

**AVAILABLE**

3906 Peach Street  
Erie, PA 16509

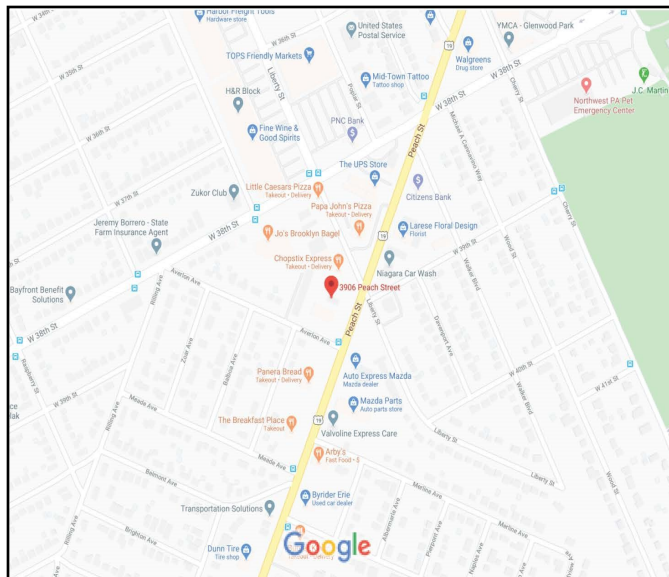
**FOR SALE**



**Baldwin Brothers, Inc.**  
2540 Village Common Dr.  
Erie, Pennsylvania 16506  
Tele: 814-454-4541  
Fax: 814-455-3288  
www.baldwinbros.com



## MAP



## DESCRIPTION

- High profile signalized corner
- 28,000+ VPD
- Vibrant retail trade area
- 111 x 236

## DEMOGRAPHICS

- Population
  - 1 Mile - 15,907
  - 3 Mile - 104,183
  - 5 Mile - 152,671
- Average HH Income
  - 1 Mile - \$69,357
  - 3 Mile - \$59,671
  - 5 Mile - \$64,740

For more information, contact:

**John A. Munch**

Senior Vice President

P: 814-454-4541, ext. 254

F: 814-455-3288

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