

FOR LEASE

3,500± SF MIXED-USE SPACE

Liberty Center I | 3728 Liberty Street, Unit 16 | Erie, PA 16508



OFFERED AT:
\$10.00/SF/YR
(NNN)

PROPERTY HIGHLIGHTS

- 3,500± SF Mixed-Use Space Available For Lease
- Large Salesfloor With Approximately 24'7" Frontage
- 4 Offices/Rooms Including 2 Overlooking Salesfloor
- ADA Restroom, Warehouse/Storage & Utility Room
- High Traffic Area With Abundant Parking
- Excellent Visibility & On Bus Route
- Part Of 229,805± SF Center
- Anchored By Tops Markets & AMVETS Thrift Store
- Join Tops Market & Gas Station, AMVETS Thrift Store, Harbor Freight Tools, Erie Gymnastics Center, GNC, Dollar Tree, Rotech Healthcare, PA Wine & Good Spirits, H&R Block, Rent-A-Center, Stumpy's Hatchet House, Northwest Savings Bank, Werner Books & Coffee, Village Smithy Emporium, Fred's Furniture & More
- Tenant Pays Base Rent (\$10.00/SF/YR) + NNN + Utilities
NNN Charges Estimated At \$4.28/SF/YR Based On 2024
Approximately \$4,165/Month (Rent & NNN) + Utilities
- Tour Online:
<https://my.matterport.com/show/?m=xriR3EdyXph>



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FOR MORE INFORMATION PLEASE CONTACT

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SBRE

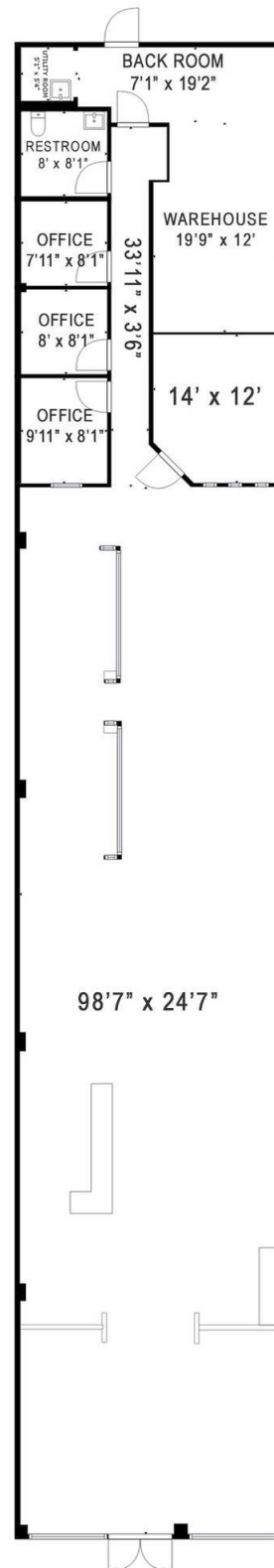
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360° VIRTUAL TOUR

Floor Plan

**3728 Liberty Street
Unit 16
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3,500± SF Gross Rentable Area
3,436± SF Gross Internal Area

Note: Drawing may not be to scale. All sizes & dimensions are approximate. Measurement accuracy is within 2% of reality.

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