



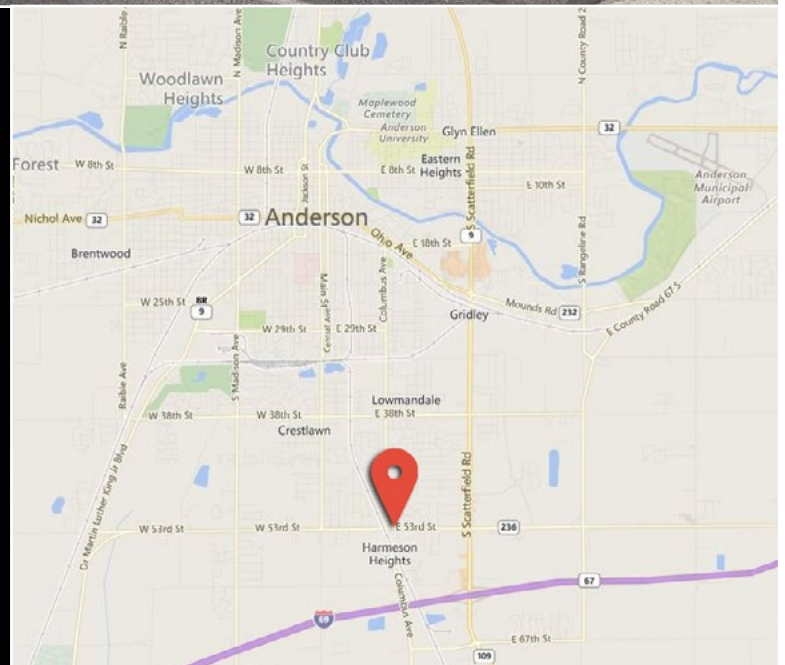
# Anderson Office Space

1320 E 53rd Street Anderson, IN 46013



## Details:

- \$10/SF Modified Gross Lease
- +/- 2,000 SF
- Four offices, lobby, conference room, and his and hers restrooms.
- Ample parking.
- Pylon signage.
- High visibility.



**Keith Dedrick SIOR, CCIM**  
Cell: 317-502-3622  
E-mail: keith@ccgbrokers.com

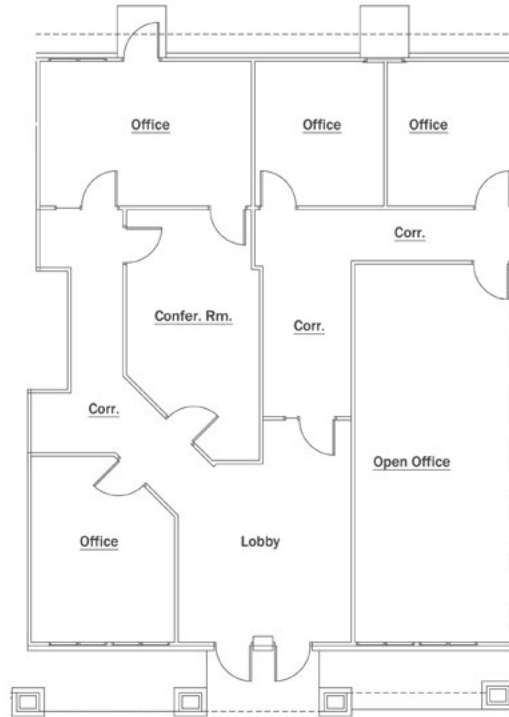
**Corporate Commercial Group**  
11495 N Pennsylvania, Suite 225 Carmel, IN 46032  
Office: 317-818-1941





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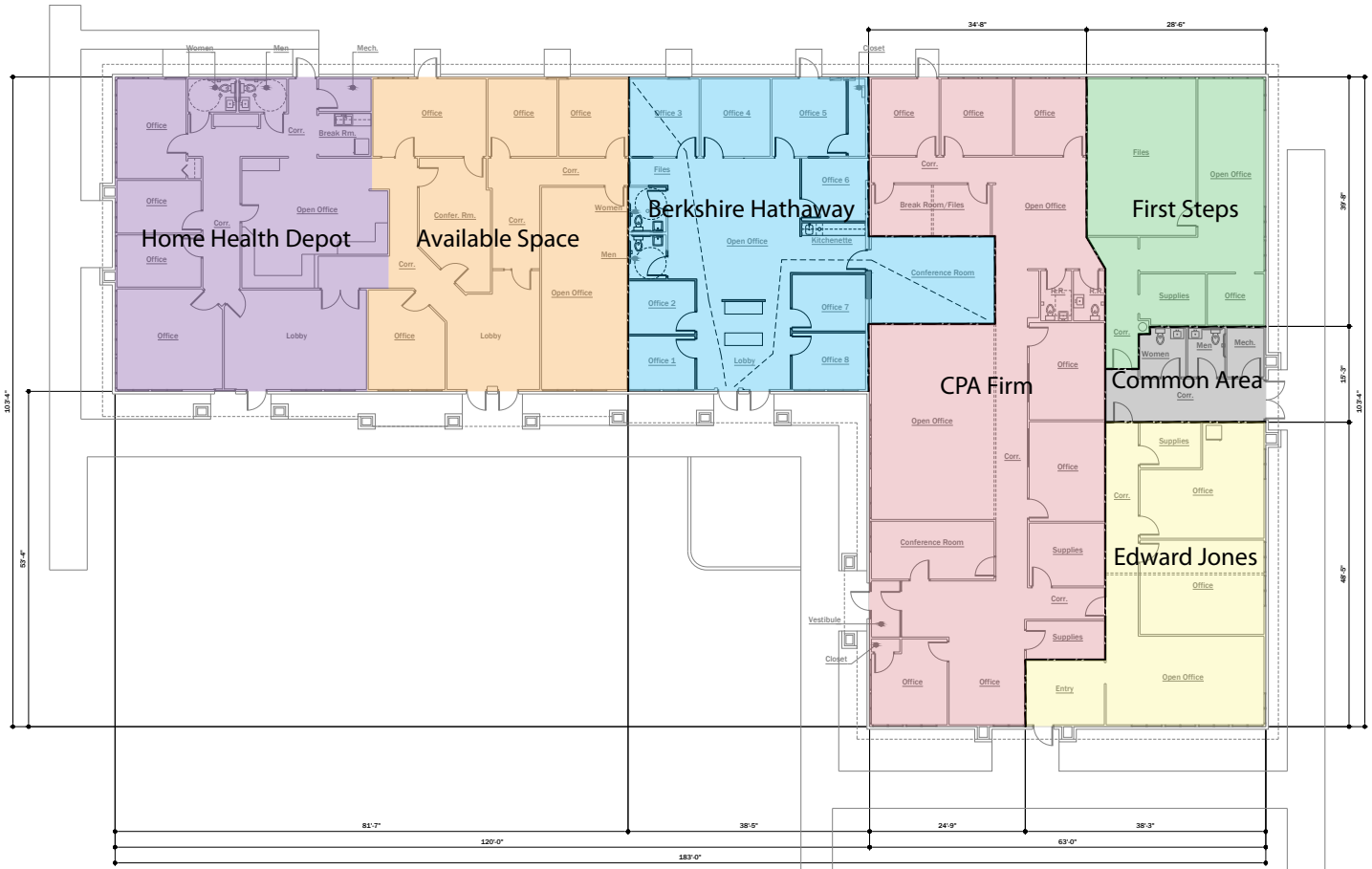
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Measure	1 Mile Radius	3 Mile Radius	5 Mile Radius
Population 2018	4,667	29,242	63,882
Annual Population Rate	-0.09%	-0.21%	-0.18%
Households 2018	2,392	12,938	26,762
Ave. Household Size 2018	1.95	2.24	2.29
Ave. Household Income 2018	\$47,925	\$46,875	\$54,488
Median Home Value 2018	\$85,879	\$77,073	\$90,220

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