

# Cross Property Client Full

## Commercial/Industrial Property



MLS#: **189548** Status: **ACT** Area: **6** L/Price: **\$16.68**  
Address: **2827 W 26TH Street Unit#500SF** O/Price: **\$16.68**  
City: **Erie** Zip: **16506** Type: **CMLLSE**  
Municipality: **Millcreek Township**  
Ap LotSz: **188x246** Acreage: **1.16**  
Co Index: **33-071-290.0-001.00** Zoning: **C-1** Zoning 2:  
Co Index 2:

### BUILDING INFORMATION

Total SF: **500/MEASURE** Construc: **REMARKS** Yr Built: **1963**  
Office SF: Min Rts: #RestRm:  
Leased: **N** #Park/Surf:  
RailSdng: #OverhdDr: #DockLvLrs:  
Sprnklr: Crane Cap: Ceil Ht:  
Fencing: Pres Use: **Vacant Retail**  
Site Study: **N** Wetlnd Stdy: **N** Survey: **N**  
Audio/Video Rcrd Device on Premise: **Yes**

Recent: **2/9/26 : NEW**

### LEASE INFORMATION

Lease:

### UTILITIES

Heat: Water: **PUBLIC**  
Fuel: Sewer: **PUBLIC**  
A/C: Amp/Volt/Ph:  
Rmks: **500 square foot vacant retail space available for lease in Ferrier's Plaza. Base rent is \$695 per month, plus \$45.00 of additional rent per month for snow plowing and common area maintenance. Tenant pays all utilities, interior maintenance, and personal liability insurance. Space features its own restroom and has abundant free parking available. Well-located and highly visible. Benefit from the high foot traffic created by PNC Bank, Ferrier's Hardware, Pizza Pete's, Tim Horton's and CopyRight.**

Recording Device Desc: **Security**

Dir: **From I-79, turn west onto West 26th Street. Follow to 2827 W 26th Street. Property located on southeast corner of Legion Avenue and W 26th Street.**

### FINANCIAL INFORMATION

Deposit: **\$695** County/Yr: **\$8728 / 2026** Assessed Value  
School/Yr: **\$21054 / 2025** Land: **\$402,500**  
City Twp/Yr: **\$6041 / 2026** Imprv: **\$855,100**  
Total Taxes: **\$35,823** Totl: **\$1,257,600**  
Transfer Tax: **N/A** Sellers Disclosure: **N**

Megan Zimmerman

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