



**For Lease**

**The Douglas Building  
209 South 19th Street  
Omaha, NE 68102**

Located one block from the Douglas County Courthouse and the Federal Courthouse within the heart of the CBD. Tenants enjoy a full time and on-site building maintenance man, a part time lot porter, a daily coffee bar, incredible views and two levels of dedicated underground parking.

**Listing agents:**

**Eric Renner, CCIM**  
402 651 7166  
erenner@omnepartners.com  
[omnepartners.com](http://omnepartners.com)

**Marc Siemers**  
402 881 5035  
msiemers@omnepartners.com



13340 California Street, Suite 100  
Omaha, NE 68154  
402 697 8899



## Availability

<b>Lease Rate:</b>	\$16.00 FS
<b>Total Available:</b>	11,129 SF
<b>Total Contiguous:</b>	4,488

## Property Highlights

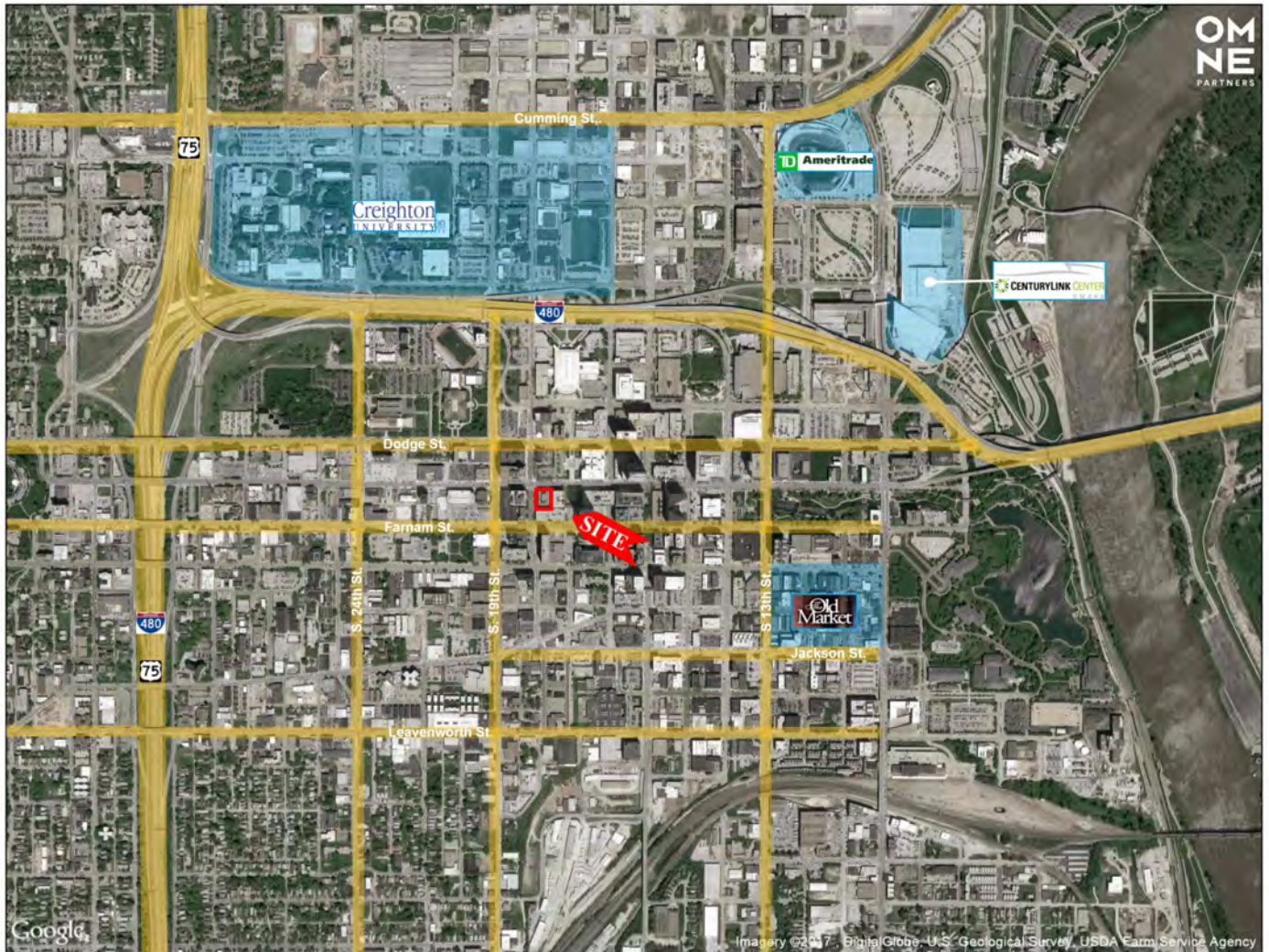
<b>Building Size:</b>	72,999 SF
<b>Year Built:</b>	1965
<b>Number of Floors:</b>	6
<b>Total Site Area:</b>	0.38 Acres

<b>Suite</b>	<b>Square Feet</b>	<b>Price: SF/MSF</b>
323	2,041	\$16.00
475	4,488	\$16.00
525	3,100	\$16.00
640	1,876	\$16.00
675	1,665	\$16.00

# The Douglas Building

## 209 South 19th St., Omaha, NE

### Aerial



Leasing Information: 402 697 8899

NOTE: All dimensions are approximations and are not guaranteed. Please field verify all measurements

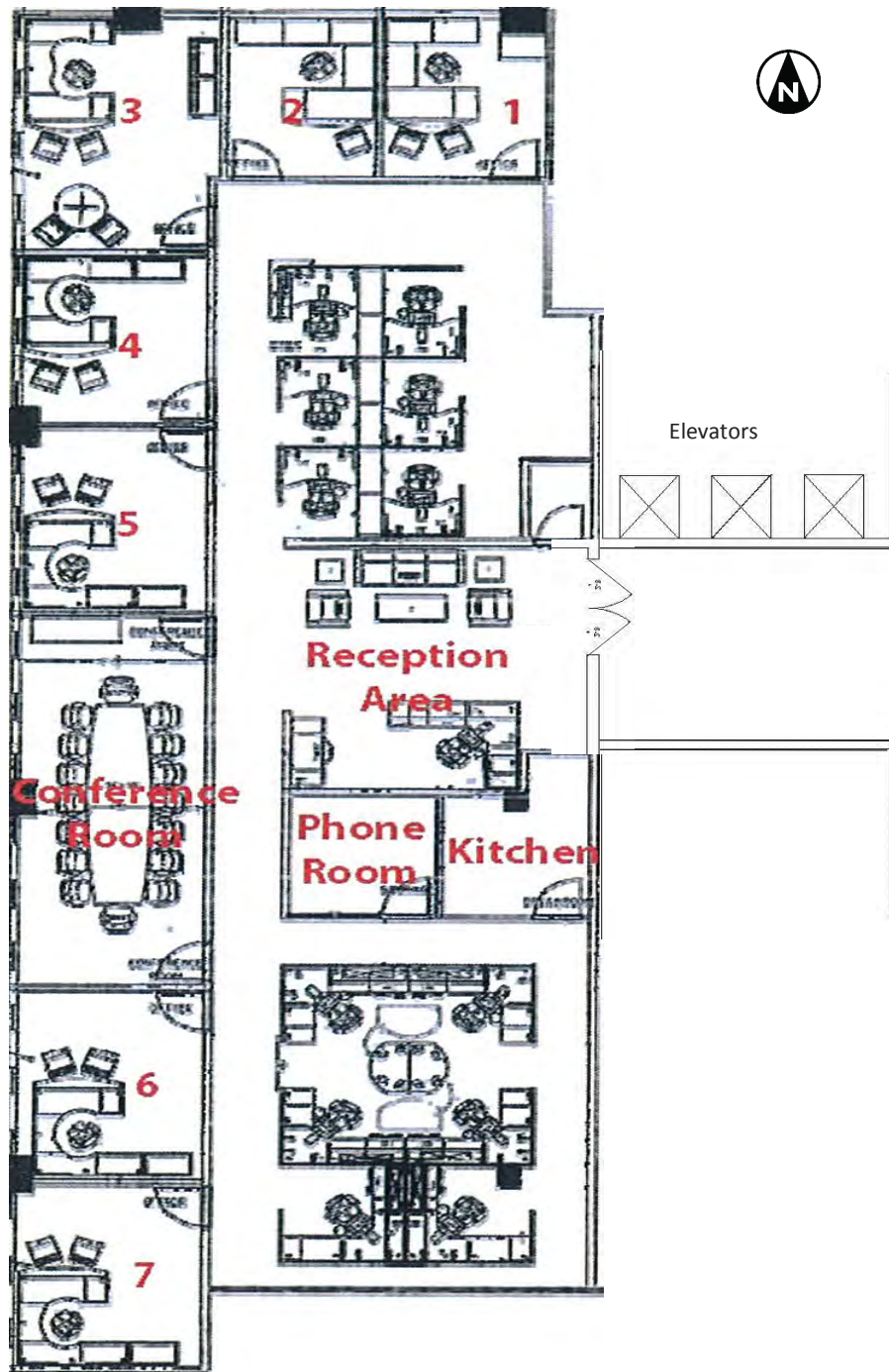
# The Douglas Building Garage/Surface Parking Options Aerial



Leasing Information: 402 697 8899

NOTE: All dimensions are approximations and are not guaranteed. Please field verify all measurements

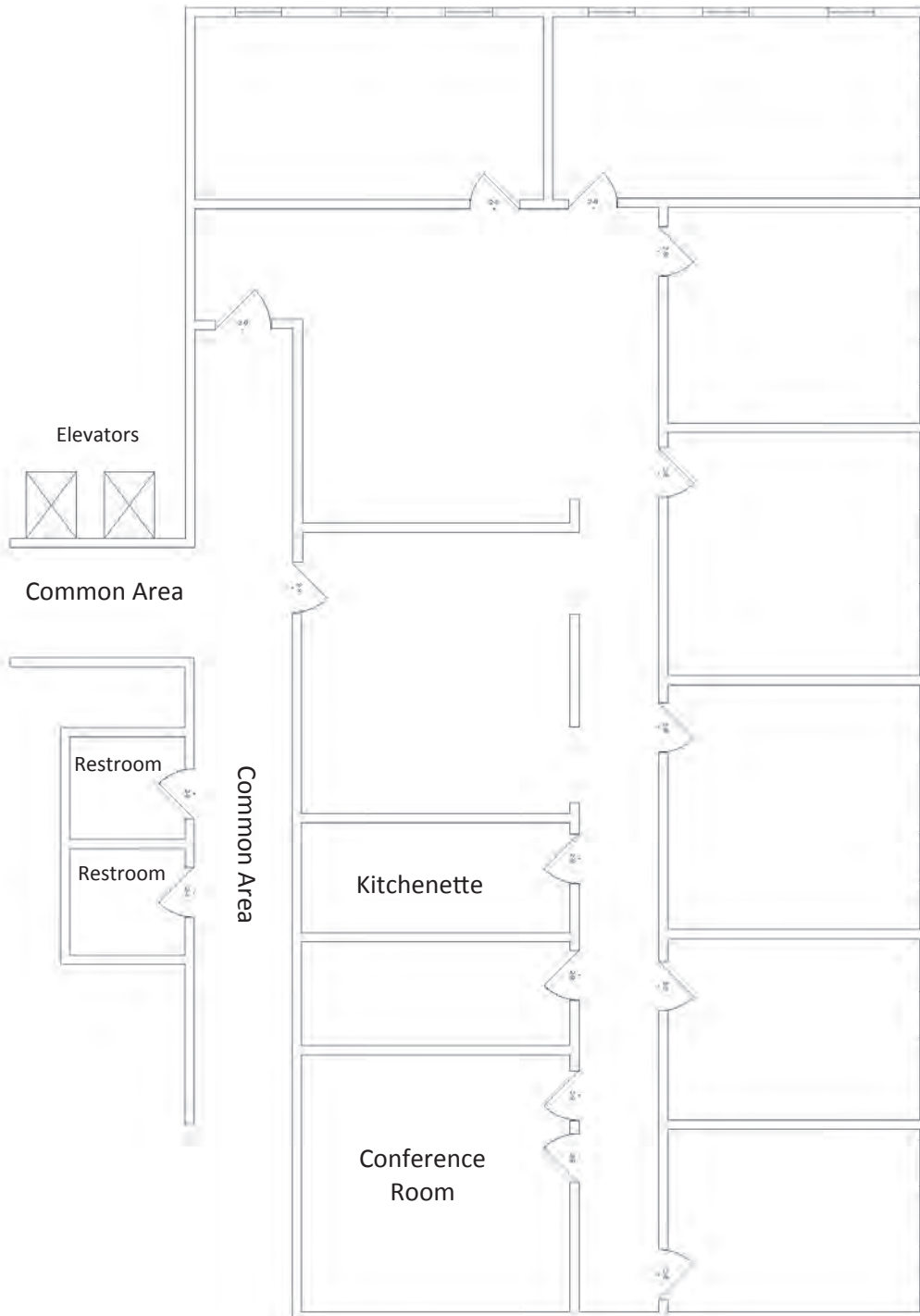
209 South 19th Street  
Suite 475  
4,488 RSF



Leasing information: 402 697 8899

NOTE: All dimensions are approximations and are not guaranteed. Please field verify all measurements.

**209 South 19th Street**  
**Suite 525**  
**3,100 RSF**



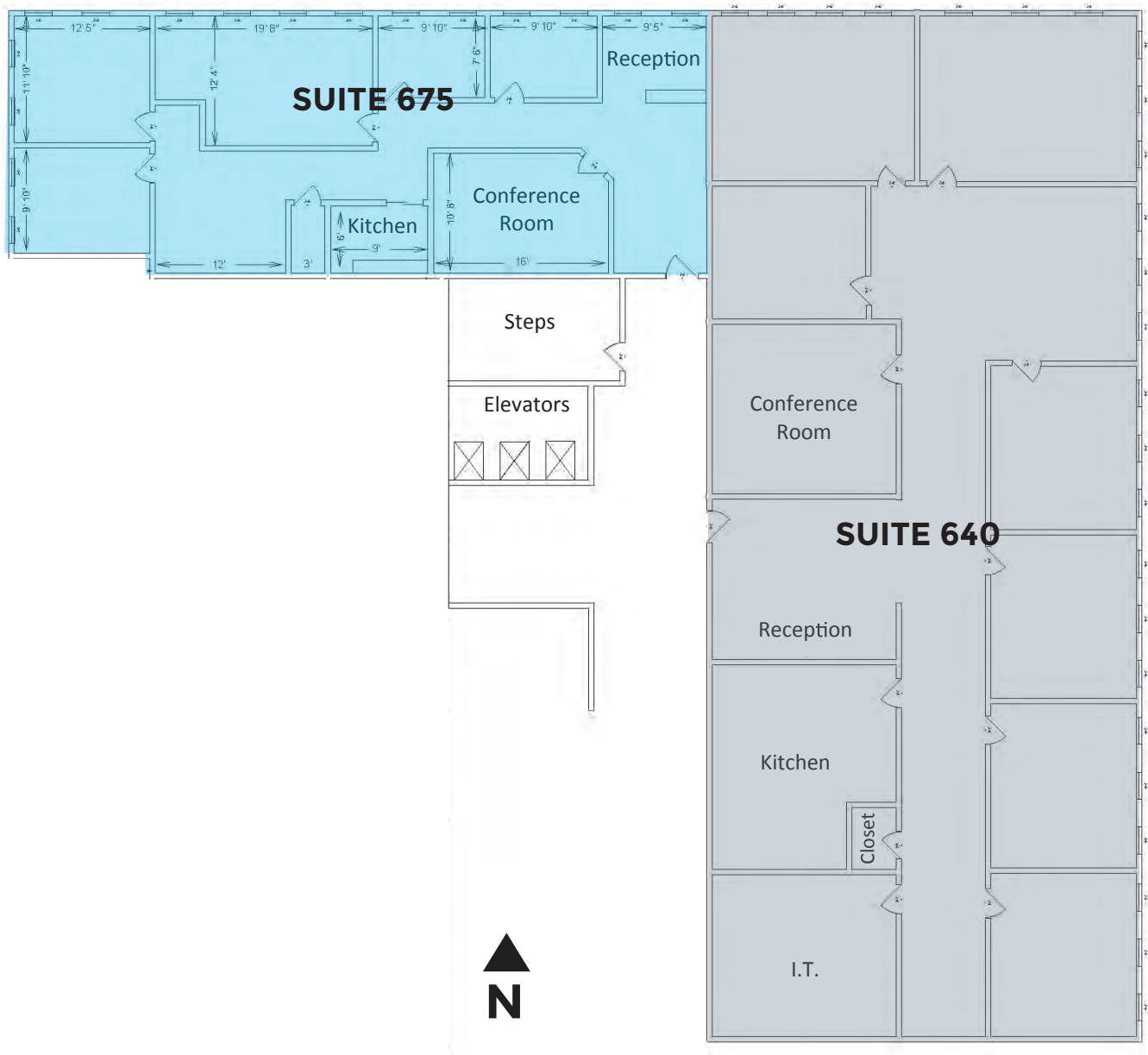
**Leasing information: 402 697 8899**

**209 South 19th Street  
6th Floor**

Suite 640 - 1,876 RSF

Suite 675 - 1,665 RSF

Total Contiguous - 3,541 RSF



Leasing information: 402 697 8899

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