

# Hawthorne Dr, Erie, PA 16509, Erie County

APN: 40-017-073.0-019.08 CLIP: 2208169354

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	\$550,000	03/31/2021
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	N/A	483,952	N/A	COML ACG	

OWNER INFORMATION			
Owner Name	S & F Realty Partners	Tax Billing Zip	16506
Tax Billing Address	2300 Powell Ave	Tax Billing Zip+4	1844
Tax Billing City & State	Erie, PA	Mailing Address	2300 Powell Ave

COMMUNITY INSIGHTS			
Median Home Value	\$272,497	School District	FORT LEBOEUF SD
Median Home Value Rating	4 / 10	Family Friendly Score	60 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	39 / 100	Walkable Score	37 / 100
Total Incidents (1 yr)	174	Q1 Home Price Forecast	\$284,087
Standardized Test Rank	82 / 100	Last 2 Yr Home Appreciation	16%

LOCATION INFORMATION			
School District Name	Fort Leboeuf School	Township	Summit Twp
Census Tract	112.02	Topography	Flat/Level
Subdivision	J Robert Baldwin Indust Park	Flood Zone Code	X
Zoning	AD1	Flood Zone Panel	42049C0211D
Map Page/Grid	40-0017	Flood Zone Date	02/19/2014

TAX INFORMATION			
Tax ID	40-017-073.0-019.08	Lot Number	1908
Tax Area	40		
Legal Description	HAWTHORNE DR LOT 8 11.11 AC NET S0037-0031		
Township Tax	\$426	School Tax	\$5,217
County Tax	\$2,585	Tax Year	2024

ASSESSMENT & TAX			
Assessment Year	2024	2023	2022
Assessed Value - Total	\$391,050	\$391,050	\$230,600
Assessed Value - Land	\$391,050	\$391,050	\$230,600
Market Value - Total	\$391,050	\$391,050	\$230,600
Market Value - Land	\$391,050	\$391,050	\$230,600
YOY Assessed Change (\$)	\$0	\$160,450	
YOY Assessed Change (%)	0%	69.58%	
Tax Year	Total Tax	Change (\$)	Change (%)
2022	\$4,464		
2023	\$7,778	\$3,314	74.22%
2024	\$8,228	\$450	5.78%

CHARACTERISTICS			
Land Use - Corelogic	Commercial Acreage	Lot Area	483,952
Land Use - County	Commercial Vacant	Water	Public
Lot Acres	11.11	Sewer	Public Service

SELL SCORE			
Value As Of	2024-09-01 04:42:29		

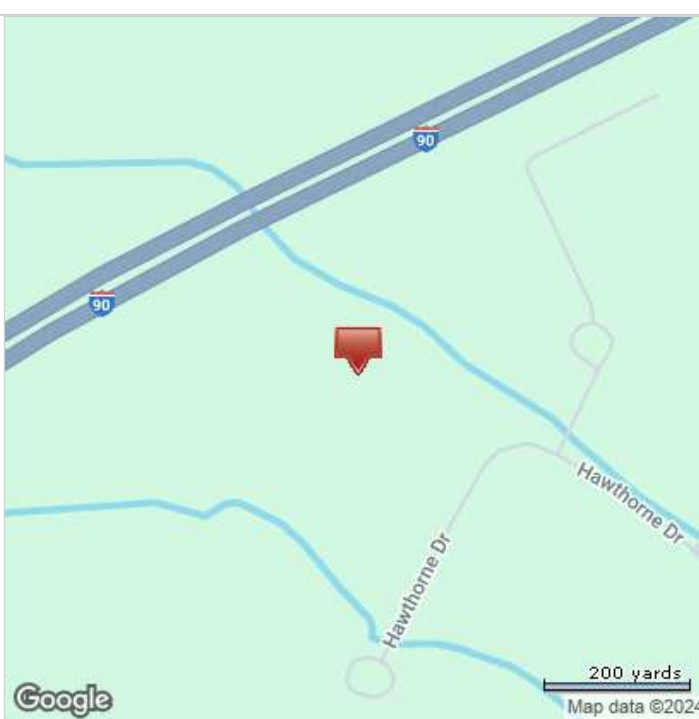
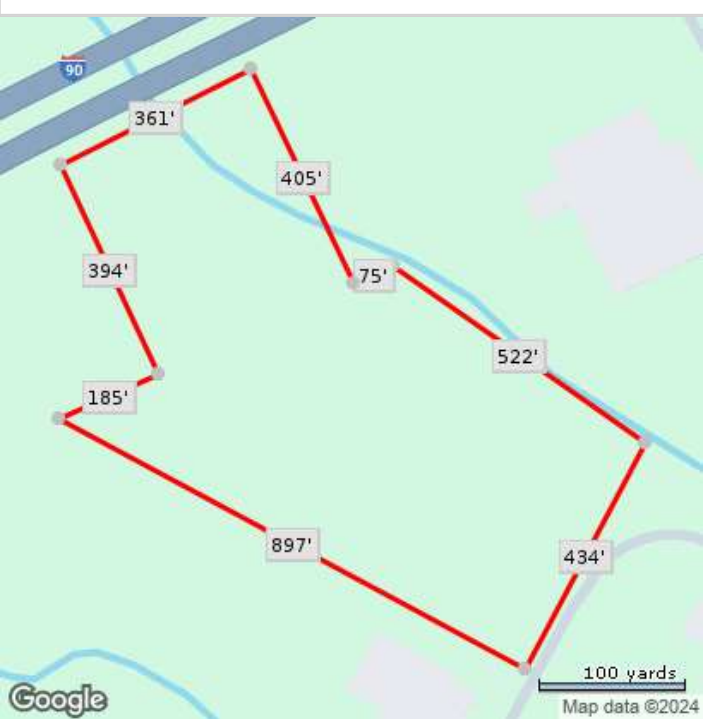
LAST MARKET SALE & SALES HISTORY			
Recording Date	03/31/2021	Seller	Fedorko Peter J Jr
Settle Date	03/31/2021	Document Number	7653
Sale Price	\$550,000	Deed Type	Deed (Reg)
Owner Name	S & F Realty Partners		

Recording Date	03/31/2021	08/03/2007	08/07/1990
Sale/Settlement Date	03/31/2021	06/25/2007	
Sale Price	\$550,000	\$5,896	
Buyer Name	S & F Realty Partners	Fedorko Peter J Jr & Mary L	Owner Record
Buyer Name 2		Fedorko Mary L	
Seller Name	Fedorko Peter J Jr	Heynoski Casimiera T	Owner Record
Document Number	7653	1437-311	132-150
Document Type	Deed (Reg)	Deed (Reg)	Deed (Reg)

**MORTGAGE HISTORY**

Mortgage Date	12/13/2010
Mortgage Amount	\$750,000
Mortgage Lender	First Niagara Bk
Mortgage Code	Conventional
Mortgage Type	Refi
Borrower Name	Fedorko Peter J & Mary L
Borrower Name 2	Fedorko Family Lp

**PROPERTY MAP**



\*Lot Dimensions are Estimated