


8400 Peach St, Erie, PA 16509-4719, Erie County

APN: 40-016-072.0-032.00 CLIP: 1006404332

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	N/A	04/12/1994
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	N/A	113,256	N/A	RES ACG	

OWNER INFORMATION			
Owner Name	Knobloch Paul D	Tax Billing Zip+4	2950
Tax Billing Address	1119 Spring Valley Dr	Owner Occupied	No
Tax Billing City & State	Erie, PA	Mailing Address	1119 Spring Valley Dr
Tax Billing Zip	16509		

COMMUNITY INSIGHTS			
Median Home Value	\$300,109	School District	FORT LEBOEUF SD
Median Home Value Rating	4 / 10	Family Friendly Score	56 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	26 / 100	Walkable Score	36 / 100
Total Incidents (1 yr)	237	Q1 Home Price Forecast	\$299,796
Standardized Test Rank	82 / 100	Last 2 Yr Home Appreciation	25%

LOCATION INFORMATION			
School District Name	Fort Leboeuf School	Township	Summit Twp
Census Tract	112.02	Topography	Above Street
Subdivision	Tract 392	Flood Zone Code	X
Zoning	AL3	Flood Zone Panel	42049C0212D
Map Page/Grid	40-0016	Flood Zone Date	02/19/2014

TAX INFORMATION			
Tax ID	40-016-072.0-032.00	Tax Area	40
Parcel ID	40016072003200	Lot Number	3200
Legal Description	8400 PEACH ST 2.6 AC CAL		
Township Tax	\$50	School Tax	\$659
County Tax	\$306	Tax Year	2025

ASSESSMENT & TAX			
Assessment Year	2025	2024	2023
Assessed Value - Total	\$46,300	\$46,300	\$46,300
Assessed Value - Land	\$46,300	\$46,300	\$46,300
Market Value - Total	\$46,300	\$46,300	\$46,300
Market Value - Land	\$46,300	\$46,300	\$46,300
YOY Assessed Change (\$)	\$0	\$0	
YOY Assessed Change (%)	0%	0%	
Tax Year	Total Tax	Change (\$)	Change (%)
2023	\$921		
2024	\$974	\$53	5.78%
2025	\$1,015	\$41	4.23%

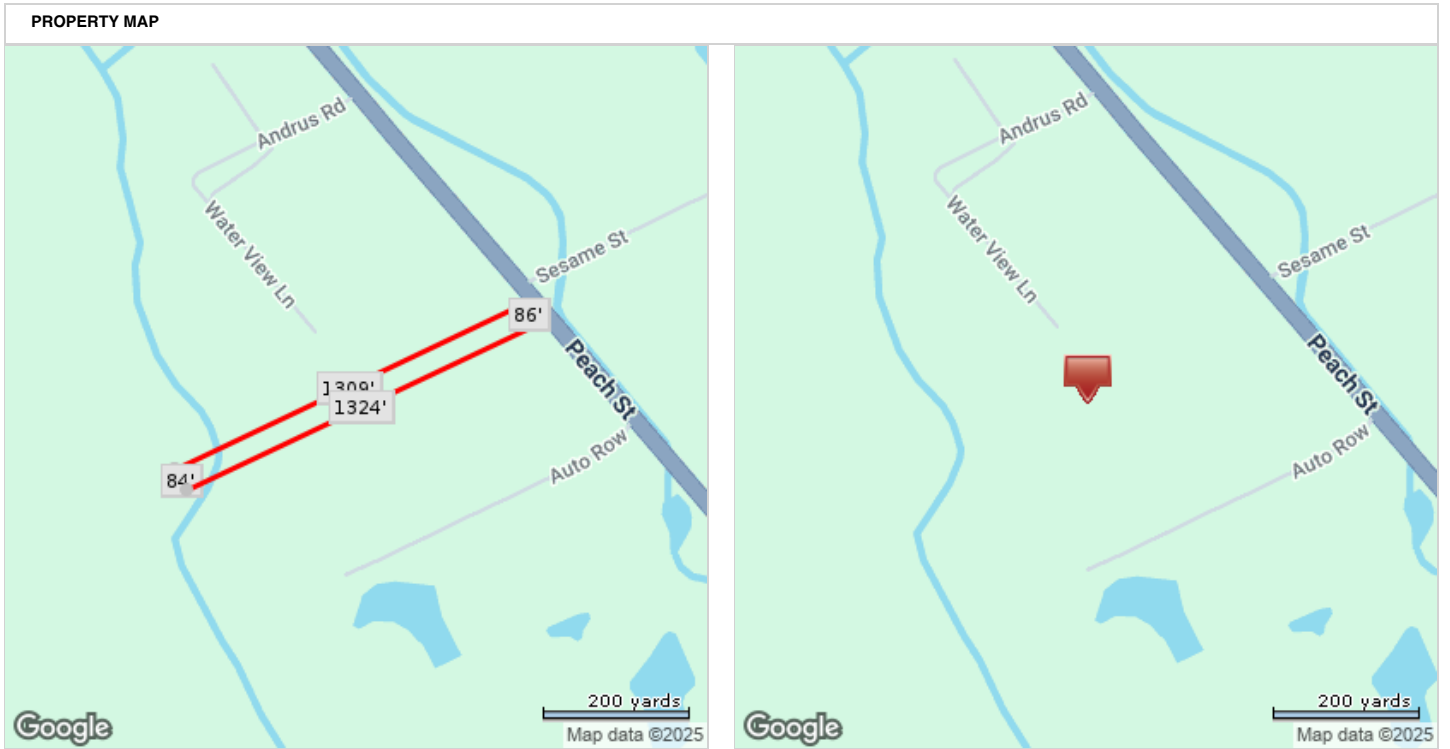
CHARACTERISTICS			
Land Use - Corelogic	Residential Acreage	Lot Area	113,256
Land Use - County	Res Vacant	Water	Public
Lot Acres	2.6	Sewer	Public Service

SELL SCORE	
Value As Of	2025-09-28 04:44:37

LAST MARKET SALE & SALES HISTORY			
Recording Date	04/20/1994	Document Number	330-314
Settle Date	04/12/1994	Deed Type	Deed (Reg)
Owner Name	Knobloch Paul D		

Recording Date 03/27/2018 02/29/2016 04/20/1994

Sale/Settlement Date	03/22/2018	02/25/2016	04/12/1994
Nominal	Y	Y	
Buyer Name	Knobloch Paul D 2015 Trust	Knobloch Patricia E 2015 Trust	Knobloch Thomas A & Knobloch Patricia
Buyer Name 2			Knobloch Patricia
Seller Name	Knobloch P E 2015 Trust	Knobloch Patricia E	
Document Number	5552	3971	330-314
Document Type	Quit Claim Deed	Quit Claim Deed	Deed (Reg)



*Lot Dimensions are Estimated