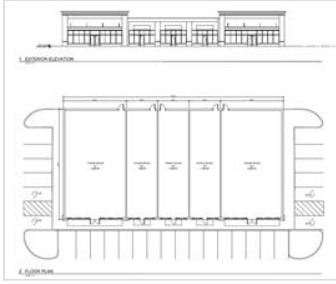


Cross Property Client Full

Commercial/Industrial Property



MLS#: **189095** Status: **ACT** Area: **6** L/Price: **\$30.00**
Address: **2381 ZIMMERLY ROAD** Road O/Price: **\$30.00**
City: **Erie** Zip: **16506** Type: **CMLLSE**
Municipality: **Millcreek Township**
Ap LotSz: **506x862** Acreage: **4.03**
Co Index: **33-141-666.0-002.00** Zoning: **MU** Zoning 2:
Co Index 2:

BUILDING INFORMATION

Total SF: **9800/PLANS** Construc: **REMARKS** Yr Built:
Office SF: Min Rts: #RestRm:
Leased: **N** #Park/Surf:
RailSdng: #OverhdDr: #DockLvtrs:
Sprnklr: Crane Cap: Ceil Ht:
Fencing: Pres Use: **PreDevelopment Commercial Bldg**
Site Study: **N** Wetlnd Stdy: **N** Survey: **Y**
Audio/Video Rcrd Device on Premise: **No**

Recent: **12/15/25 : NEW**

LEASE INFORMATION

Lease: **Pre-development commercial building; multiple spaces available**

UTILITIES

Heat: Water: **PUBLIC**
Fuel: Sewer: **PUBLIC**
A/C: Amp/Volt/Ph:

Rmks: **Announcing Interchange Plaza! This ideally-located 9,800 square foot new development is located at the signalized intersection at Interchange Road (aka Zimmerly Road) across the street from the Humane Society. Join Erie Federal Credit Union, Dollar General, Niagara Car Wash, Andover Bank, Country Fair and multiple medical tenants at Niagara Village. Spaces available from 1,400 square feet to 9,800 square feet. Space will be delivered ready for tenant's decor. Occupancy November 2026. Final deposit TBD. Additional listings at MLS #189096; 189097; 189098; 189099; 189100.**

Recording Device Desc:

Dir: **From the intersection of I-79 and Interchange Road, go west to the first traffic signal. The new development is on the right.**

FINANCIAL INFORMATION

Deposit: **\$3,500**

County/Yr: **\$310 / 2025**
School/Yr: **\$785 / 2025**
City Twp/Yr: **\$216 / 2025**
Total Taxes: **\$1,311**
Transfer Tax: **N/A**

Assessed Value

Land: **\$46,900**
Imprv: **\$0**
Totl: **\$46,900**
Sellers Disclosure: **N**

Megan Zimmerman

12/15/2025 11:48:28 AM