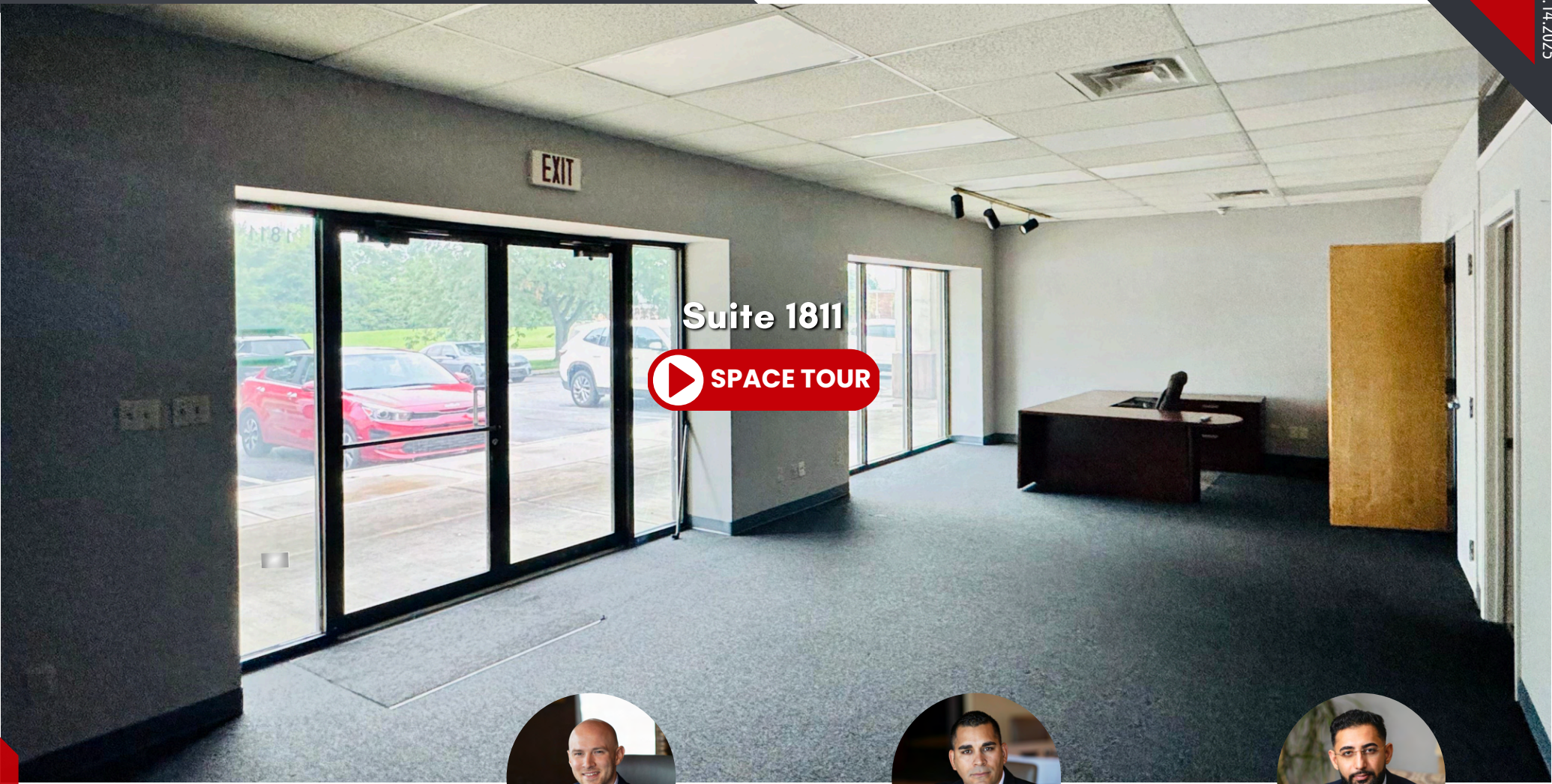


For Lease | Flex Office & Workspace – ±1,700 SF

Contact Jay for Lease Rate & Tours

 1811 University Blvd, Anderson, IN

v. 11.14.2025




Suite 1811

 SPACE TOUR



**James Storey**    
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# Property Overview

## » Property Address **1811 University Blvd, Anderson, IN 46012**

- **Center Name:** University Plaza – Anderson
- **Total Building Size:** ±16,552 SF
- **Lot Size:** ±2.42 Acres
- **Property Zoning:** B3 – Neighborhood Retail Shopping Center
- **Year Built:** 1998
- **Suite 1811 Size:** ±1,700 SF
- **Ceiling Height:** ±9 ft
- **Parking:** Ample on-site parking within University Plaza
- **For Lease Rates:** Contact Brokers

## » Highlights

- **Flexible open workspace**
- **Retail-friendly front entry with natural light**
- **Private office + storage**
- **Dedicated shipping & receiving room**
- **Shared restrooms**
- **Rear access for deliveries or staff entry**
- **Large storefront windows with natural light**



*University Plaza - Anderson*

## » Permitted Uses

- **Retail:** boutique, specialty shop, convenience
- **Office:** professional, administrative, medical/wellness
- **Training/Education:** tutoring, CDL classroom, certification
- **Studios:** fitness, dance, martial arts, art/creative
- **Service Businesses:** salon, spa, barber, nails/lashes
- **Light Food/Beverage:** café, dessert shop (no hood)
- **Showroom/Display:** flooring, remodeling, home products

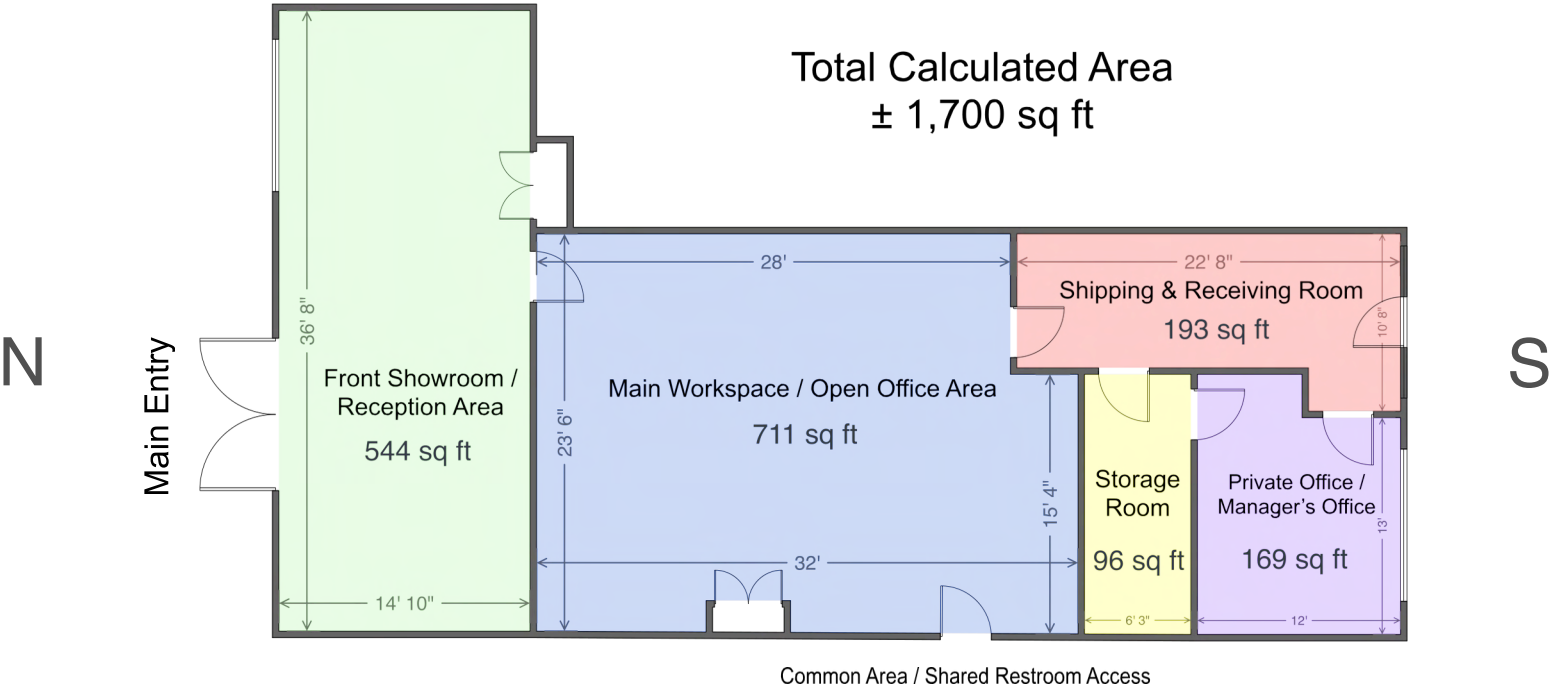
# Floor Plan

## University Plaza – Anderson

### Suite 1811

E

Total Calculated Area  
± 1,700 sq ft



W



## Suite 1811 Interior Images ( $\pm 1,700$ SF)





## Suite 1811 – Interior Images Continued



# LET'S CONNECT

## HERE'S HOW WE HELP YOU SUCCEED



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