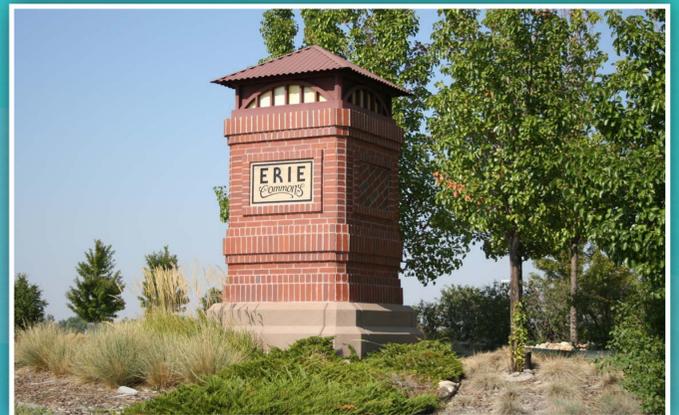
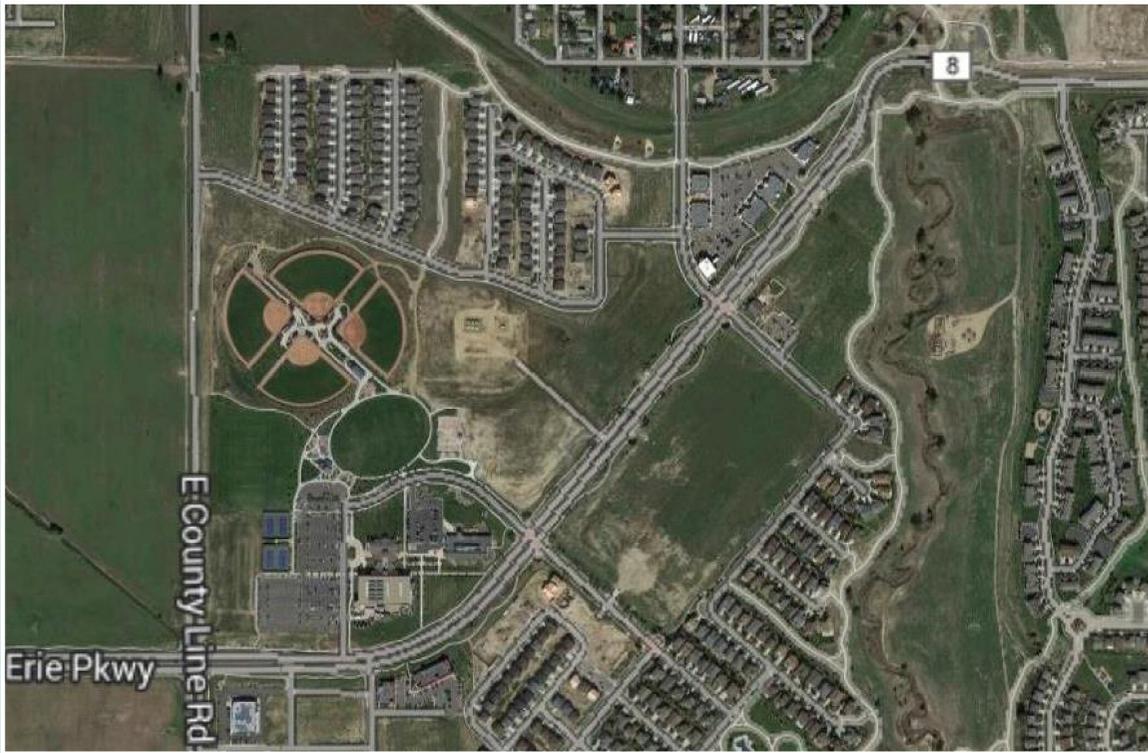


ERIE PARKWAY & BRIGGES

your customers are already here



AVAILABLE PROPERTY

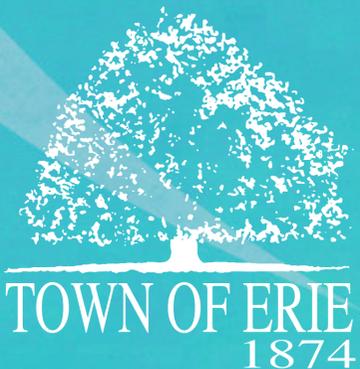
- **SWC:** David Hicks Lampert is representing 5 pad sites within a mixed-use site.
- **NWC:** Cushman & Wakefield is representing 6.1 acres of retail and mixed-use adjacent to the Community Park. **Under Contract**
- **NEC:** Existing Commercial Center-Buildings and units available for purchase or lease.

Thriving Boomers: Unspoiled Splendor

GENERAL DEMOGRAPHICS

	1 MILE	3 MILE	5 Mile
Population	4,965	21,941	51,778
Housholds	1,796	7,735	19,365
Avg. Household Income	\$107,444	\$122,545	\$111,107
Median Age	37.8	38.0	38.8
% Owner Occupied Housing Units	82.7%	87.0%	79.4%
% Age 25+ Bachelor Degree or Higher	42.8%	50.3%	49.0%

- AADT 17,904 (2016)
- The walkability of this intersection is amazing. The Erie Community Center, park, library, post office, miles of trails, a variety of housing options and smaller retailers makes this an active place.
- Properties are located within the Historic Old Town Erie Urban Renewal Area.



For more information, visit us at
www.erieco.gov/economic_development
 303.926.2769

