



**147 East 12th St.  
Erie, PA 16501**

**For Lease:  
\$40,000 /Yr., NNN**

Located near busy  
downtown Erie

**Contact:**

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**Property Highlights:**

**Square Feet:** 28,000 SqFt  
**Lot Size Front:** 200 Ft  
**Lot Size Right:** 140 Ft  
**Water/Sewer:** Public  
**Zoning:** C-3

This is a ground lease listing for \$40,000.00 per year, NNN. Less than a mile from Gannon University and less than two miles from Mercyhurst University. Blocks from the heart of downtown Erie.

