



AVAILABLE SPRING 2021
14600 DAVENPORT STREET

The Carson Building at
Heartwood Preserve
Omaha, Nebraska

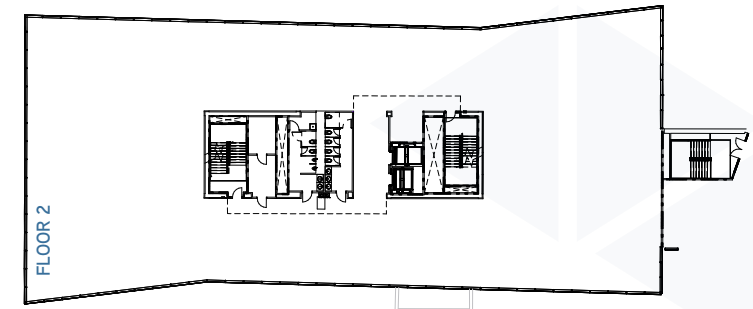
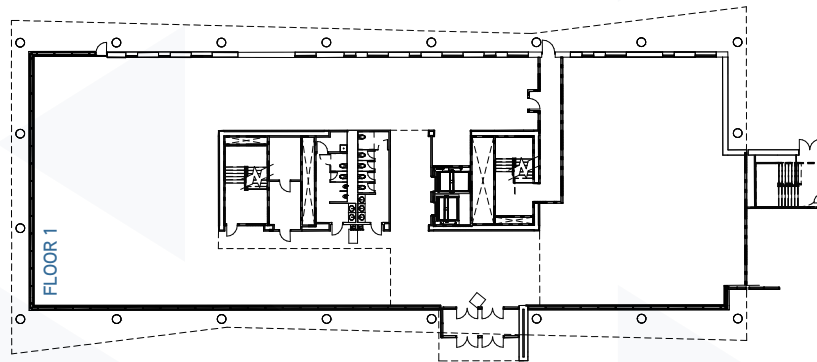
DRAMATIC NEW CITYSCAPE IN WEST OMAHA

Colliers International | Omaha is excited to offer **14600 Davenport Street** located in Heartwood Preserve at the intersection of 144th & West Dodge Road.

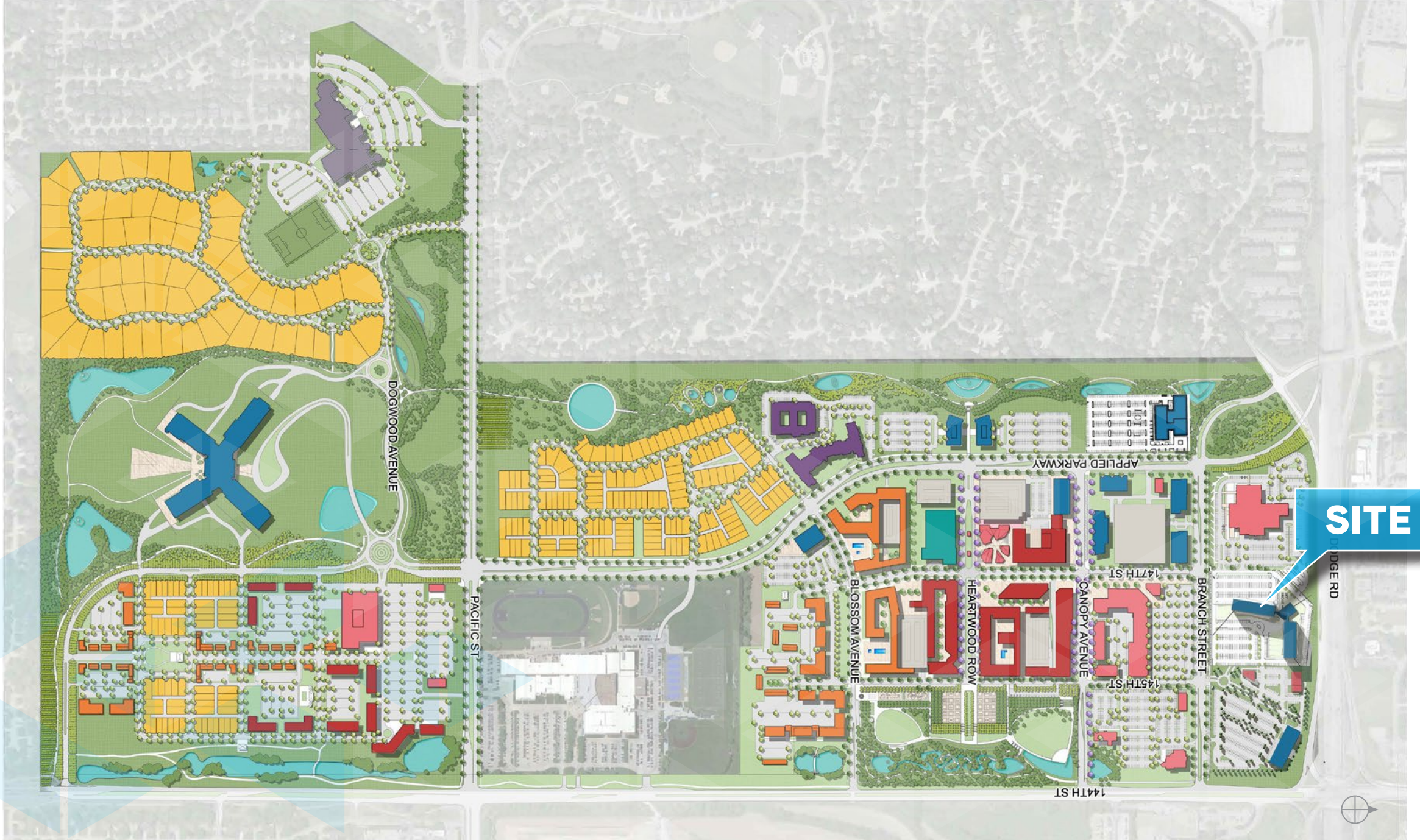
Featuring an upward sweeping roofline, 14600 Davenport Street is currently **pre-leasing 31,012 square feet** of Class A office space spanning two floors

The exterior features a transparent skin inviting ample interior daylighting to a **mix of private and collaborative workspaces**. The interior design of the property supports innovations in how people work, enabling flexibility through technology and space planning. It supports **untethered workstyles** via data connectivity and a variety of touchdown spaces.

- **31,012 square feet available Spring 2021** with an asking price of \$26.00/SF
- Rooftop terraces and decks
- Interior spaces feature high tech and social amenities
- Glass exterior gives interior light and transparency
- Sweeping views of Heartwood Preserve
- Live, work, play environment



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1.65 MILLION
Square Feet of Office Space

500,000
Square Feet of Retail

300 ROOM
Full Service Hotel

1,630
Multi-Family Residential

430 UNITS
of Single Family Homes

80 ACRES
Parks and Open Space

8 MILES
of Paths and Open Trails

300 UNITS
of Assisted Living



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