

# OAK VIEW MALL

3001 S. 144th Street / Omaha, NE 68144

Regional Shopping Mall / For Lease



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**WE ARE  
THE CENTER  
OF RETAIL**

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COMPANY**

#### PROPERTY OVERVIEW

**Join the diverse tenant mix of a Regional Shopping Mall!**




The Oak View Mall is located on the SEC of 144th and West Center Road, and anchored by Dillards, JCPenney and The Rush Market.

#### PROPERTY HIGHLIGHTS

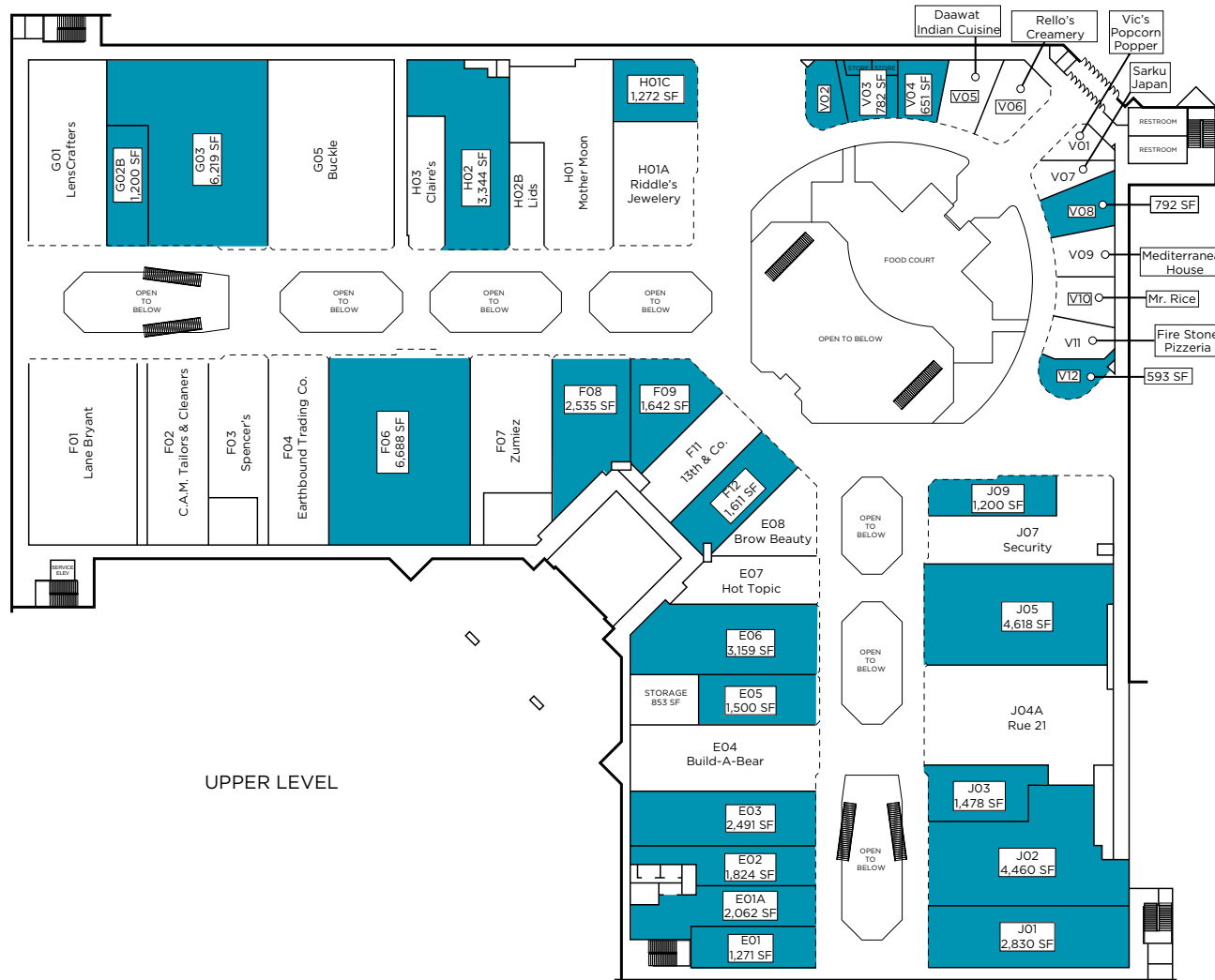
Lease Rate	Contact Listing Agent
Total Available	100,978 SF 99,250 SF (Retail Space) 1,728 SF (Food Court)
Max Contiguous	14,584 SF
Minimum Contiguous	381 SF
Building Size	391,979 SF
Year Built	1990
Total Site Area	17.05 AC
Zoning	Mixed Use
Traffic Counts	45,384 EADT (144th & Center) 33,960 EADT (144th & Spring Street) 6,056 EADT (Oakview Drive & Hascall Street)



#### NEIGHBORHOOD DEMOGRAPHICS

	 POPULATION	 MEDIAN HOUSEHOLD INCOME	 NUMBER OF HOUSEHOLDS
1 Mile	8,896	\$77,987	3,715
3 Miles	92,777	\$85,278	36,207
5 Miles	241,513	\$85,505	95,444





UPPER LEVEL



LOWER LEVEL



## OAK VIEW MALL TENANTS

### DILLARD'S

Department store chain with designer apparel, shoes, accessories, beauty products and home goods.

### THE RUSH MARKET

Furniture store with unique home furnishings for an individual's unique style.

### JCPENNEY

A midscale American department store chain with 689 locations. In addition to selling conventional merchandise, JCPenney offers a large fine jewelry department, The Salon by Instyle and Sephora inside JCPenney.

### BUCKLE

American fashion retailer selling clothing, footwear and accessories for men, women and children.

### VIC'S CORN POPPER

Fresh gourmet popcorn available in gift boxes, canisters and in bulk.

### VICTORIA'S SECRET

American lingerie, clothing and beauty retailer.

### CHAMPS SPORTS

Sports retail store with products that include apparel, equipment, footwear and accessories.



