

CENTURY HOUSE

1201 LINCOLN MALL



Building & Site Information

Available:	6,595 SF (Suite 100: 2,650 Suite 102: 3,047)
Parking:	Paid Spots Available
Lease Rate:	\$23 PSF (Annual)
Base Monthly Rent:	\$5,079.17 - 10,919.25
Lease Type:	Modified Gross
Date Available:	May 1st, 2022
Lower Level:	898 SF @\$7 PSF

Property Features & Highlights

- Uniquely located office space in downtown Lincoln
- Rare, affordable opportunity!
- Within 1 block of the State Capitol and 2 blocks of the City/County bldg
- Beautiful, luxurious, classic wooden finishes
- Reception, small and large conference rooms, kitchen/lounge, workroom, filing/storage room and open area ideal for collaborative work space
- On-site maintenance
- On-site property manager
- Over 40 on-site parking spaces



CONCORDE
REAL ESTATE ADVISORS

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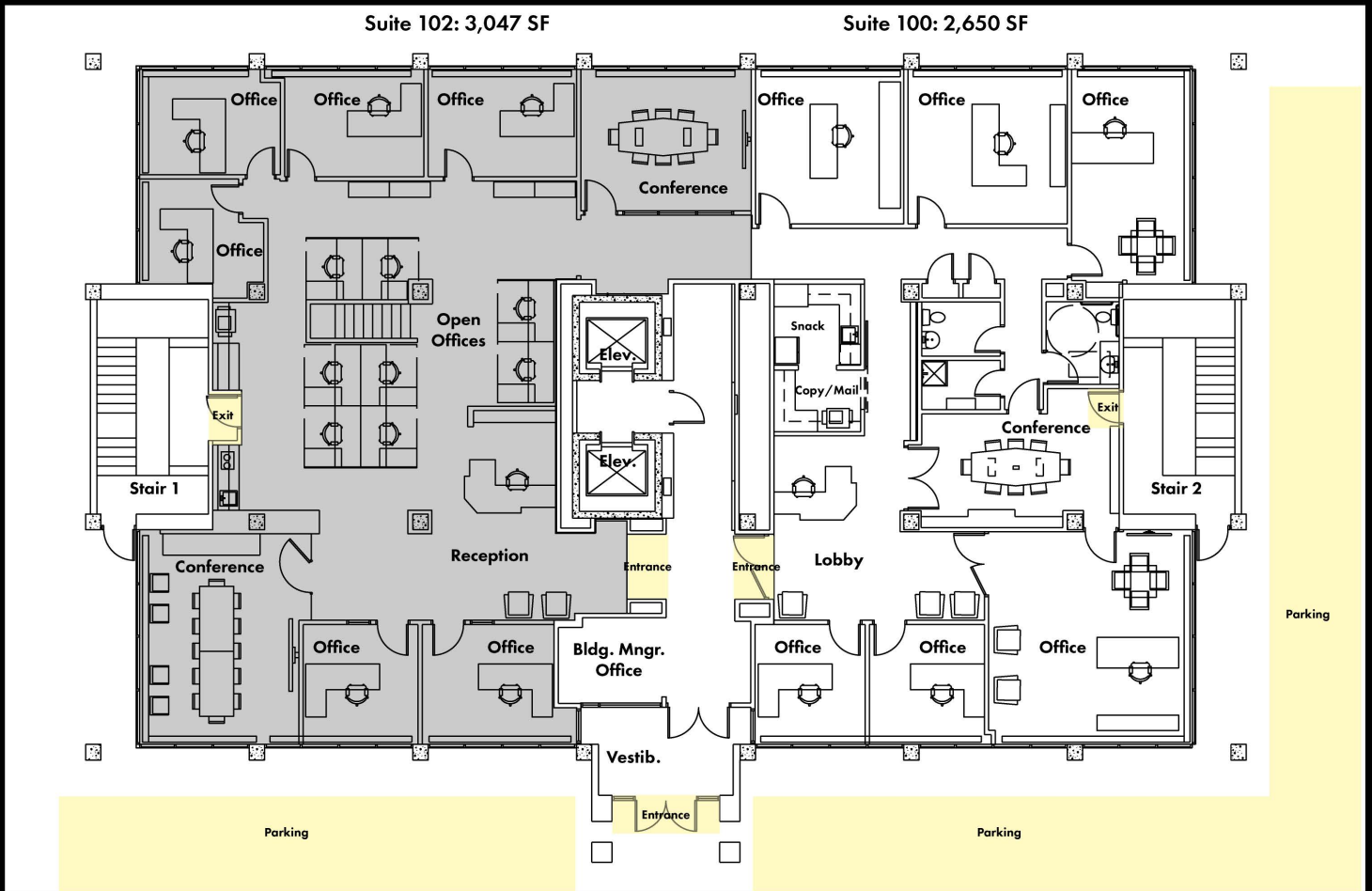
Century House, LLC and Concorde Real Estate Advisors are pleased announce the upcoming availability of 6,595 square feet of professional office space within the heart of Lincoln's business district.

Standing on the southeast corner of Lincoln Mall and South 12th Street, Century House is an established anchor of the Lincoln Mall neighborhood with its 8-floor mixture of commercial and residential tenants. This location just may be the perfect balance of proximity to both the Nebraska State Capital, along with its surrounding offices, and the City of Lincoln/Lancaster County building on South 10th Street. You will also find yourself within walking distance of the O Street business corridor, the Historic Haymarket District, and the University of Nebraska's main campus. Upon entry you will find a recently remodeled and updated professional layout featuring twelve offices, multiple conference rooms, open flex space, and generous storage.

Downtown parking couldn't be easier with an adjacent surface lot dedicated to the Century House building.

On-site management and maintenance are available Monday through Friday to address any tenants needs!

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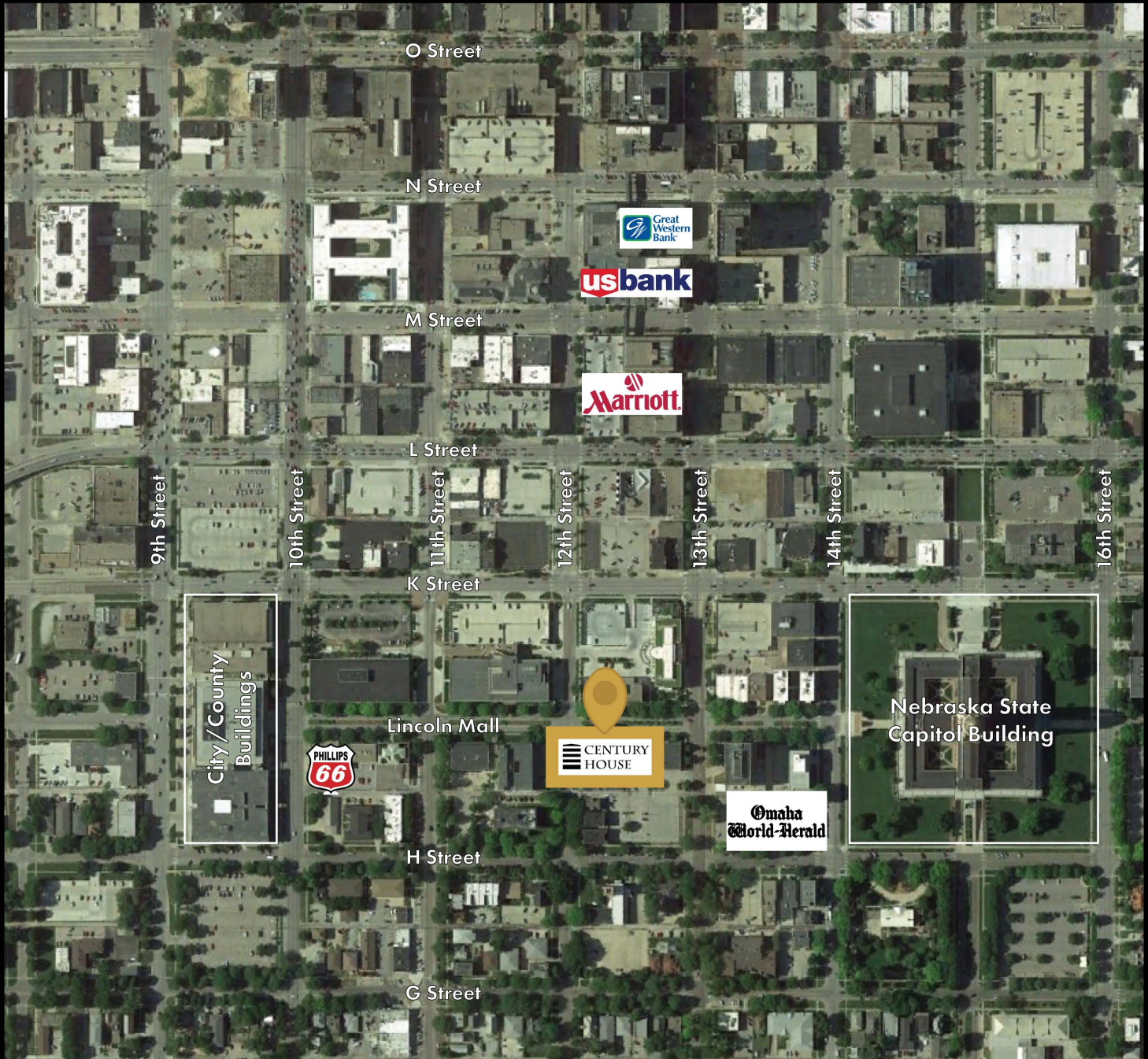


“Bruning Law Group has been a tenant of Century House for the past seven years. During that time, the owners and their management team have always been very attentive to our firm’s needs. The property and maintenance managers quickly assist with any issue that we bring to their attention. We have been very pleased with our tenure at Century House.”

-Bruning Law, Tenant



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Please contact an agent for additional details, questions, or to schedule a time to view the space!



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Chart Your Course with Concorde Real Estate Advisors so your journey in real estate has the local knowledge, local expertise and the local presence you deserve!

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