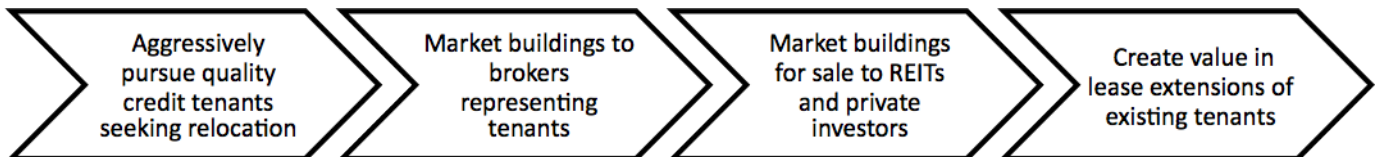


9290 West Dodge Rd
Omaha, NE 68114

Objectives:

Location 93rd & West Dodge Rd, Omaha, Nebraska
Size Represent landlord in leasing office space for four buildings
Appearance Retained architect to provide suggested improvements to enhance common area
Property Type Office Spaces
Project Year 2011

Timeline:



Challenges:

- Limited demand from potential clients
- Large supply of quality, competing space in a great location that needed focused representation
- Create building value to position the buildings for sale to REITs and private investment groups

Results: To Be Updated upon Sale

Closing Date
Price
Price PSF

Highlights:

- In first 6 months of representation:
- QA3 Financial – 10-year lease for 5,400 SF
 - Ellick Jones Law Firm – 10-year lease for 3,900 SF
 - Scorr Marketing – 5-year lease for 1,750 SF