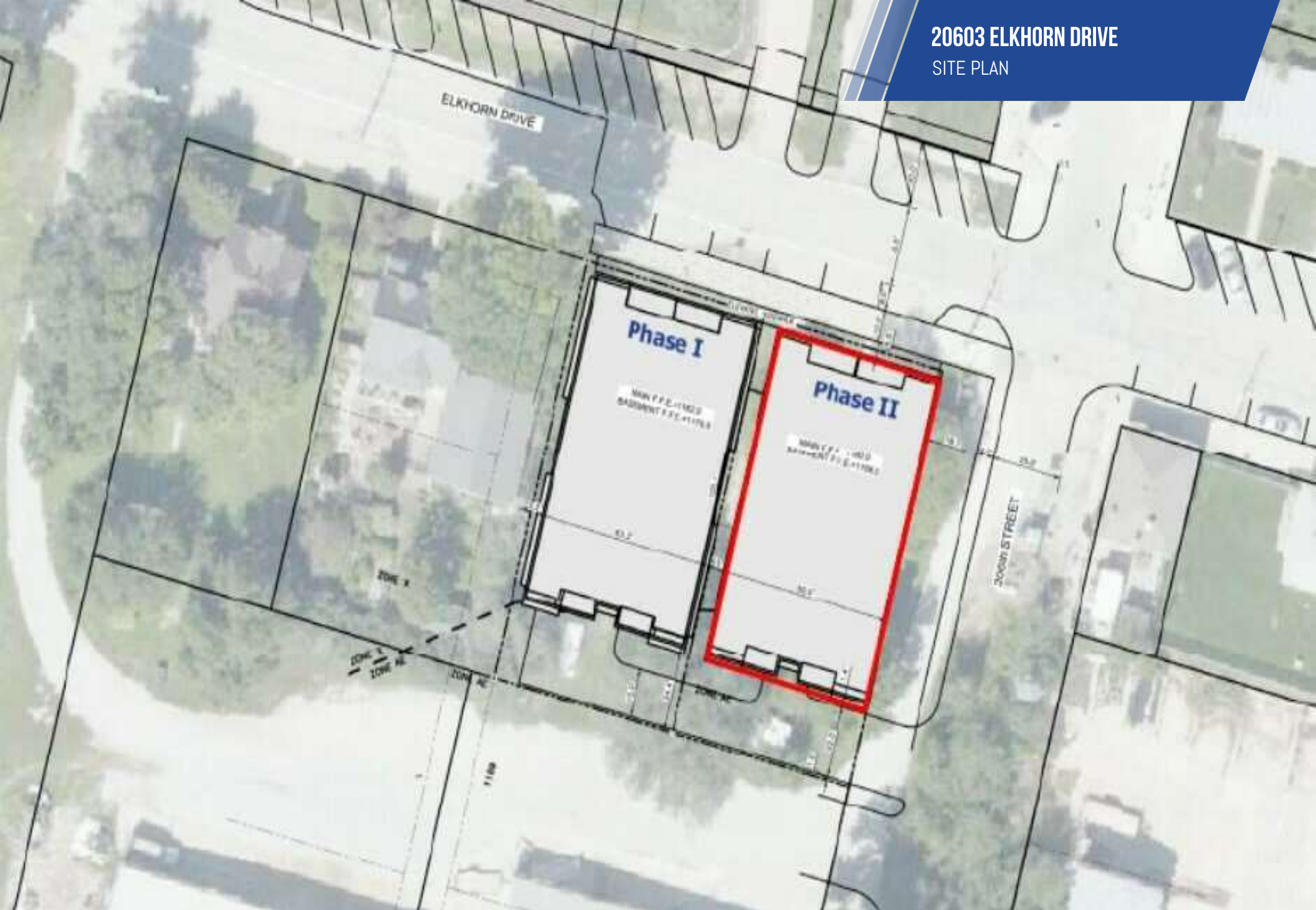
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20603 ELKHORN DRIVE
SITE PLAN



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RETAILER MAP



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