

FOR SUBLEASE > RETAIL SPACE

1817 WEST BROADWAY

COUNCIL BLUFFS, IA 51501



Accelerating success.



Building information

Type of Listing:	Retail for Sublease	Intersection:	West Broadway & 18th
Price:	\$6.00/SF	Submarket:	W Pottawattamie County
Operating Type:	NNN		
Est. Expenses:	\$1.50/SF (2019)	Heat & A/C:	Yes
Available:	Immediately	Ceiling Height:	15'
Total SF Available:	50,455 SF	Sprinkler:	Yes
Total Building SF:	50,455 SF	Restrooms:	Per code
Year Built:	1976	Parking:	Ample

Length of Sublease:	6/30/2028
TI Allowance:	Negotiable
Rent Escalator:	Negotiable
Lease Form:	Landlord's

Overview

Situated on 3.54 acres, outstanding sublease opportunity located along the West Broadway corridor. This former grocery store features great visibility, maximum signage, and ample parking. Sublease through 6/30/2028.

Information furnished is from sources deemed reliable, but is not guaranteed by Colliers International, or its agents, and is subject to change, corrections, errors and omissions, prior sales, or withdrawals without notice.

Contact us

AGENT: Mike Potthoff
+1 402 763 11751
Omaha, NE
Mike.Potthoff@colliers.com

COLLIERS INTERNATIONAL
6464 Center Street | Suite 200
Omaha, NE 68106
www.colliers.com

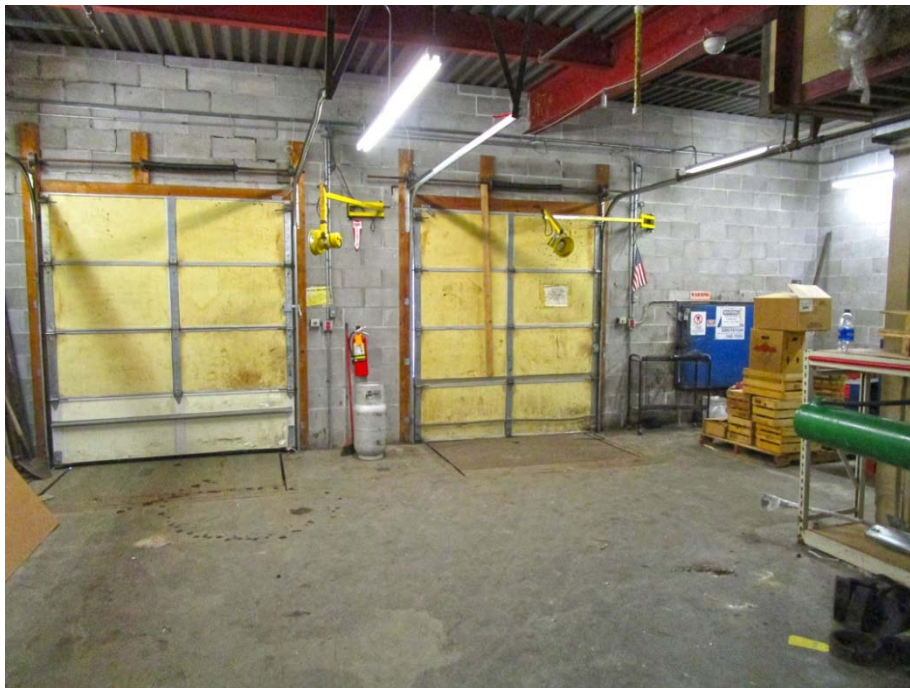
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Interior photos



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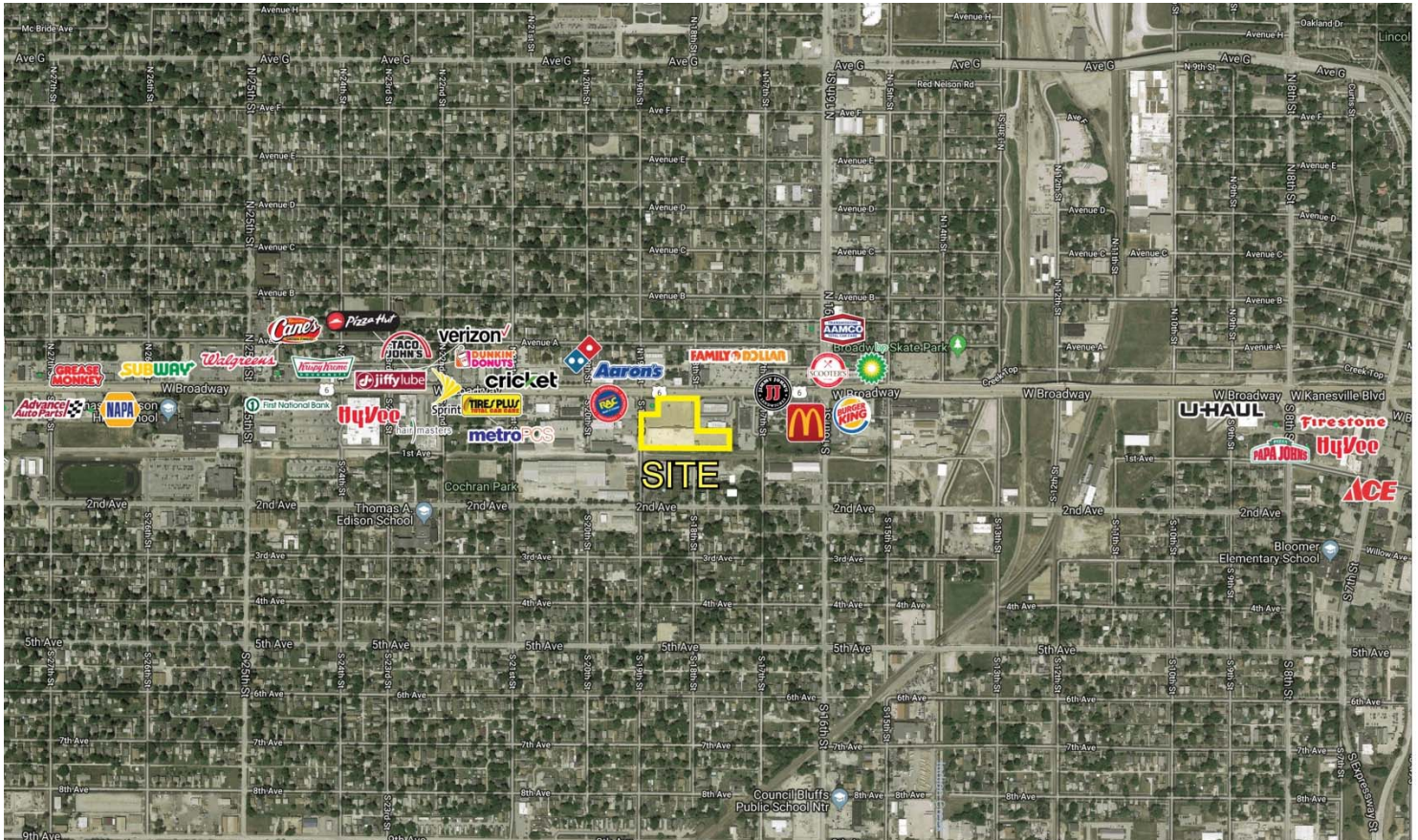
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Aerial



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