

FOR SALE | OFFICE BUILDING

19 W. 10th Street | Anderson, IN 46016



ABOUT THE LISTING

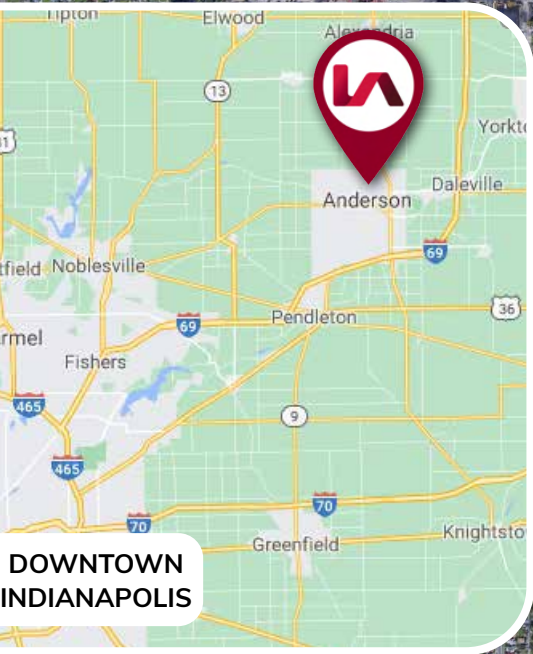
- Price reduced to \$199,500.00
- Can accommodate two separate users, as there are two addresses (9 and 19) and two distinct front entries.
- Walking distance to city and county offices and the new transit center.
- Adaptable layout with mixture of private offices, work areas, meeting areas, and storage areas.
- Parking for seven cars at attractive rear entrance. Eleven free, 2 hour limit parking spaces across from front entry, and 52 public parking spaces less than a half block away on the SE corner of Meridian and 10th Streets.
- 6,156 SF Single Story Office Building
- Basement of 3,852 square feet for additional storage.

DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
EST. POPULATION	11,527	51,365	70,973
AVG. HH INCOME	\$40,918	\$55,305	\$59,600
DAYTIME POP.	13,803	40,326	57,558

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