

FOR SALE

Jiffy Lube Net Lease

5819 Maple Street | Omaha, NE 68104



INVESTMENT HIGHLIGHTS

- Single-Tenant NNN Auto Service Property
- Proven Operator with Multiple Locations
- Lease Expiration 12/31/2025
- 5.81% Cap Rate

SPENCER SECOR

+1 402 548 4069
spencer.secor@lundco.com

RICHARD SECOR, JR.

+1 402 548 4010
richard.secor@lundco.com



**CUSHMAN &
WAKEFIELD**

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COMPANY**

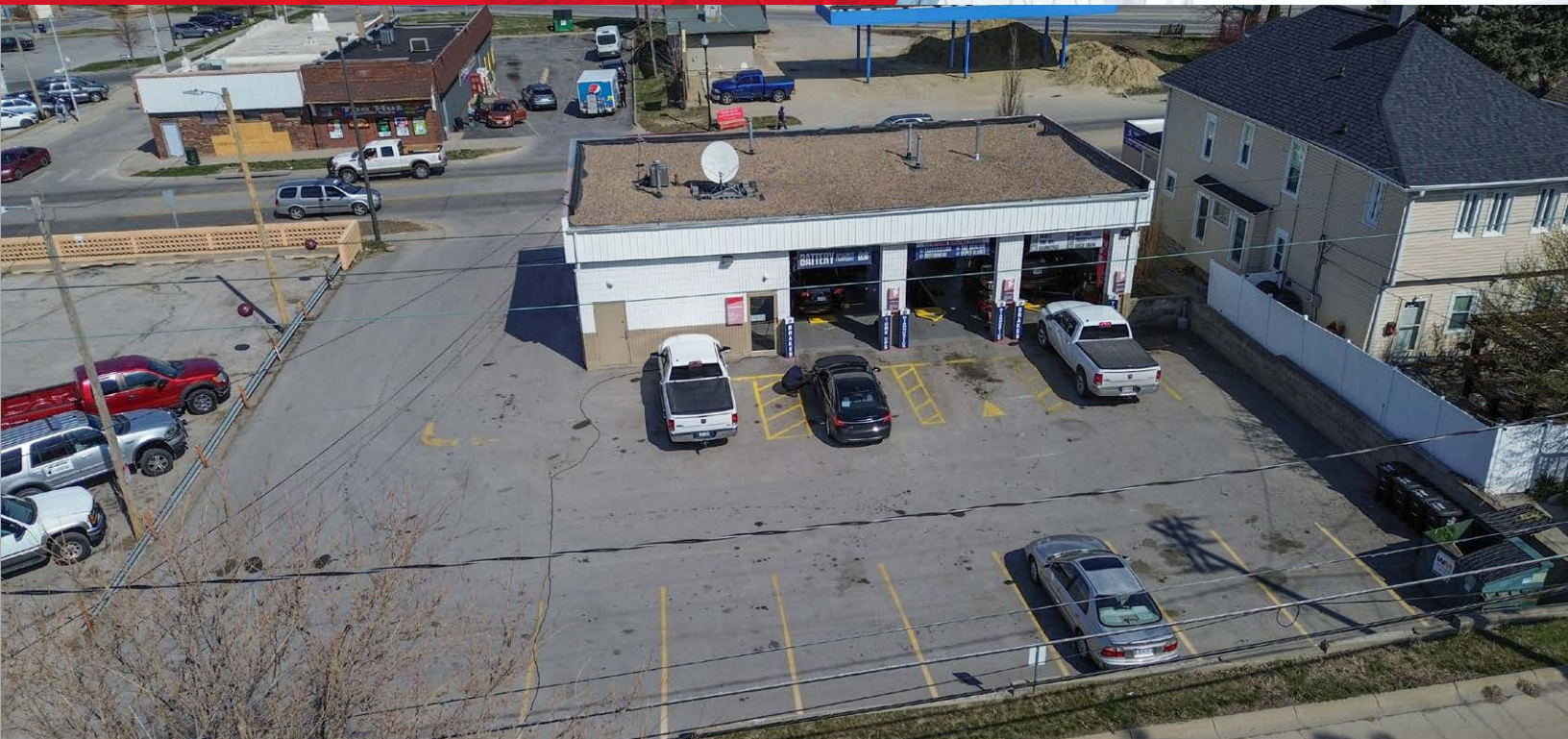
450 Regency Parkway, Suite 200 | Omaha, NE 68114
Main +1 402 393 8811
lundco.com

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Property Highlights

Sale Price	\$550,000
Price/SF	\$286.46
NOI	\$31,980
Total Bldg. SF	1,920 SF
Year Built	1988
Land Area	0.28 Acre
Zoning	NBD

Demographics

	1 Mile	3 Mile	5 Mile
Population	20,287	131,765	279,199
AVG. HH Income	\$91,815	\$76,843	\$81,279
No. of Households	8,815	60,110	127,683

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TRADE MAP



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