

PROPERTY WEBSITE



AVAILABLE SF

45,166 SF

LEASE RATE

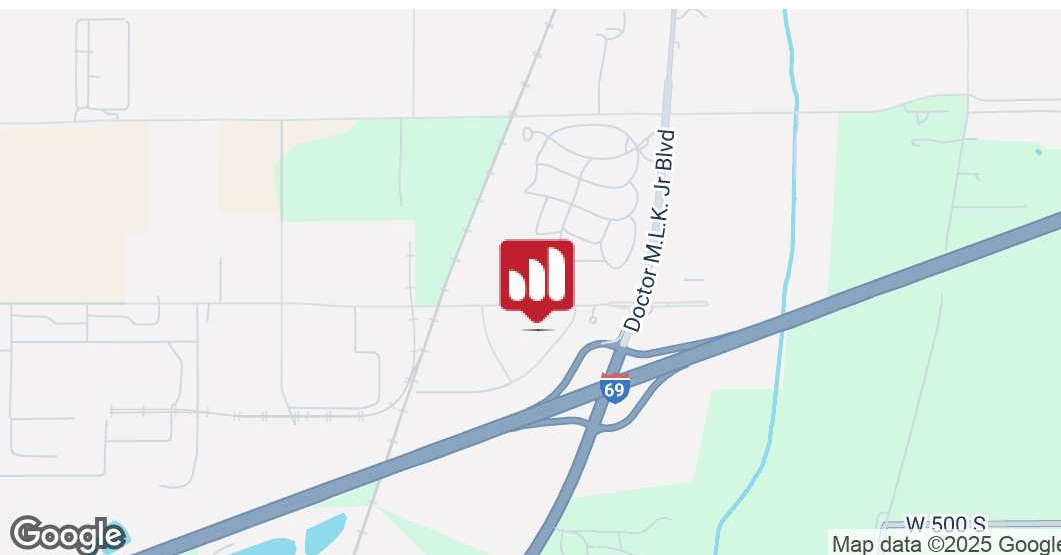
\$12.00 SF/YR (NNN)

PROPERTY HIGHLIGHTS

- Desirable 45,166 SF office space
- Great use for a call center or corporate headquarters
- Prime PUD zoning
- 500 parking spots
- High visibility

FOR LEASE

2828
ENTERPRISE DR.
Anderson, IN 46013



MATT FERGUSON

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2828 ENTERPRISE DR.

2828 Enterprise Dr., Anderson, IN 46013

FOR LEASE



PROPERTY DESCRIPTION

Discover a professional office space in a prime Anderson location. This well-appointed property at 2828 Enterprise Dr offers modern office layouts, private meeting rooms, & ample natural light—perfect for businesses seeking functionality & comfort. Conveniently located near I-69, the building ensures easy access for clients & employees alike. Ideal for administrative or professional services. Whether you're expanding or relocating, this property delivers the space and accessibility your business needs.

LOCATION DESCRIPTION

Located in the heart of Anderson's growing commercial corridor, 2828 Enterprise Dr. offers convenient access to a wide range of amenities & services. Just minutes from I-69, the location provides quick connectivity to Indianapolis & the broader Central Indiana region. Nearby, you'll find Anderson University, Ascension St. Vincent Hospital, & the Flagship Enterprise Center—a hub for innovation & business development. The area also benefits from proximity to Harrah's Hoosier Park Racing & Casino, drawing regional traffic & supporting a strong local economy. Ideal for office users seeking accessibility & community resources.

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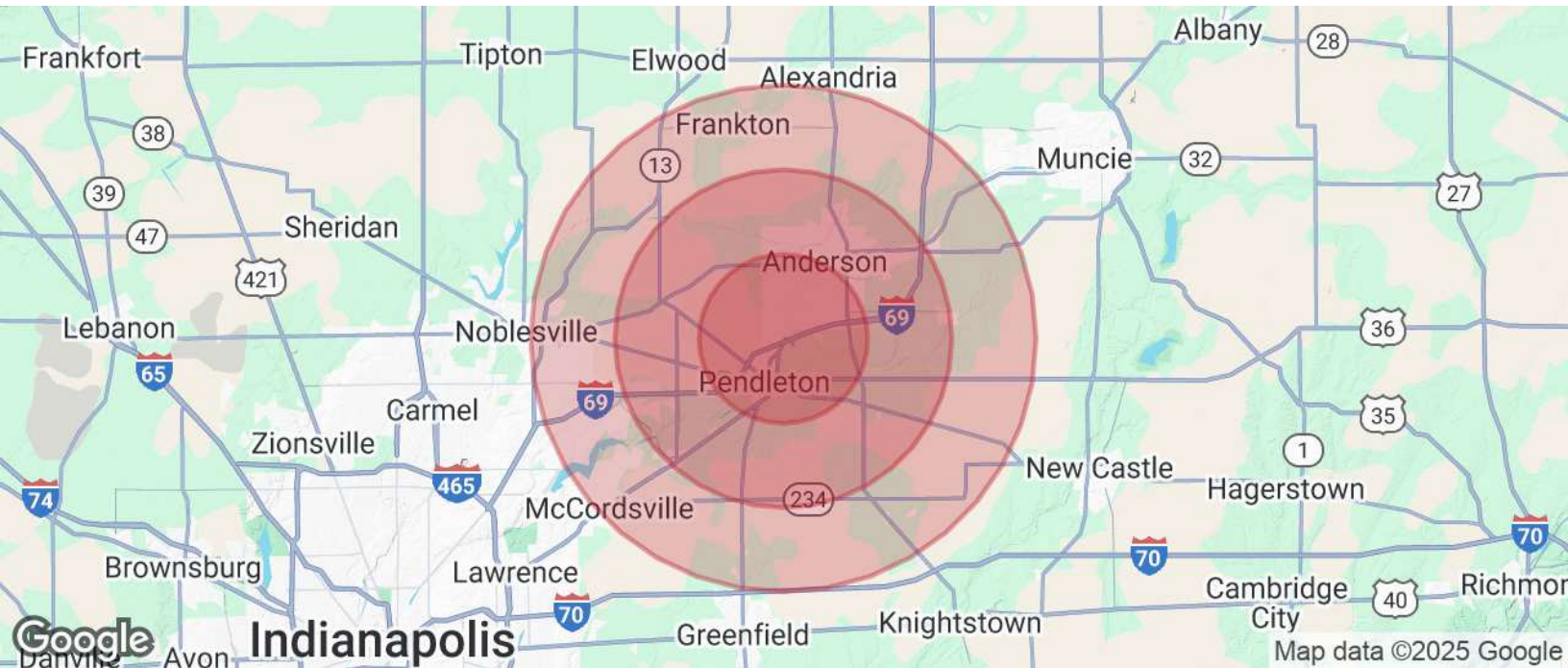
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POPULATION	5 MILES	10 MILES	15 MILES
Total Population	48,439	125,291	243,676
Average Age	41	41	39
Average Age (Male)	40	40	38
Average Age (Female)	42	42	40

HOUSEHOLDS & INCOME	5 MILES	10 MILES	15 MILES
Total Households	19,498	50,202	92,143
# of Persons per HH	2.5	2.5	2.6
Average HH Income	\$72,501	\$86,266	\$114,766
Average House Value	\$166,936	\$216,479	\$301,425

Demographics data derived from AlphaMap

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