



Greater Erie
Board of REALTORS[®], Inc.

PROPERTY TRANSFER REPORT

JANUARY 2026

report generated 02/16/26

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Greater Erie Board of REALTORS®, Inc.

PROPERTY TRANSFERS JANUARY 2026

ONE YEAR CHANGE • DEEDS TRANSFERRED IN ERIE COUNTY



TRANSFERS MONTH

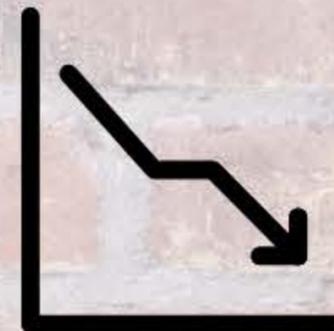
-0.4%

JAN 2025: 226
JAN 2026: 225

TRANSFERS YEAR-TO-DATE

-0.4%

JAN 2025: 226
JAN 2026: 225



AVG SALE PRICE

+9.6%

JAN 2025: \$233,864
JAN 2026: \$256,347



MED SALE PRICE

+12.0%

JAN 2025: \$150,000
JAN 2026: \$168,000

SOURCE: THE DAILY RECORD 01/01/26 - 01/31/26



Greater Erie
Board of REALTORS®, Inc.

PROPERTY TRANSFER REPORT

JANUARY 2026

ALL DATA FROM THE DAILY RECORD

DEEMED RELIABLE BUT NOT GUARANTEED

ERIE COUNTY ONLY, DATA NOT AVAILABLE FOR CRAWFORD COUNTY

AREA 01 - ERIE NORTHEAST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SUROVIEC JESSICA J	Y T P REMODELING LLC	1940 E 8TH ST	ERIE	\$110,500
DORE ALFRED L JR, AL	PENNAMON QUAYSHAWNA	314 E 13TH ST	ERIE	\$93,000
J & SONS INVESTMENTS LLC	FERRARA DONOVAN, AL	713 E 12TH ST	ERIE	\$82,000
BINDEMAN LAURA A	LEON COMMERCIAL LEASING LLC	616 EUCLID AVE	ERIE	\$76,500
PETERSON MARK, AL	PETERSON KYLE, AL	1851 LAKESIDE DR	ERIE	\$75,000
MUSTAFA SANER N	FADO MOHAMAD	1152 E 12TH ST	ERIE	\$70,000
RAYMAC INC	GINSBERG HOLDINGS LLC	1117 E 9TH ST	ERIE	\$68,000
AFFORDABLE RENTALS LLC	BARNO ABDURAZAKOVA	755 E 11TH ST	ERIE	\$37,000
MURCZYNSKI KATHLEEN	A N C INVESTMENTS LLC	439 E 4TH ST	ERIE	\$30,000
HAMILTON CARL E	NUNEZ LUIS A SERRANO	618 E 14TH ST	ERIE	\$17,125
ERIE LAND BANK	SANCHEZ JUANA M, VIR	520 E 5TH ST	ERIE	\$1,000
<i>11 DETAIL RECORDS FOR AREA 01</i>				
			TOTAL	\$660,125
			AVERAGE	\$60,011
			MEDIAN	\$70,000

AREA 02 - ERIE NORTHWEST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SORCE FAMILY PA LLC	LANE WRIGHT HOUSE LLC	235 W 6TH ST	ERIE	\$1,750,000
ANAVATOS LLC	MUSEUM VIEW 349 LLC	349 W 6TH ST	ERIE	\$585,000
EPPOS PROPERTIES LLC	SIXTH 408 10 LLC	414 W 6TH ST ETC	ERIE	\$475,000
EPPOS PROPERTIES LLC	SIXTH 507-09 LLC	507 W 6TH ST ETC	ERIE	\$475,000
ARMAD RIMA	WELLS ALEJANDRO JOSE MATOS	527 SEMINOLE DR	ERIE	\$450,000
DEWALT JOHN W	PEREZ BLAIN SCOTT, UX	417 VERMONT AVE	ERIE	\$270,000
MCCORMICK PIERRE TRUSTEE, AL	WEST CAROLYN TRUSTEE, AL	634 W 2ND ST	ERIE	\$237,900
VICTOR SYDNEY	SHAVER TREVOR M	461 W FRONT ST	ERIE	\$215,000
WELLS JOHN A, UX	WEIL DANE, UX	612 OHIO ST	ERIE	\$187,500
FELICIANO JAYSON	ROSATO CHRISTOPHER D JR	963 W 7TH ST	ERIE	\$145,000
LEWIS STEVEN C	PEREDERIY YURIY, UX	418 RASPBERRY ST ETC	ERIE	\$120,000
REA BRIAN A, UX	ROMAN PROPERTIES LLC	357 W 9TH ST	ERIE	\$115,000
SMITH PETER J, UX	T X C O PROPERTIES LLC	701 W 4TH ST ETC	ERIE	\$90,000
BAYLE LAWRENCE F	FIREWORM LLC	334 SHENLEY DR	ERIE	\$60,000
PENN RIVERA PROPERTIES LLC	CORRITORE JUSTIN, UX	306 POPLAR ST	ERIE	\$50,000
BENTLEY PRIME PROPERTIES LLC	HOFFMAN BRUCE E, UX	1060 W 5TH ST ETC	ERIE	\$39,500
DAVIS DAVID M, UX	R L W RENTALS LLC	713 W 7TH ST ETC	ERIE	\$30,000
JOHNSTONE GARY L ESTATE, AL	PENN RIVERA PROPERTIES LLC	306 POPLAR ST	ERIE	\$28,000
<i>18 DETAIL RECORDS FOR AREA 02</i>				
			TOTAL	\$5,322,900
			AVERAGE	\$295,717
			MEDIAN	\$166,250

AREA 03 - ERIE SOUTHWEST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
MICHALAK JOHN H, AL	JOHNSONS COLLISON LLC	1540 W 26TH ST	ERIE	\$550,000
BORT DENNIS P, UX	RUPERS LLC	1460 W 38TH ST	ERIE	\$440,000
F S J RENTAL PROPERTIES	F S J RENTAL PROPERTIES	1850 W GRANDVIEW BLVD	ERIE	\$337,417
BUZZANCO STELLA	BRUGGER DAVID J	460 W GORE BLVD	ERIE	\$325,000
Y T P REMODELING LLC	LASTIMOSA LEEVIHILDA, VIR	1448 W 36TH ST	ERIE	\$259,900

LE HUNG, AL	LE HUY V, UX	1925 W 22ND ST	ERIE	\$250,000
GANGEMI JANICE M ESTATE, AL	DAUER JAMES R II	4111 ZOAR AVE	ERIE	\$237,000
YATES JENNA B, VIR	SHIELDS DARRELL J	3504 ALLEGHENY RD	ERIE	\$220,000
DREXLER CHARMAINE M	FATLAWI WISAM	709 HILLTOP RD	ERIE	\$205,000
ZIEGLER BARBARA A, AL	VROMAN RANDY ALLEN, UX	136 BRIGHTON AVE	ERIE	\$202,500
GOLDEN BEVERLY J	MASHYNA MICHAEL, UX	4913 SUNNYDALE BLVD	ERIE	\$195,000
Z T A LLC	BOTTONI LESLEY A	1733 W 45TH ST	ERIE	\$189,000
DOMOWICZ ROBERT SCOTT, UX	DOMOWICZ COLIN	1213 W 39TH ST	ERIE	\$187,000
PETERSON CARY R	CONRAD KATELYN A	3027 MELROSE AVE	ERIE	\$185,000
KUJUNDZIC MIRNESA, AL	BEHERA ANUP, UX	1117 W 24TH ST	ERIE	\$177,000
CALABRESE DOREEN M, AL	DAHLSTRAND ZACHARY JOHN	3611 OAKWOOD ST	ERIE	\$176,840
MANGES JAMES R, AL	BOONE CHRISTINE ANNA	1459 W 42ND ST	ERIE	\$175,000
SCULLY THERESA M	NGIZWENAYO FIDELE	1040 W 29TH ST	ERIE	\$170,000
JOHANNESMEYER LEE S, UX	EDMONDS COLIN N	649 W 21ST ST ETC	ERIE	\$170,000
JUDWARE WILLIAM A, UX	ROY SHAWN JR	1909 W 37TH ST	ERIE	\$169,500
BOWERS MICAH J, UX	HARKINS CHARLIE	3703 CHARLOTTE ST	ERIE	\$168,000
HARRISON GEORGE HUSSEIN, AL	ROSS JONATHAN	925 W 33RD ST	ERIE	\$168,000
MILLER ASHLEY L, AL	RODRIGUEZ JAY	2124 PLUM ST	ERIE	\$165,000
FLAGELLA ANN	BRAVE LITTLE GIRL LLC	NO ADDRESS	ERIE	\$163,842
BLANK SEAN C, UX	HAMILTON DUSTIN RYAN	2822 AUBURN ST	ERIE	\$160,000
CHANEY ZOE G	MCLEAN DAKOTA, AL	3109 ELLSWORTH AVE	ERIE	\$152,000
ALWARD DARLENE M ESTATE	S SQUIRES PROPERTIES LLC	3511 GREENGARDEN BLVD	ERIE	\$151,000
CARAVAGLIA ROBIN LOUISE	YOUNG JACOB, UX	922 W 19TH ST	ERIE	\$150,500
JONES TRISTAN L, AL	CAMBRA KYLE	328 METZ ST	ERIE	\$150,000
LUPO RITA MAE, AL	KERN FOREST	1455 W 26TH ST	ERIE	\$140,000
SANFILIPPO ANTHONY J IV, UX	MCKANE NICHOLAS	504 W 29TH ST	ERIE	\$133,000
MILLER PHYLLIS ANNE ESTATE, AL	BOND-BJORK LINDA, AL	2713 PLUM ST	ERIE	\$128,000
HEWEL MICHELE	DOZZI PROPERTIES LLC	2016 W 37TH ST	ERIE	\$125,000
PROSPER ANTONIO ALABARTA EST	SHAFFER DARRELL WILLIAM, AL	1013 W 27TH ST	ERIE	\$123,500
ZEGARELLI HOGAN	URBIETA JASMINE, AL	420 W 29TH ST	ERIE	\$123,500
SEIFERT ANDREW N	J M HOMETOWN LLC	821 W 23RD ST	ERIE	\$119,500
HEMPHILL DARNELL, AL	ROBLES RUBEN	1026 BROWN AVE	ERIE	\$117,900
AKHTARINI YOUSSEF M	ALGASSIM KHALED GASSIM, UX	1911 LIBERTY ST	ERIE	\$115,000
BELLUCCI JOHN	BELLUCCI ANTHONY C	1658 W 24TH ST	ERIE	\$108,000
COON JAMES H ESTATE, AL	HOOVADOO LLC	NO ADDRESS	ERIE	\$95,000
SHULTZ JOAN L	EXQUISITE OASIS DOWNTOWN ERIE	NO ADDRESS	ERIE	\$90,000
GIUNTA ANTHONY, UX	S K M CONSTRUCTION LLC	2107 POPLAR ST	ERIE	\$70,000
KUNKEL SCOTT L, AL	LEON COMMERCIAL LEASING LLC	832 BROWN AVE ETC	ERIE	\$68,000
FOLTZ JULIANNE WEIBEL, AL	FOLTZ HAYDEN C	423 W 29TH ST	ERIE	\$60,000
R & C POMMER RENTALS LLC	T L C PROPERTIES LLC	NO ADDRESS	ERIE	\$50,000
HARRIS ROBERT, UX	MODERN LAKE PROPERTIES LLC	812 W 24TH ST	ERIE	\$46,500
REEDY CHARLENE M, AL	D B CAPITAL LLC	NO ADDRESS	ERIE	\$35,000
DAVIS BERTIS E	D H N REAL ESTATE & INVESTMENT	NO ADDRESS	ERIE	\$20,500
KIDDER DONALD J, UX	EISERT MARTIN P, UX	NO ADDRESS	ERIE	\$10,000

49 DETAIL RECORDS FOR AREA 03

TOTAL	\$8,027,899
AVERAGE	\$163,835
MEDIAN	\$160,000

AREA 04 - ERIE SOUTHEAST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SNYDER HAIYAN	EISS BRIAN K, UX	2907 MCCLELLAND AVE	ERIE	\$205,000
SMYKOWSKI JACKIE	REED EMILY, VIR	4012 FARGO ST	ERIE	\$204,500
SLIVINSKI KIPP R	KAMINSKI BRIAN J, UX	2048 MCCLELLAND AVE	ERIE	\$195,000
OLEARY THOMAS R, UX	LASKA JOSEPH EDWARD, UX	2770 E 28TH ST	ERIE	\$159,900
PENNYS APARTMENTS LLC	ZEIGLER HAROLD LEE JR, AL	2020 LINWOOD AVE	ERIE	\$151,000
DUMIRAI LALIT PRASAD, AL	RANDOLPH DENAE	857 E 32ND ST	ERIE	\$145,000
MARC LORI A, AL	LEE MICHAEL, UX	4013 ESSEX AVE	ERIE	\$129,900
BE SAGEDA	CARABALLO IRIS	1918 GLENDALE AVE	ERIE	\$128,000

FEATSENT KEITH R	LOMBARDO JEREMY S	3005 FRENCH ST	ERIE	\$114,000
USA HUD HOUS & URBAN DEV	DOMINICK DEV LLC	846 E 33RD ST	ERIE	\$105,500
BOYD ROBERT SAMUEL, UX	HIGGINS JADY D	4210 ALVIN ST	ERIE	\$90,000
DIBELLO JEREMY J	J & RAYS REAL ESTATE LLC	1156 E 30TH ST	ERIE	\$85,000
AMEEN ABDULSAMAD MOHAMME	ZAITSEV VLADYSLAV	222 E 25TH ST	ERIE	\$65,000
PICHECO THOMAS R, AL	PALUSH ARYANNA, AL	2219 WAYNE ST	ERIE	\$25,039
ALJASIM AYMAN A	MURAD HAMZA MOFEED	903 E 22ND ST	ERIE	\$20,000
LATORRE JAVIER	LATORRE JAVIER ALEXIS	1916 CAMPHAUSEN AVE	ERIE	\$15,000
ALVAREZ ILAD EDUWIGES, AL	FEDERAL HOME LOAN MTG CORP T	1203 E 29TH ST	ERIE	\$3,161
LOCKWOOD JAMIE, AL	ALKOUR KAREEM	1547 BUFFALO RD	ERIE	\$3,000

18 DETAIL RECORDS FOR AREA 04

TOTAL \$1,844,000
AVERAGE \$102,444
MEDIAN \$109,750

AREA 05 - MILLCREEK NORTH OF WEST 26TH ST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
C H MG RAMSEY OWNERS LLC	F T I REALTY LLC	3017 W 17TH ST	MLCRK-TP	\$3,300,000
RIDIKAS VINCENT ESTATE, AL	LAMBA TEJPREET S, UX	5080 SAYBROOK PLACE	MLCRK-TP	\$1,100,000
CAMP KEVIN E	BEMIS KEVIN S, UX	1027 KERRY LANE	MLCRK-TP	\$312,000
CRAVENER DARLENE J	FORMANSKI MICHAEL	1115 ARDMORE AVE	MLCRK-TP	\$194,000
KELSO WOODS RENTALS LLC, AL	LOUCY GREGORY	3152 BANK DR	MLCRK-TP	\$174,900
KELSO WOODS RENTALS LLC, AL	KRAMER ALYSSA	3156 BANK DR	MLCRK-TP	\$174,900
PAKULSKI PROPERTIES LLC	TURNER TRACI NOELLE	732 SAINT CLAIR AVE	MLCRK-TP	\$160,000
BIRKMIRE VIRGINIA M ESTATE, AL	GILDERSLEEVE FRANK L	1621 FILMORE AVE	MLCRK-TP	\$18,000
VONECKARTSBERG ROLF TONIO	FEDERAL HOME LOAN MTG CORP	303 KELSO DR	MLCRK-TP	\$4,318

9 DETAIL RECORDS FOR AREA 05

TOTAL \$5,438,118
AVERAGE \$604,235
MEDIAN \$174,900

AREA 06 - MILLCREEK SOUTH OF WEST 26TH ST

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
AITHAL RAGHAVENDRA, UX	WEIR ALEXANDER N, UX	6114 INVERNESS TERRACE	MLCRK-TP	\$550,000
CAMINO DENNIS J, UX	SCHIFFER CHRISTIAN	3425 ANNE MARIE DR	MLCRK-TP	\$441,000
WELTHER JACK M, UX	YATES JESSE A, UX	2832 MADEIRA DR	MLCRK-TP	\$429,500
HEVERLEY KATHLEEN A, AL	KHATIWADA NARAD	4802 AMHERST RD	MLCRK-TP	\$365,000
BEMIS PATTI J, VIR	TATAREVIC ERNES	2943 HASTINGS RD	MLCRK-TP	\$350,000
GWINN BARBARA A	HILBERT SHEILA F	5472 GRANITE LANE	MLCRK-TP	\$335,000
SITTER ANN MARIE	ZAMBRZYCKI RYAN M, UX	4706 COLONIAL AVE	MLCRK-TP	\$318,000
WEIR AMY CATHERINE, UX	MALENO ANNE MARIE	5146 MERILEE DR	MLCRK-TP	\$315,000
BIRKMIRE VIRGINIA M ESTATE, AL	BLANK SEAN, UX	2831 HASTINGS RD	MLCRK-TP	\$235,000
GLAZIER HOWARD C ESTATE	COOPER KYLE LOUIS, UX	2808 GREELY AVE	MLCRK-TP	\$229,900
QUIRK JOLENE M	BRENNAN BARBARA, AL	4104 GREENWAY DR	MLCRK-TP	\$220,000
BRICKER JUSTIN	MORELAND DAKOTA T	3025 BERKELEY RD	MLCRK-TP	\$175,000
GERLACHS ENTERPRISES LLC	NOSH REALTY LLC	2320 W 38TH ST	MLCRK-TP	\$170,000
SIEGEL JAMES C	CHERNOFF WALTER	NO ADDRESS	MLCRK-TP	\$41,335
KERNER STEPHANIE Y	MARCINKO SAMANTHA GRACE, AL	1842 ZIMMERLY RD	MLCRK-TP	\$36,000

15 DETAIL RECORDS FOR AREA 06

TOTAL \$4,210,735
AVERAGE \$280,716
MEDIAN \$315,000

AREA 07 - MILLCREEK EAST OF I-79

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
JACKSON INVESTMENT COMP LLC	LECOM INC, AL	5430 PEACH ST ETC	MLCRK-TP	\$3,850,000
MERCIER JAMES A, UX	ENGLISH CASSANDRA L, AL	2348 EDINBORO RD	MLCRK-TP	\$490,000
WHITE DALE D, UX	BLUM JESSICA JEAN, VIR	1552 KUNTZ RD	MLCRK-TP	\$430,000
KHERA DINESH C, UX	MARNELLA PAUL, UX	1173 GREENFIELD DR	MLCRK-TP	\$410,000
HOFFMAN MICHAEL J	MAST TIMOTHY E	5232 CIDER MILL RD	MLCRK-TP	\$285,000

MATTERS PATRICK W, UX	BOWERS MICAH, UX	5450 GARDNER DR	MLCRK-TP	\$275,000
SEIFERT MARILYN F	MILLER PAULA T, AL	907 W 51ST ST	MLCRK-TP	\$265,000
FLUEGEL MARK A, UX	DUBOIS DALE, AL	4918 DORCHESTER DR	MLCRK-TP	\$215,000
CROZIER ANDREW	AI MADANAT TAREK, AL	2345 WAGER RD	MLCRK-TP	\$169,000
BOWEN DANIEL A, UX	WAGLER CHRISTOPHER MICHAEL	4830 GREENWOOD ST	MLCRK-TP	\$139,000
UTT ALAN W ESTATE, AL	YOUNG ARIC J	1642 KUNTZ RD	MLCRK-TP	\$120,000
LACASTRO ANTHONY, UX	W AND W HOMES INC	1810 W GORE RD	MLCRK-TP	\$68,000

12 DETAIL RECORDS FOR AREA 07

TOTAL	\$6,716,000
AVERAGE	\$559,667
MEDIAN	\$270,000

AREA 08 - FAIRVIEW TOWNSHIP

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
WEST RIDGE REALTY LP	CASHBRO HOLDINGS LLC	8000 MIDDLE RD	FRVW-TP	\$800,000
COZZENS BRYCE E, AL	HOFFMAN MICHAEL JOHN, UX	5801 PLATZ RD	FRVW-TP	\$510,000
JOHNS DIANA M	LUKASIK ROBERT F, UX	1302 PASADENA DR	FRVW-TP	\$392,000
HRINDA DONALD G ESTATE, AL	STRAUB PAUL V, UX	NO ADDRESS	FRVW-TP	\$83,000
BARKER MARVIN MATTHEW ESTATE	CHERNAK FRANCES S, UX	7157 OLD RIDGE RD	FRVW-TP	\$77,000

5 DETAIL RECORDS FOR AREA 08

TOTAL	\$1,862,000
AVERAGE	\$372,400
MEDIAN	\$392,000

AREA 09 - GIRARD BORO & TWP / LAKE CITY

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
HENRY EDWARD A JR TRUSTEE, AL	SLOMSKI LARRY D, UX	8668 ETHEL DR	GIRARD-TP	\$225,000
MARZ ROBERT L, UX	MICKSKY JONATHAN, UX	1213 ASH ST	LAKE CITY-BO	\$217,000
CONDOR THOMAS	CHARLES BUD S, UX	236 MAIN ST W	GIRARD-BO	\$200,000
WOOMER JULIE	LINCOLN CARRIE JEAN, UX	326 HATHAWAY ST	GIRARD-BO	\$180,000
SWANSON MARVIN D, UX	SWANSON ZACHARY C	412 BARKER ST	GIRARD-BO	\$150,000
TOME EDWARD J	BURTON PETER J, AL	214 MAIN ST W ETC	GIRARD-BO	\$128,000
FIELD KELLY J	WOOD JEFFREY	2737 LAKE ST	LAKE CITY-BO	\$23,000

7 DETAIL RECORDS FOR AREA 09

TOTAL	\$1,123,000
AVERAGE	\$160,429
MEDIAN	\$180,000

AREA 10 - ALBION / CONNEAUT / CRANESVILLE / ELK CREEK / PLATEA / SPRINGFIELD

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
STEWART JONATHAN E ESTATE	LOEWEL LISA A	12704 OLD LAKE RD	SPRNGFLD-TP	\$295,000
GOLDEN RONALD W ESTATE, AL	LIESKE DENNIS, UX	9030 ROUTE 18	ELK CREEK-TP	\$257,000
ABATA JOSEPH D ESTATE, AL	GLANDER KEVIN S, UX	12320 EUREKA RD	ELK CREEK-TP	\$190,000
KING KIMBERLY A	FULL TIMOTHY J, UX	4375 NASH RD	SPRNGFLD-TP	\$185,000
HULL JACK V, UX	BLANK MADISON T, AL	86 SOUTH MAIN ST	ALBION-BO	\$170,000
MORRIS MARY ANN, AL	GATES ROBERT W, UX	NO ADDRESS	CONNEAUT-TP	\$99,000
REED OIL COMP INC	CONNOR RONALD R	14244 W LAKE RD ETC	SPRNGFLD-TP	\$38,000
GERZINA EMILY L, AL	GERZINA EMILY L	10580 GAGE RD	CONNEAUT-TP	\$30,000
THOMPSON MARY JANE, AL	RAMSEY NELLIE, AL	5300 POND RD	SPRNGFLD-TP	\$25,000

9 DETAIL RECORDS FOR AREA 10

TOTAL	\$1,289,000
AVERAGE	\$143,222
MEDIAN	\$170,000

AREA 11 - EDINBORO / FRANKLIN TWP / MCKEAN BORO & TWP / MIDDLEBORO / WASHINGTON TWP

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SAIPH XIII LLC	E K O S 2 LLC	NO ADDRESS	WASH-TP	\$1,525,000
SHELL JAMES E ESTATE, AL	PATIN LLC	8205 EDINBORO RD	MCKEAN-TP	\$600,000
IGNACZAK ANTHONY R, AL	IGNACZAK STEPHEN M, UX	NO ADDRESS	FRANKLIN-TP	\$400,000
TRIMBLE-HOUSER CHRISTINE D, AL	ASTRY DAVID L, UX	NO ADDRESS	FRANKLIN-TP	\$340,680

GURIEL ELLEN L	GOULD MATTHEW JAMES, AL	11420 COMER RD	WASH-TP	\$315,000
SCEPURA RONALD J	BARRICKLOW AUSTIN D	5380 ZESSINGER RD	WASH-TP	\$275,000
RUSSELL STANDARD CORP	7760 FRANCIS ROAD LLC, AL	NO ADDRESS	FRANKLIN-TP	\$200,000
HANSON NORMAN JAMES ESTATE,	YEANEY KAREN	104 WASHINGTON ST	EDINBORO-BO	\$194,000
NEHEMIAH HOMES LLC	KOSMACH ANDREW G TRUSTEE, AL	109 PEACH ST	EDINBORO-BO	\$183,300
SANTINI DANIELLE M PONSOLL-, AL	BLUM TANNER, AL	109 E NORMAL ST	EDINBORO-BO	\$165,000
HUTCHISON JAYNE M, AL	WILLEY BRENT A, UX	135 MEADVILLE ST ETC	EDINBORO-BO	\$165,000
STERRETT BRANDIE P	HODGE CHRISTOPHER DAVID, UX	6797 STERRETTANIA RD	MCKEAN-TP	\$165,000
BARKO ROBERT G, UX	BARKO STEPHEN R	10459 OLD ROUTE 99	MCKEAN-TP	\$150,000
TOWNSHIP WASHINGTON	CRAFT JEFF D, UX	5285 LAKEVIEW DR	WASH-TP	\$52,210
RAUP KIMBERLY S	CEMETERY GATE PROPERTIES LLC	NO ADDRESS	WASH-TP	\$10,000

15 DETAIL RECORDS FOR AREA 11

TOTAL \$4,740,190
AVERAGE \$316,013
MEDIAN \$194,000

AREA 12 - SUMMIT

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
DAHLSTRAND JOHN H, AL	BENNETT TIMOTHY, UX	7220 FIELDSTONE COURT	SUMMIT-TP	\$447,500
NEITHAMER MARY LOUISE ESTATE,	YOUNG JAMES E, UX	6160 MEADOWLAND CIRCLE	SUMMIT-TP	\$395,000
EMLING ELIZABETH T TRUSTEE, AL	CAMINO DENNIS J, UX	2635 SADDLEWOOD DR	SUMMIT-TP	\$380,000
MADONNA JOHN B, UX	BRAGDON JAMES HOYT III, AL	2880 CARDINAL DR	SUMMIT-TP	\$325,000
SMIT CEES J V ESTATE, AL	A A S REAL ESTATE LLC	911 SOUTH HILL RD	SUMMIT-TP	\$210,000
ASTEMBORSKI YVONNE M	ASTEMBORSKI RYAN T	7100 SCHULTZ RD	SUMMIT-TP	\$200,000
KUZDZAL TODD WILLIAM, UX	6065 PARTNERSHIP, AL	7540 OLD PERRY HIGHWAY	SUMMIT-TP	\$200,000
YOUNG AMY M, AL	KIMMY RACHEL ANN	6247 VEIT DR ETC	SUMMIT-TP	\$187,500
CHERNICKY E J	WHALEY MELANIE ANN	NO ADDRESS	SUMMIT-TP	\$125,000
DWYER MICHAEL PATRICK	DWYER DENNIS J, UX	NO ADDRESS	SUMMIT-TP	\$2,500

10 DETAIL RECORDS FOR AREA 12

TOTAL \$2,472,500
AVERAGE \$247,250
MEDIAN \$205,000

AREA 13 - AMITY / GREENE / VENANGO / WATTSBURG

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
HOCHSTETLER MONROE, AL	SPAEDER FARMS LLC	3658 BROWN RD	GREENE-TP	\$710,000
RODRIGUEZ JAY	SHARPE ROBERT, UX	NO ADDRESS	GREENE-TP	\$182,000
GOOD PATRICK A, UX	WORKING REAL ESTATE LLC	14010 ROUTE 8 ETC	VENANGO-TP	\$150,000
MILLER CYNTHIA I	WATT KRIS S, UX	15251 OLD WATTSBURG RD	AMITY-TP	\$20,000

4 DETAIL RECORDS FOR AREA 13

TOTAL \$1,062,000
AVERAGE \$265,500
MEDIAN \$166,000

AREA 14 - GREENFIELD / NORTH EAST BORO & TWP

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
CUNNINGHAM JANEENE L, AL	KLENZ SIDEHILL FARMS	NO ADDRESS	NO EAST-TP	\$356,000
SEELEY DONALD A JR, UX	LEE HUNTER G, AL	3101 CEMETERY RD	NO EAST-TP	\$235,000
A V PROPERTY HOLDINGS LLC	13 EAST MAIN STREET LLC, AL	13 E MAIN ST	NO EAST-BO	\$220,000
PARMENTER THOMAS R	DOUBLE A STORAGE SOLUTIONS LL	12530 E MAIN RD	NO EAST-TP	\$150,000
WALBURN JOSHUA A, UX	WALBURN JOSHUA A	8 ROBINSON ST	NO EAST-BO	\$10,000

5 DETAIL RECORDS FOR AREA 14

TOTAL \$971,000
AVERAGE \$194,200
MEDIAN \$220,000

AREA 15 - HARBORCREEK / LAWRENCE PARK / WESLEYVILLE

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
CENTRAL MALL PARTNERSHIP	ERIE REALTY ASSOCIATES LLC	4500 BUFFALO RD	HBCRK-TP	\$4,825,000
MALENO LAND DEV CO LLC	WISOR PATRICIA	4653 ELSIE ST	HBCRK-TP	\$629,486
4244 E S SHORE DR S ERIE PA LLC,	A MCCAIN KIRSTEN	4244 E SOUTH SHORE DR	HBCRK-TP	\$565,000

FULTZ AND MIRARCHI PROPERTIES	SUROVICK PROPERTY HOLDINGS LL	4814 IROQUOIS AVE	HBCRK-TP	\$550,000
YEAGER DIANE, AL	HESS RICK A, UX	4335 E LAKE RD	LAWPK-TP	\$306,000
HILL JOHN L	HIBBS HANNAH VIPONTE	2511 LAKESIDE DR	LAWPK-TP	\$292,500
NOVOSEL SCOTT R, AL	PRIME REALTY II INC	3001 BUFFALO RD	WESLEYVLE-BO	\$225,000
USA VA DEPARTMENT VETERANS A	G R W T H INVESTMENTS LLC	4224 FREEMAN RD	HBCRK-TP	\$215,000
MARTUCCI RONALD B, UX	PETERSON MICHAEL A, AL	228 HALLEY ST	LAWPK-TP	\$200,000
KRZAK PETER J ESTATE, AL	MUROSKI PROPERTIES LLC	2803 BUFFALO RD	WESLEYVLE-BO	\$190,000
HANNAH JEFFRY C, UX	HUGHES ANDREW SCOTT, UX	3556 HAMILTON RD	HBCRK-TP	\$180,000
HENDL BARBARA J	GALISZEWSKI JEROME CASIMIR, UX	5616 E LAKE RD	HBCRK-TP	\$180,000
GORKA JULIAN F, AL	DACUS JACOB	2917 E 29TH ST	WESLEYVLE-BO	\$160,000
MUROSKI JONATHAN P, AL	MUROSKI PROPERTIES LLC	2518 STATION RD	WESLEYVLE-BO	\$154,893
ANGEL INVESTMENT PROPERTIES LI	HEMENGER JOHN DANIEL	2136 KNOLL AVE	HBCRK-TP	\$130,000
HIGHHOUSE THEDE	SUCHAR GERALD A	9091 LEET RD	HBCRK-TP	\$120,000
BOYD BRITTANY	MILLER KAIN M	3002 ROSE AVE	WESLEYVLE-BO	\$110,000
PECK RAYMOND R ESTATE, AL	JOHNSON DONALD, UX	8803 BELLE RD	HBCRK-TP	\$76,000
OTTENI JEANNETTE I	BOLL JEREMY R, UX	NO ADDRESS	HBCRK-TP	\$50,000
MALLETTE EDITH J	MILLS GENNY L, AL	3212 NORCROSS RD	HBCRK-TP	\$31,374
HILL AARON, UX	A N C INVESTMENTS LLC	2434 EASTERN AVE	WESLEYVLE-BO	\$25,000

21 DETAIL RECORDS FOR AREA 15

TOTAL \$9,215,253
AVERAGE \$438,822
MEDIAN \$180,000

AREA 16 - CONCORD / CORRY / ELGIN / WAYNE

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
LASKOWSKI PAUL A, AL	WESTERN PA CONSERVANCY	NO ADDRESS	WAYNE-TP	\$360,000
LITTLEFIELD WILLIAM F JR, UX	DAVIS BRADY MICHAEL, UX	978 MEAD AVE	CORRY	\$285,000
EASTMAN LARRY R, AL	CORRY INDUSTRIAL BENEFIT ASSOC	230 E SOUTH ST	CORRY	\$280,000
WESTFALL LAWRENCE E, UX	BYLER ERVIN E, UX	12060 NANCY HILL RD	CONCORD-TP	\$275,000
GIPPETTI FRANK W, UX	RUTH THOMAS J, UX	NO ADDRESS	WAYNE-TP	\$70,000
MATHER DANIEL M, UX	FOX JODY R, UX	26 7TH AVE	CORRY	\$55,000
HICKEY JAMES J JR	JARAM KENNETH	144 WRIGHT ST	CORRY	\$50,000
HEPLER JILL ANNE	CREATIVE REAL ESTATE SOLUTIONS	216 SHERMAN ST	CORRY	\$15,000

8 DETAIL RECORDS FOR AREA 16

TOTAL \$1,390,000
AVERAGE \$173,750
MEDIAN \$172,500

AREA 17 - UNION CITY / UNION TOWNSHIP

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SULLIVAN WILLIAM H, UX	LITTLEFIELD AMY B	108 SOUTH MAIN ST	UNION CITY-BO	\$139,000
STINE KIMBERLY A	E M J E R LLC	21 NORTH MAIN ST ETC	UNION CITY-BO	\$125,000
ALTERNATIVE DWELLINGS	HYER LAWRENCE M	16300 ROUTE 8	UNION-TP	\$105,000
GEER CHAD W, UX	BROWN ETHAN R, UX	104 NORTH MAIN ST	UNION CITY-BO	\$60,000

4 DETAIL RECORDS FOR AREA 17

TOTAL \$429,000
AVERAGE \$107,250
MEDIAN \$115,000

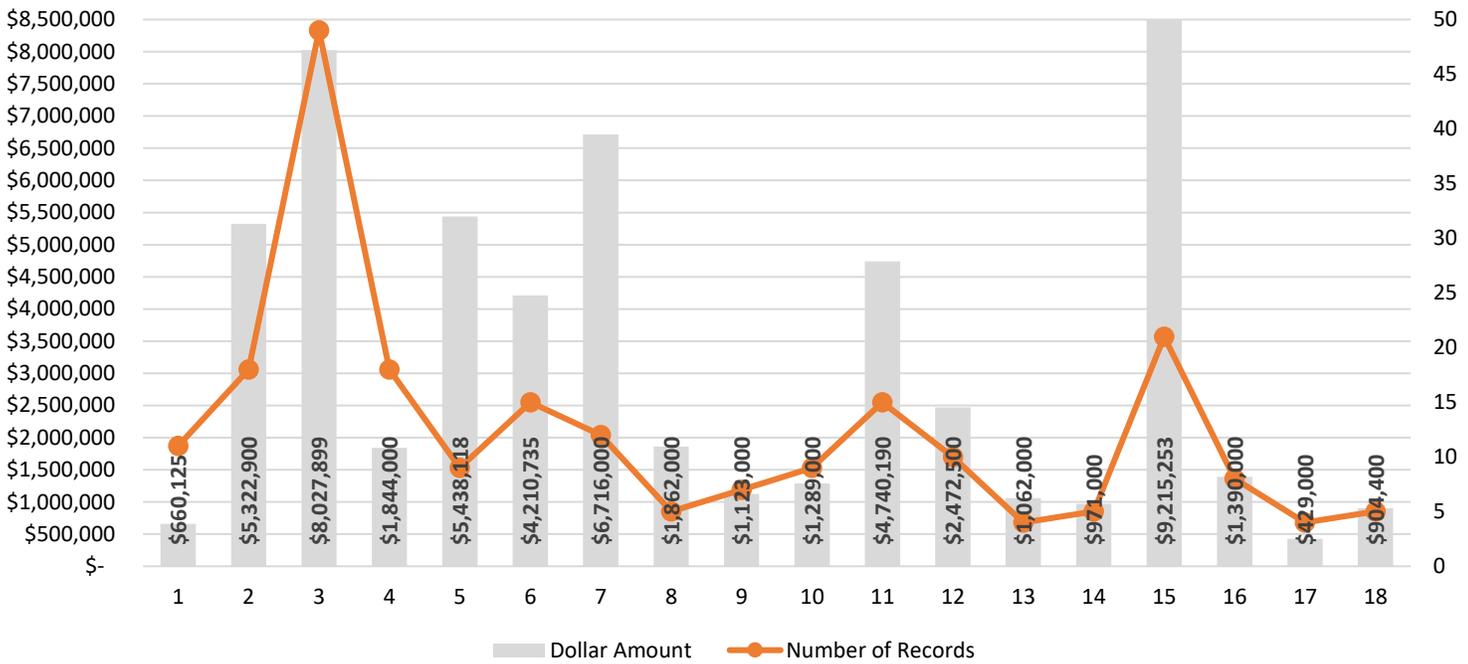
AREA 18 - LEBOEUF / MILL VILLAGE / WATERFORD BORO & TWP

TRANSFERRED FROM	TRANSFERRED TO	ADDRESS	MUNICIPALITY	AMOUNT
SANMAR WOODLANDS LLC	PARKER RONALD A, UX	NO ADDRESS	WTFD-TP	\$337,500
VROMAN RANDY A	DALE ERIC J, UX	403 W 3RD ST	WTFD-BO	\$300,000
SANMAR WOODLANDS LLC	ZIMMER JAMES L, UX	NO ADDRESS	WTFD-TP	\$164,900
WILTSE KIMBERLY D, AL	VAZQUEZ JESSICA M	NO ADDRESS	LEBOEUF-TP	\$82,000
GREENMAN SCOTT A, UX	KINDER JACK LLC, AL	NO ADDRESS	LEBOEUF-TP	\$20,000

5 DETAIL RECORDS FOR AREA 18

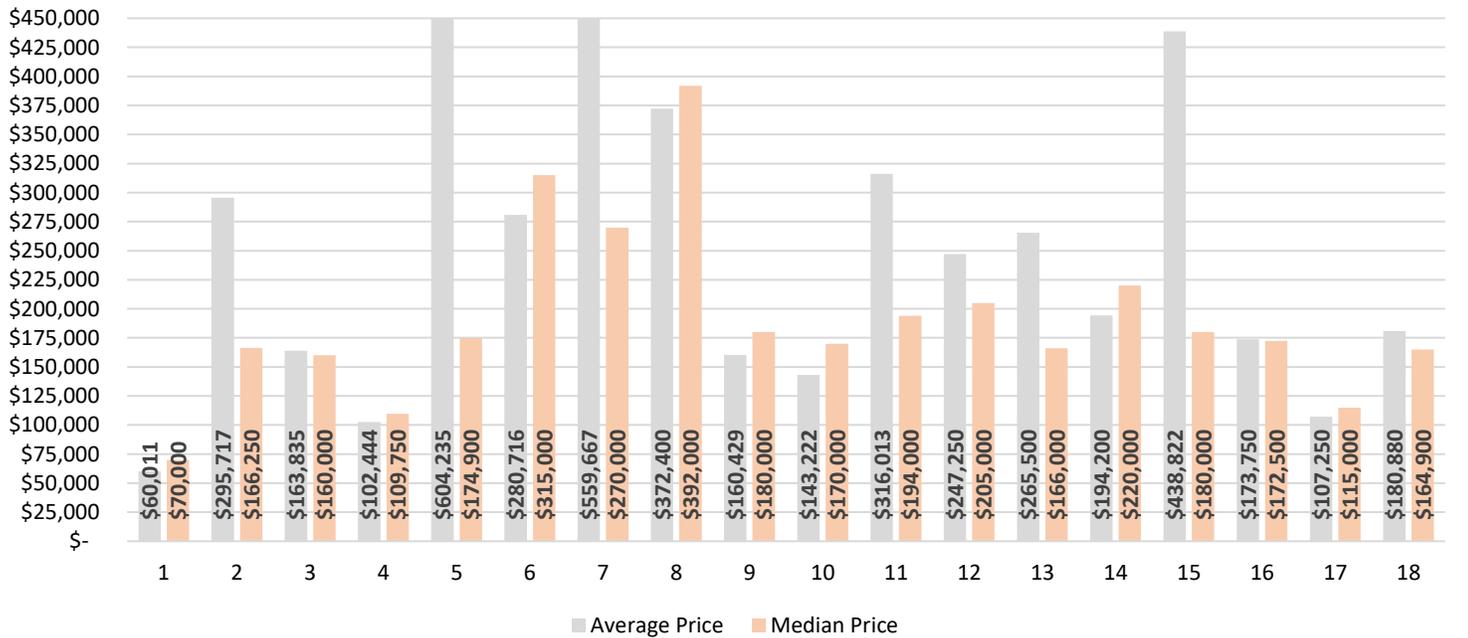
TOTAL \$904,400
AVERAGE \$180,880
MEDIAN \$164,900

Dollar Amount vs Number of Records



* Dollar Amount in Area 15 exceeds \$8,500,000

Average Price vs Median Price



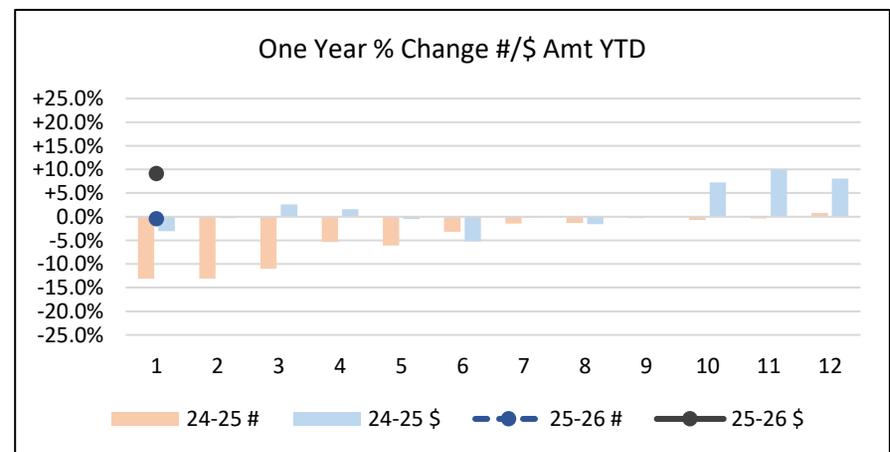
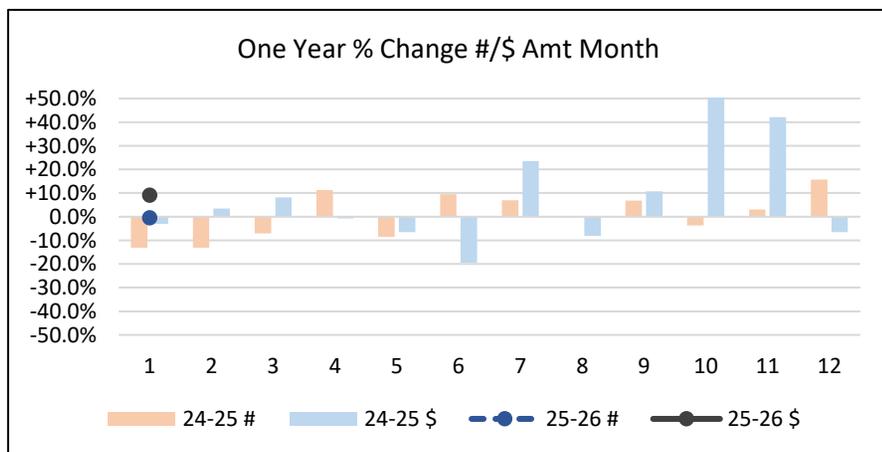
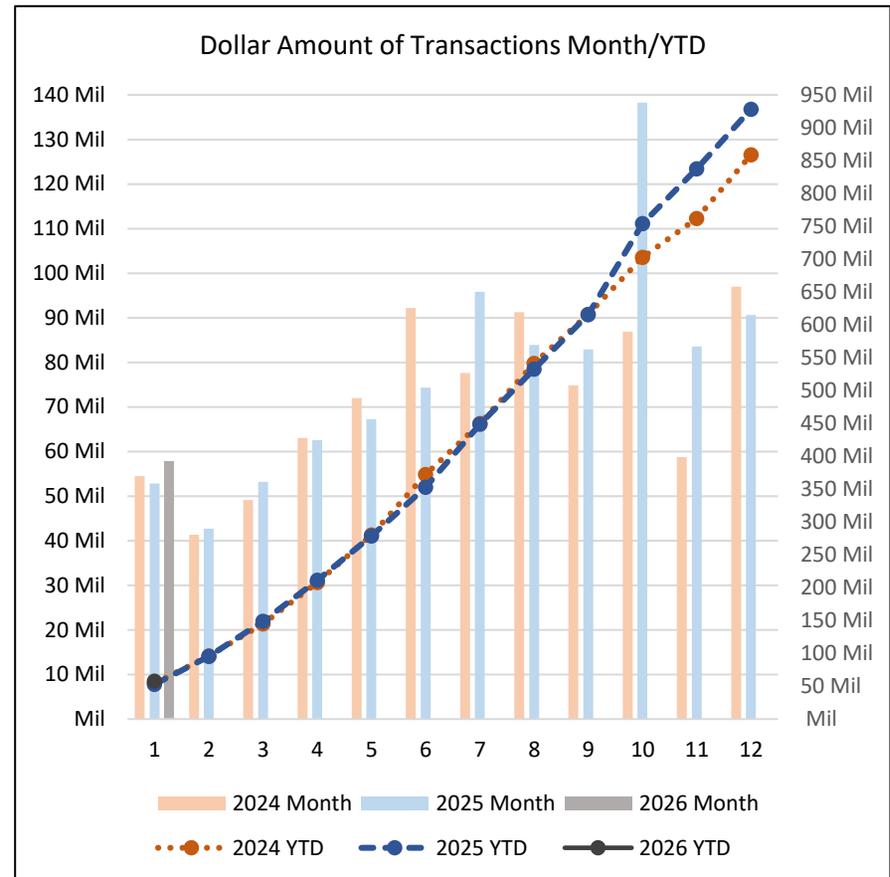
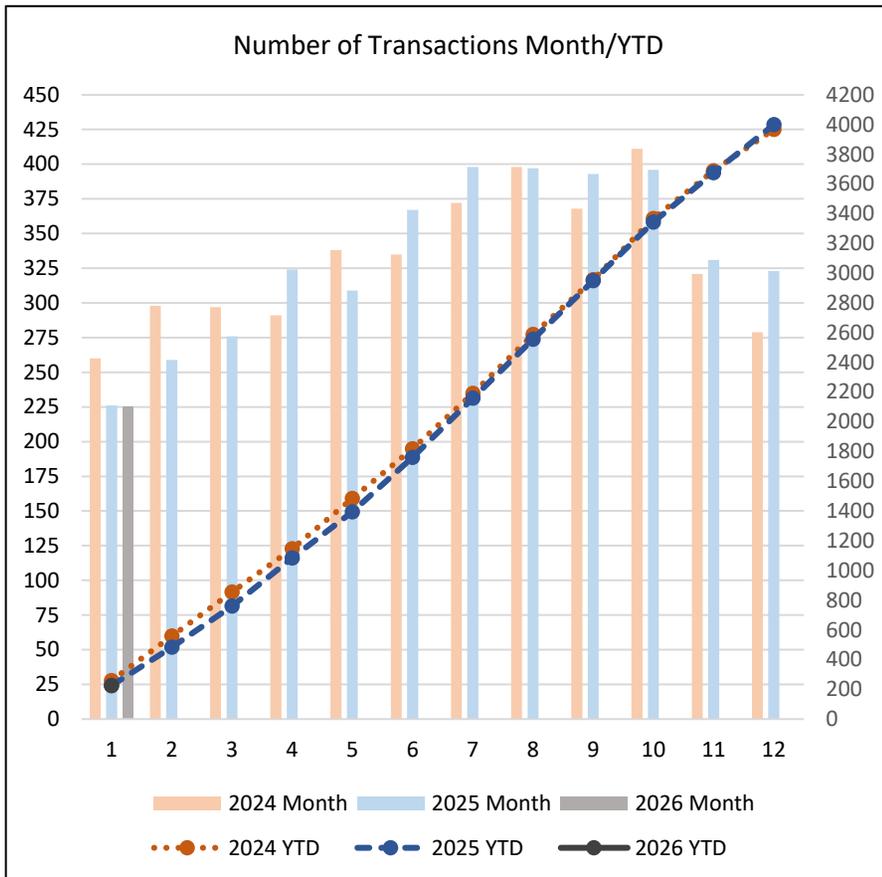
* Average Price in Areas 5 & 7 exceeds \$450,000

GREATER ERIE BOARD OF REALTORS® 2026 PROPERTY TRANSFER REPORTS PER MONTH & YEAR-TO DATE

COMPARISON OF NUMBER OF TRANSACTIONS & DOLLAR AMOUNT OF TRANSACTIONS INCLUDES ERIE COUNTY PROPERTIES ON WHICH TRANSFER TAX WAS PAID

ALL DATA FROM THE DAILY RECORD DEEMED RELIABLE BUT NOT GUARANTEED

		2024		2025		2026		2024		2025		2026	
		PER MONTH	1 YR % CHG	PER MONTH	1 YR % CHG	PER MONTH	1 YR % CHG	YTD	1 YR % CHG	YTD	1 YR % CHG	YTD	1 YR % CHG
JAN	#	260	+4.4%	226	-13.1%	225	-0.4%	260	+4.4%	226	-13.1%	225	-0.4%
	\$	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%
FEB	#	298	+26.3%	259	-13.1%			558	+15.1%	485	-13.1%		
	\$	\$41,319,758	-10.2%	\$42,724,537	+3.4%			\$95,830,227	+6.3%	\$95,577,886	-0.3%		
MAR	#	297	-4.2%	276	-7.1%			855	+7.5%	761	-11.0%		
	\$	\$49,159,782	-25.5%	\$53,175,586	+8.2%			\$144,990,009	-7.1%	\$148,753,472	+2.6%		
APR	#	291	+12.4%	324	+11.3%			1146	+8.7%	1085	-5.3%		
	\$	\$63,027,455	+29.6%	\$62,561,704	-0.7%			\$208,017,464	+1.6%	\$211,315,176	+1.6%		
MAY	#	338	-4.2%	309	-8.6%			1484	+5.5%	1394	-6.1%		
	\$	\$71,990,449	+1.9%	\$67,280,084	-6.5%			\$280,007,913	+1.7%	\$278,595,260	-0.5%		
JUN	#	335	-21.4%	367	+9.6%			1819	-0.8%	1761	-3.2%		
	\$	\$92,211,666	-13.4%	\$74,314,479	-19.4%			\$372,219,579	-2.5%	\$352,909,739	-5.2%		
JUL	#	372	-0.8%	398	+7.0%			2191	-0.8%	2159	-1.5%		
	\$	\$77,610,952	-7.1%	\$95,859,105	+23.5%			\$449,830,531	-3.4%	\$448,768,844	-0.2%		
AUG	#	398	+1.5%	397	-0.3%			2589	-0.4%	2556	-1.3%		
	\$	\$91,295,657	+36.3%	\$83,920,966	-8.1%			\$541,126,188	+1.6%	\$532,689,810	-1.6%		
SEP	#	368	-10.2%	393	+6.8%			2957	-1.8%	2949	-0.3%		
	\$	\$74,871,984	+0.5%	\$82,886,827	+10.7%			\$615,998,172	+1.5%	\$615,576,637	-0.1%		
OCT	#	411	+4.6%	396	-3.6%			3368	-1.0%	3345	-0.7%		
	\$	\$86,884,568	+9.4%	\$138,258,223	+59.1%			\$702,882,740	+2.4%	\$753,834,860	+7.2%		
NOV	#	321	-6.7%	331	+3.1%			3689	-1.5%	3676	-0.4%		
	\$	\$58,777,746	-28.2%	\$83,549,594	+42.1%			\$761,660,486	-0.9%	\$837,384,454	+9.9%		
DEC	#	279	-7.6%	323	+15.8%			3968	-2.0%	3999	+0.8%		
	\$	\$96,953,052	+55.8%	\$90,637,961	-6.5%			\$858,613,538	+3.4%	\$928,022,415	+8.1%		
AVG/MED PER MONTH THROUGH JANUARY								AVG/MED YTD THROUGH JANUARY					
		2024		2025		2026		2024		2025		2026	
AVG	#	260	+4.4%	226	-13.1%	225	-0.4%	260	+4.4%	226	-13.1%	225	-0.4%
	\$	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%
MED	#	260	+4.4%	226	-13.1%	225	-0.4%	260	+4.4%	226	-13.1%	225	-0.4%
	\$	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%	\$54,510,469	+23.6%	\$52,853,349	-3.0%	\$57,678,120	+9.1%



24-25 (10) # Amt change exceeds +50%