

FOR LEASE: Building 978
4130 NW 37th
Lincoln, NE 68524



For more information contact:
DAVID HARING
EXECUTIVE DIRECTOR
LINCOLN AIRPORT AUTHORITY
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**12,818 SF - OFFICE
& LAB SPACE**

**LEASE RATE:
\$6.95 PSF MG**



Original building built in 1955, with a complete renovation in 2006, this one story masonry structure has a concrete floor with at-grade access. There is approximately 11,168sf of office/lab space included with an additional 1,650sf of storage space with two loading docks. This property is located two (2) miles from Nebraska Highway 34, less than three (3) miles from I-80, and ten (10) minutes from downtown Lincoln. Property has the potential to be included in a Foreign Trade Zone. You can see more of this area at www.LNKenterprise.com.

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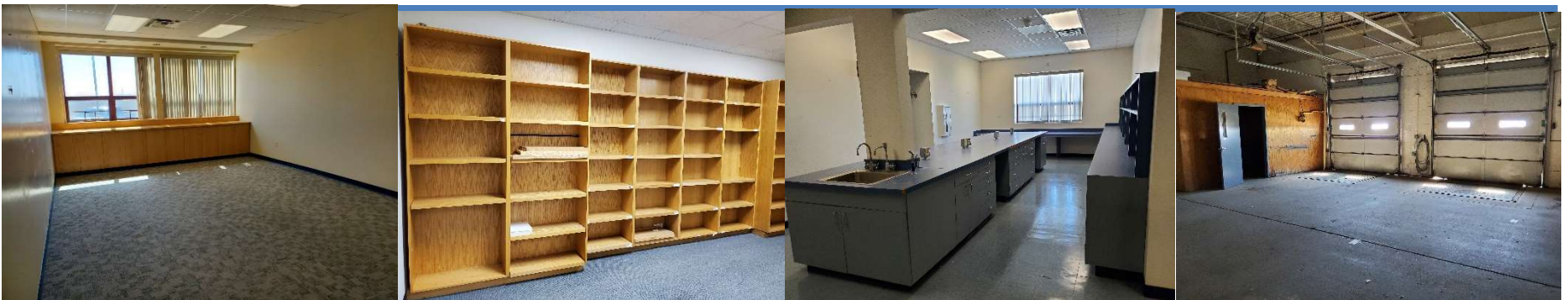
AVAILABILITY:

Total Available SF	12,818 SF
Includes Office/Lab Space	11,168 SF
Loading Dock Space Available	1,650 SF
Lease Rate	\$6.95 SF MG

PROPERTY AMENITIES:

Year Built	1955
Building Construction	Masonry
Zoning	Industrial
Loading Docks	2 w/removable ramps
Power	3 Phase 120v,208v,480v
Fire Suppression	4" Fire Service Line
Water Service	3"
Natural Gas Service	1.5"

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LOCATION:

