

# Office Building

Sublease through 9/30/2025

11506 Nicholas Street  
Omaha, Nebraska 68154  
[www.cbre.com/nebraska](http://www.cbre.com/nebraska)



## Property Information

**Space Available** 7,549 SF  
**Sublease Rate** \$13.50 PSF, Full Service

## Features

- + Furniture available
- + Efficient layout
- + Located in desirable Miracle Hills with nearby amenities
- + Easy access to Dodge Street and I-680

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## Contact Us

### Steve Sheppard

First Vice President

+1 402 697 5836

steve.sheppard@cbre.com

### Kristi Andersen

Vice President

+1 402 350 1675

kristi.andersen@cbre.com

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