

FOR SALE

Flex Office

±6,122 SF on ±0.27 Acres



6069 Main Street

East Petersburg Borough, Lancaster County
East Petersburg, PA 17520

Daniel A. Berger, Jr., CCIM, SIOR

1650 Crooked Oak Drive, Suite 310, Lancaster PA 17601-4279
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Salient Information

LOCATION	6069 Main St, East Petersburg, PA 17520 East Petersburg Borough, Lancaster County	
SALE PRICE	\$795,000	
BUILDING SIZE	±6,122 SF	
LOT SIZE	±0.27 Acres	
PARKING	Ten (10) vehicle spaces	
GRADE LEVEL DOORS	Two (2)	
WATER/SEWER	Public	
CONSTRUCTION	Masonry	
YEAR BUILT	1961	
ZONING	(NC) Neighborhood Commercial	
TRAFFIC COUNT	Main St	11,038 Vehicles per day (2023)
TAX ACCOUNT NO.	220-07430-0-0000	
COMMENTS	Rare flex building offering functional office space with practical storage and work areas, creating a reliable home base for a wide range of businesses. The masonry construction, grade-level doors, and on-site parking for multiple vehicles make day-to-day fleet and equipment logistics straightforward and secure, while its prominent Route 72/Main Street location offers strong visibility and a solid presence for an owner-user in the market.	

Photos



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Photos



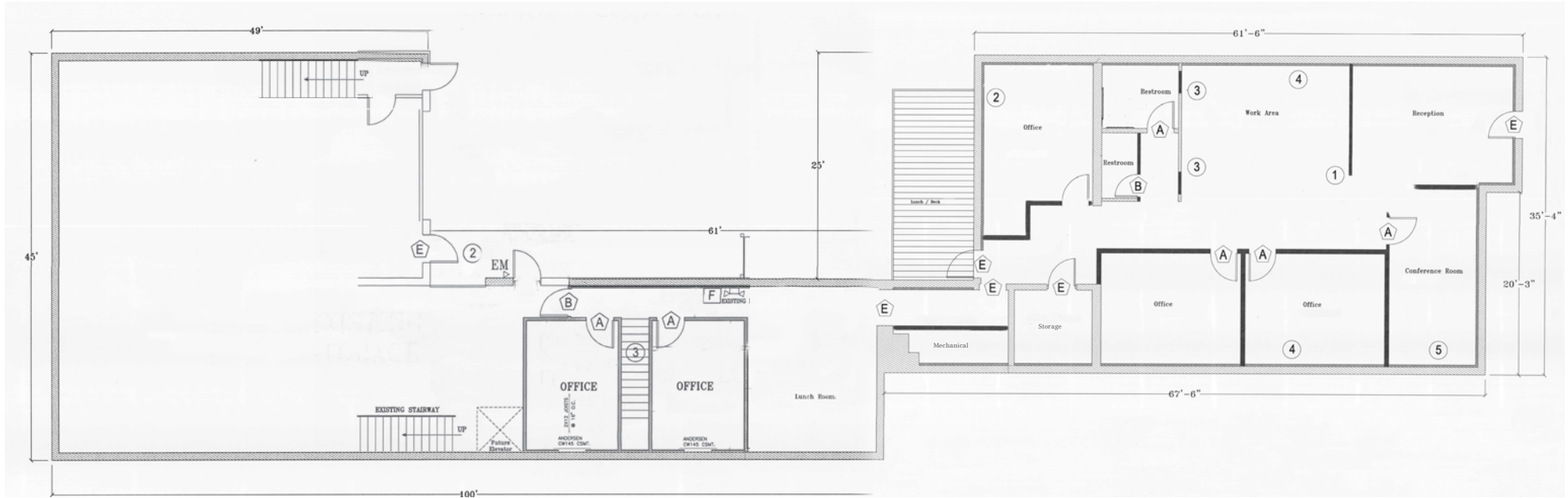
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Photos



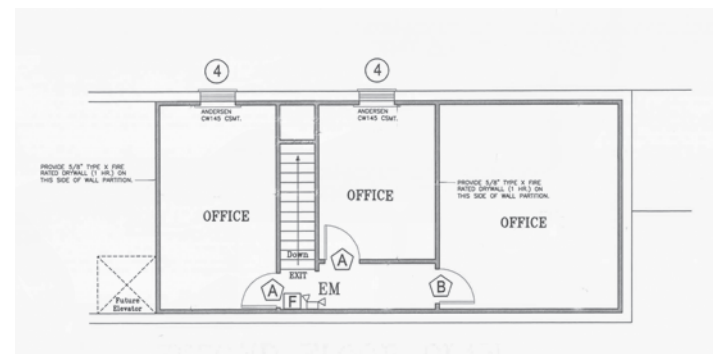
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Building Plan



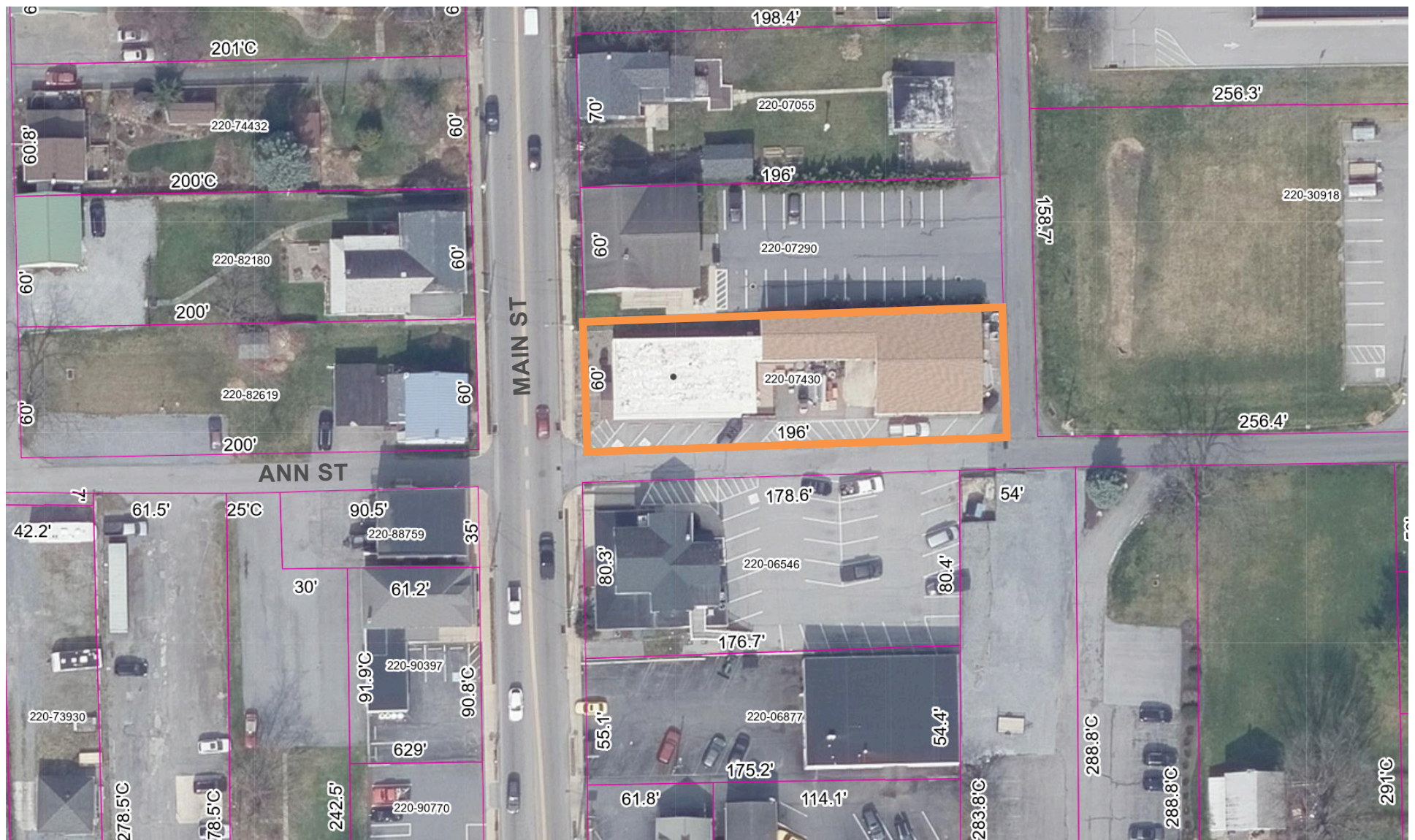
FIRST FLOOR

Note: Floor plan is for illustrative purposes only and has been modified. Layout, dimensions, and features may not be accurate or to scale. Prospective buyers are advised to verify all information independently.



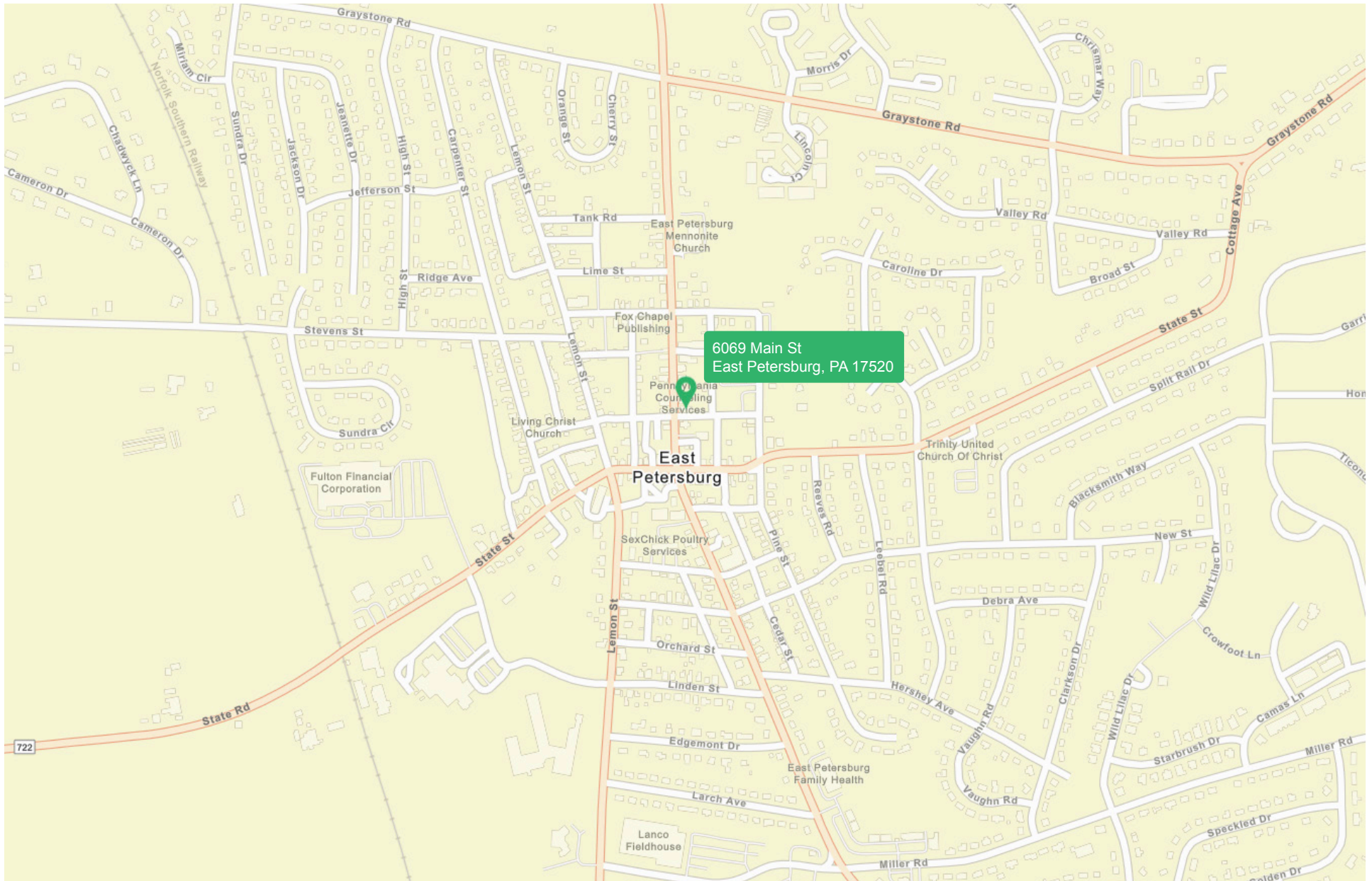
SECOND FLOOR

Tax Map



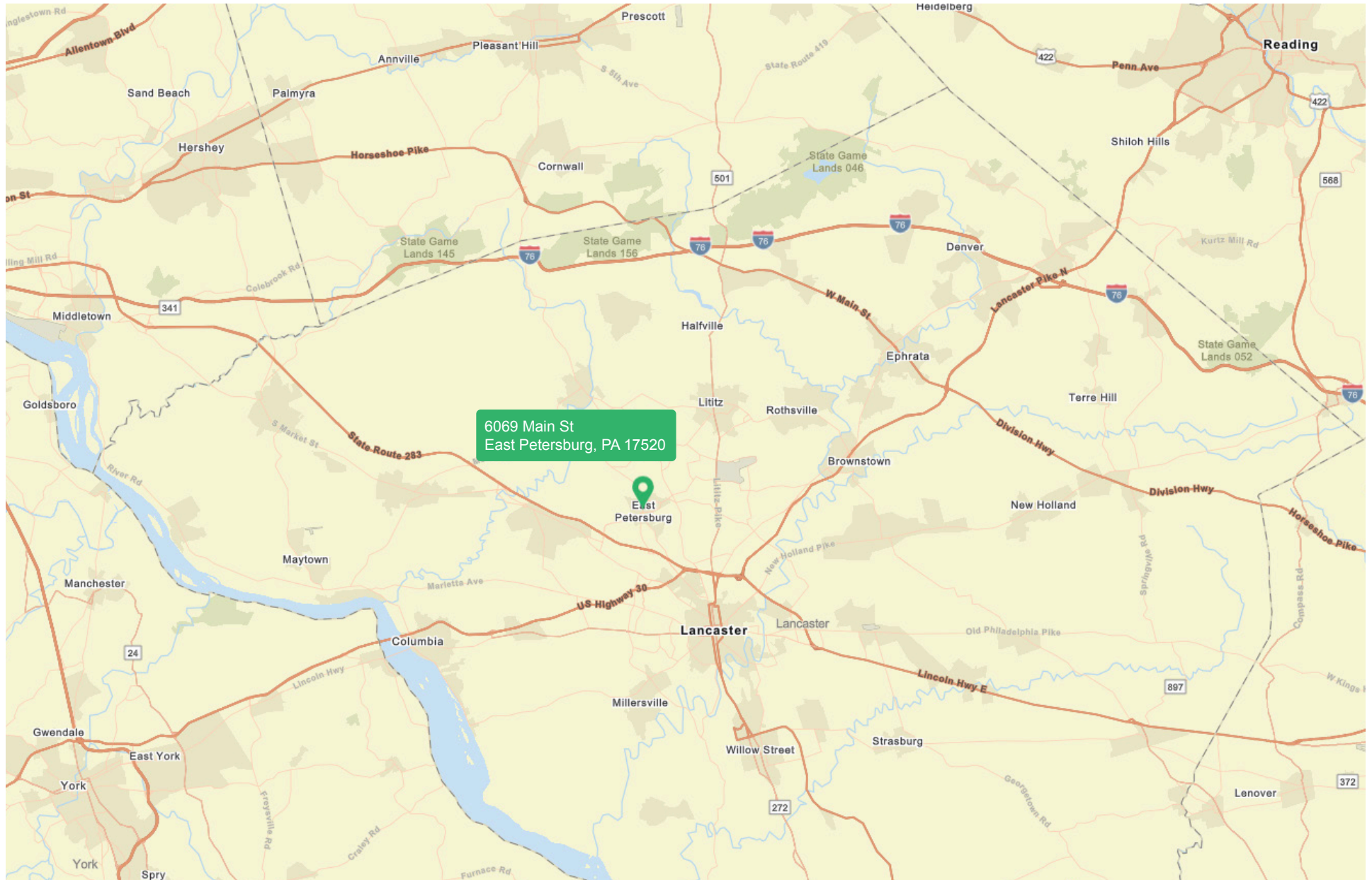
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Location Map - local



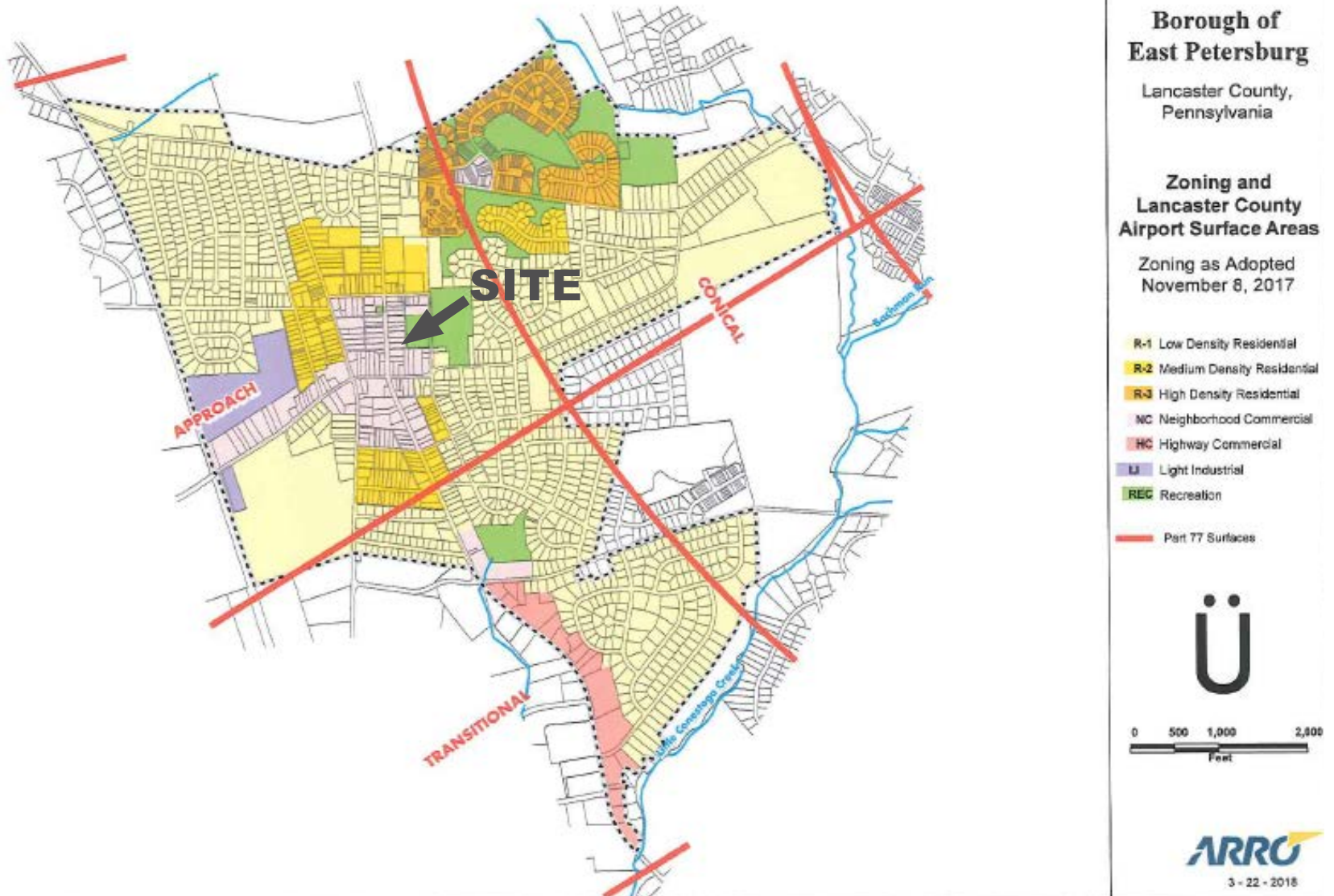
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Location Map - regional



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Zoning Map - East Petersburg Borough



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Zoning Ordinance

Allowed uses in primarily business zoning districts.
[Amended 4-7-2015 by Ord. No. 273; 2-6-2024 by Ord. No. 324]

KEY:

- P = Permitted-by-use right (zoning decision by Zoning Officer).
SE = Special exception use (zoning decision by Zoning Hearing Board).
C = Conditional use (zoning decision by Borough Council).
N = Not permitted.
(S. 402) = See additional requirements in § 124-402.
(S. 403) = See additional requirements in § 124-403.

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
(a) Residential uses. Single-family detached dwelling (Note: Manufactured/mobile homes shall meet the additional requirements of § 124-402.)	P	N	N
Semidetached dwelling (side by side)	P	N	N
Townhouse (rowhouse) (S. 402)	P	N	N
Apartments (S. 402), other than conversions of an existing building	P ¹	N	N
Boardinghouse (includes rooming house) (S. 402)	N	SE	N
Manufactured/mobile home park (S. 402)	N	N	N
Group home within a lawful existing dwelling unit (S. 402), not including a treatment center	P	P	P
Conversion of an existing building to result in an increased number of dwelling units (see also "unit for care of relative" under accessory uses)	P ¹	N	N
(b) Commercial uses.			
Adult use (S. 402)	N	N	C
After-hours Club (Note: This use is effectively prohibited by State Act 219 of 1990.)	N	N	N
Airport (S. 402) (see also "heliport")	N	N	N
Amusement arcade	P	P	N
Amusement park or water park	N	N	P
Animal cemetery (S. 402)	N	P	P
Auditorium (commercial), arena, performing arts center or exhibition-trade show center	N	P	P
Auto repair garage or auto service station (S. 402)	N	C	N

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Auto, boat or mobile/manufactured home sales (S. 402)	N	C	N
Bakery, retail	P	P	P
Bed-and-breakfast inn (S. 402)	P	P	P
Betting use, other than small games of chance and lotteries allowed under state law	N	N	N
Beverage distributor (wholesale and/or retail)	SE	P	P
Bus maintenance or storage yard	N	N	P
BYOB club	N	N	SE
Camp (S. 402) other than recreational vehicle campground	N	N	P
Campground, recreational vehicle (S. 402), which may include an accessory camp store that is primarily for use by campers	N	SE	SE
Car wash (S. 402)	N	P	P
Catering, custom, for off-site consumption	P	P	P
Communications tower/antenna, commercial (S. 402)			
Meeting § 124-402A(15)(a) pertaining to antenna placed on certain existing structures	N	C	C
Antenna/tower that does not meet § 124-402A(15)(a) (such as freestanding towers)	N	C	C
Note: § 124-402A(15) also allows towers serving emergency services stations.			
Conference center	P	P	P
Construction company or tradesperson's headquarters (including but not limited to landscaping, building trades or janitorial contractor). See also as home occupation. Accessory outdoor storage shall be permitted provided it meets the screening requirements of § 124-803.	SE ²	P	P
Crafts or artisan's studio (see also as home occupation)	P	P	P
Custom printing, copying faxing, mailing or courier service and similar services to businesses	P	P	P
Exercise club	P	P	P
Financial institution (S. 402; includes banks), with any "drive-through" facilities meeting § 124-403	P	P	P
Flea market/auction house	P	P	P
Funeral home (S. 402)	P	P	P
Garden center, retail (see also "wholesale greenhouse")	P	P	P
Gas station: See "auto service station"			
Heliport (S. 402)	N	N	C

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Hotel or Motel (S. 402)	P	P	P
Kennel (S. 402)	N	N	SE
Laundromat	P	P	P
Laundry, commercial or industrial	N	P	P
Lumberyard	N	P	P
Microbrewery (may be in combination with a restaurant)	N	C	N
Motor vehicle racetrack (S. 402)	N	N	N
Nightclub (S. 402)	N	C	N
Office (may include medical labs; see also "home occupation")	P	P	P
Pawn shop	N	SE	N
Personal services (includes tailoring, custom dressmaking, haircutting/styling, travel agency, dry cleaning, shoe repair, "massage therapy, certified" and closely similar uses; see also "home occupation")	P	P	P
Picnic grove, commercial (S. 402)	N	P	P
Plant nursery (other than a retail garden center)	P	P	P
Propane retail distributor, other than prepackaged sales, with a minimum setback of 150 feet required between any storage or dispensing facilities and any residential district, and with fire company review	N	N	SE
Recording studio, music	P	P	P
Recreation, commercial indoor (S. 402) (includes bowling alley, roller- or ice-skating rink, batting practice, and closely similar uses), other than uses listed separately in this § 124-306	SE	P	P
Recreation, commercial outdoor (including miniature golf course, golf driving range, archery, paintball and closely similar uses), other than uses listed separately in this § 124-306	N	P	P
Repair service, household appliance	P	P	P
Restaurant or banquet hall (S. 402), other than a nightclub			
With drive-through service (S. 403)	N	SE	N
Without drive-through service	P	P	N
Retail store (not including uses listed individually in this § 124-306) or shopping center	C ³	P	N
Self-storage development	N	P	P
Short-term rentals (S. 402)	P	P	P
Target range, firearms			
Completely indoor and enclosed	N	P	P
Other than above (S. 402)	N	N	N

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Tattoo or body-piercing establishment (other than temporary tattoos or ear piercing, which are personal service uses)	C	C	N
Theater, indoor movie, other than an adult use	P	P	N
Trade/hobby school	P	P	P
Veterinarian office (S. 402)	P	P	P
Wholesale sales: See under "industrial uses."			
(c) Institutional/semipublic uses.			
Cemetery (see "crematorium" listed separately)	P	P	P
College or university: educational and support buildings (other than environmental education center)	P	P	P
Community recreation center (limited to a government sponsored or nonprofit facility) or library	P	P	P
Crematorium	N	N	SE
Cultural center or museum	P	P	P
Day-care center, adult (S. 402)	P	P	P
Day-care center, child (S. 402) (see also as an accessory use)	P	P	P
Dormitory as accessory to a college or university and is owned by the college or university for full-time college students and supervising staff	N	SE	N
Emergency services station	P	P	P
Hospital or surgery center	N	P	P
Membership club meeting and noncommercial recreational facilities, provided that such use shall not be open between 2:00 and 6:00 a.m., and provided that such use shall only be allowed in combination with another use if the other use is allowed in that district and if the requirements for that use are also met	C	C	C
Nursing home or personal care home/assisted living (S. 402)	P	P	P
Place of worship (S. 402) (includes "church")	P	P	P
School, public or private, primary or secondary (S. 402)	P	P	P
Sewage pump stations	P	P	P
Treatment center (S. 402)	N	N	SE
(d) Public/semipublic uses.			
Borough government uses, other than uses listed separately in this § 124-306	P	P	P
Government facility, other than uses listed separately in this § 124-306	SE	SE	SE
Prison or similar correctional institution	N	N	N

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Publicly owned or operated recreation park	P	P	P
Public utility facility (see also § 124-114) other than uses listed separately in this § 124-306	SE	SE	SE
Swimming pool, nonhousehold (S. 402)	P	P	P
U.S. postal service facility, which may include a leased facility	P	P	P
(e) Industrial uses.			
Asphalt plant	N	N	N
Assembly or finishing of products using materials produced elsewhere (such as products from plastics manufactured off site)	N	N	P
Building supplies and building materials, wholesale sales of	N	P	P
Distribution as a principal use (other than trucking company terminal)	N	N	P
Industrial equipment sales, rental and service, other than vehicles primarily intended to be operated on public streets	N	N	P
Junk, outdoor storage, display or processing of, other than within an approved junkyard or solid waste disposal area	N	N	N
Junkyard (S. 402)	N	N	N
Liquid fuel storage, bulk, for off-site distribution, which shall require a setback of 150 feet from a residential district and review by the fire company of any proposed facilities; other than auto service station, retail propane distributor as listed separately, prepackaged sales or fuel tanks for company vehicles	N	N	N
Manufacture and/or bulk processing of the following, provided that manufacturing occurs only indoors:			
Agricultural chemicals, fertilizers or pesticides	N	N	SE
Apparel, textiles, shoes and apparel accessories (see also "crafts studio")	N	N	P
Cement manufacture	N	N	N
Ceramics products (other than crafts studio)	N	N	P
Chemicals, manufacture or bulk processing of, other than pharmaceuticals and types listed separately	N	N	N
Clay, brick, tile and refractory products	N	N	P
Computers and electronic and microelectronic products	N	N	P
Concrete, cement, lime and gypsum products, other than actual manufacture of cement	N	N	SE

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Electrical equipment, appliances and components	N	N	P
Explosives, fireworks or ammunition	N	N	N
Fabricated metal products (except explosives, fireworks or ammunition) and/or machine shops	N	N	P
Food (human) and beverage products, at an industrial scale as opposed to a clearly retail scale	N	N	P
Food products for animals	N	N	SE
Gaskets	N	N	P
Glass and glass products (other than crafts studio)	N	N	P
Incineration, reduction, distillation, storage or dumping of slaughterhouse refuse, rancid fats, garbage, dead animals or offal (other than within an approved solid waste facility)	N	N	N
Jewelry and silverware	N	N	P
Leather and allied products (other than crafts studio or tannery)	N	N	P
Machinery	N	N	P
Manufactured or modular housing manufacture	N	N	P
Medical equipment and supplies	N	N	P
Metal products, primary	N	N	SE
Mineral products, nonmetallic (other than mineral extraction)	N	N	SE
Paper and paper products (including recycling, but not including manufacture of raw paper pulp)	N	N	P
Paper: raw pulp	N	N	N
Paving materials, other than bulk manufacture of asphalt	N	N	SE
Pharmaceuticals and medicines	N	N	P
Plastics, polymers, resins, vinyl, coatings, cleaning compounds, soaps, adhesives, sealants, printing ink or photographic film	N	N	SE
Products from previously manufactured materials, such as glass, leather, plastics, cellophane, textiles, rubber or synthetic rubber	N	N	P
Roofing materials and asphalt saturated materials or natural or synthetic rubber	N	N	SE
Scientific, electronic and other precision instruments	N	N	P
Sporting goods, toys, games, musical instruments or signs	N	P	P
Transportation equipment	N	N	P

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Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Wood products and furniture (not including raw paper pulp)	N	P	P
See § 124-105 for uses that are not listed			
Mineral extraction (S. 402) and related processing, stockpiling and storage of materials removed from the site	N	N	C
Packaging	N	P	P
Package delivery services distribution center	N	P	P
Petroleum refining	N	N	N
Photo processing, bulk	P	P	P
Printing or bookbinding	N	P	P
Recycling center, bulk processing, provided all operations of an industrial scale occur within an enclosed building (this use does not include a solid waste disposal or transfer facility)	N	N	P
Research and development, engineering or testing facility or laboratory (other than medical laboratories, which is considered an office use)	N	N	P
Sawmill/planing mill	N	N	SE
Slaughterhouse, stockyard or tannery, with a minimum setback of 400 feet from all lot lines	N	N	N
Solid waste landfill (S. 402)	N	N	N
Solid waste transfer facility or waste-to-energy facility (S. 402)	N	N	N
Trucking company terminal (S. 402)	N	N	N
Warehousing or storage as a principal use	N	N	P
Warehousing or storage as an on-site accessory use	P	P	P
Welding	N	N	P
Wholesale sales (other than motor vehicles)	N	SE	P
(f) Accessory uses.			
See list of additional permitted uses in § 124-306C, such as "residential accessory structure or use."			
See additional requirements in § 124-403 for specific accessory uses.			
Bees, keeping of (S. 403)	SE	SE	P
Bus shelter (S. 403)	P	P	P
Composting (S. 403), other than leaves, tree bark or materials generated on site which are permitted by right	N	N	SE
Day-care center accessory to and on the same lot as an existing lawful place of worship	P	P	P
Day care (S. 403) as accessory to an existing dwelling:			

Zoning Ordinance

Types of Uses

(See definitions in Article II.)

Zoning Districts

	NC	HC	LI
Day care of a maximum of three adults or youth, in addition to relatives of the caregiver	P	P	P
Day care (S. 403) as accessory to an existing dwelling:			
Group day-care home	P	P	P
Family day-care home	P	P	P
Drive-through facilities: see § 124-403 and the provisions for the principal use in this table.			
Home occupation, major (S. 403)	P	P	P
Home occupation, minor (S. 403)	P	P	P
Outdoor storage and display as accessory to a business use shall also comply with §§ 124-403, 124-803 and 124-804	P ²	P	P
Retail sales as accessory to a principal industrial use, limited to items produced or distributed on the premises, and limited to a maximum of 5% of the floor area of the principal use	N	N	P
Temporary retail sales: see § 124-103G.	P	P	P
Unit for care of relative (S. 403) on the lot of an existing dwelling	P	P	P
(g) Miscellaneous uses.			
Crop farming and wholesale greenhouses	P	P	P
Livestock or poultry, raising of (S. 402)	N	SE	P
Nature preserve or environmental education center	P	P	P
Parking lot or structure as an accessory use	P	P	P
Parking lot or structure as a principal use that does not primarily serve tractor-trailer trucks or trailers	P	P	P
Parking lot or structure as a principal use that primarily serves tractor-trailer trucks or trailers	N	N	SE
Parking lot for carpooling	N	P	P
Sewage treatment plant	N	N	SE
Stable, nonhousehold (S. 402; includes horse-riding academy)	N	P	P
Timber harvesting (S. 402)	P	P	P
Wind turbine:			
Maximum of one on a lot that is an accessory use and is designed primarily for on-site electricity use and which shall be required to have a setback from all lot lines equal to distance from the ground to the maximum height to the top of the extended blade (S. 403)	SE	P	P
One or more wind turbines, other than above (S. 402)	N	N	SE
All uses that will be unable to comply with the performance standards of this chapter. See the environmental protection requirements of Article V.	N	N	N

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Zoning Ordinance

NOTES:

- ¹ Apartments shall be limited to being in the same building as a principal commercial use that is on the street level.
- ² A maximum of 25% of lot shall be used for outdoor storage, which shall be screened by buildings and/or landscaping from view of streets.
- ³ Drive-through service is prohibited. Each retail building shall be limited to a maximum indoor building floor area of 10,000 square feet.

- C. Permitted accessory uses in all districts. An accessory use of a dwelling is only permitted if such use is customarily incidental to the residential use and is specifically permitted by this chapter. The following are permitted by right as accessory uses to a lawful principal use in all districts, within the requirements of § 124-403 and all other requirements of this chapter:

Standard antennas, including antennas used by contractors to communicate with their own vehicles*

Fence or wall*

Garage, household

Garage sale*

Pets, Keeping of*

Parking or loading, off-street, only to serve a use that is permitted in that district

Recreational facilities, limited to use by residents of a development or students at a primary or secondary school or center for the care and treatment of youth, and their occasional invited guests

Residential accessory structure or use (see definition in Article II)*

Signs, as permitted by Article VII

Swimming pool, household*

Such other accessory use or structure that the applicant proves to the satisfaction of the Zoning Officer is clearly customary and incidental to a permitted-by-right, special exception or conditional principal use.

Outdoor furnace in compliance with § 124-403.

NOTE:

- * See the standard for each in § 124-403.

- D. Permitted accessory uses to business and institutional uses. The following are permitted-by-right accessory uses only to a permitted-by-right, special exception or conditional commercial, industrial or institutional use, provided that all requirements of this chapter are met:

- (1) Storage of fuels for on-site use or to fuel company vehicles.
- (2) The following accessory uses, provided that the use is clearly limited to employees, patients, residents and families of employees of the use and their occasional invited guests:
 - (a) Internal cafeteria without drive-through service;
 - (b) Day-care center; or
 - (c) Recreational facilities.
- (3) Bus shelters meeting § 124-403.
- (4) Automatic transaction machine.
- (5) Storage sheds meeting the requirements of § 124-307A.

Demographics

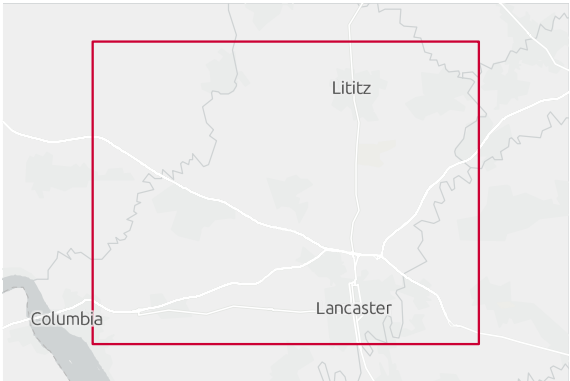
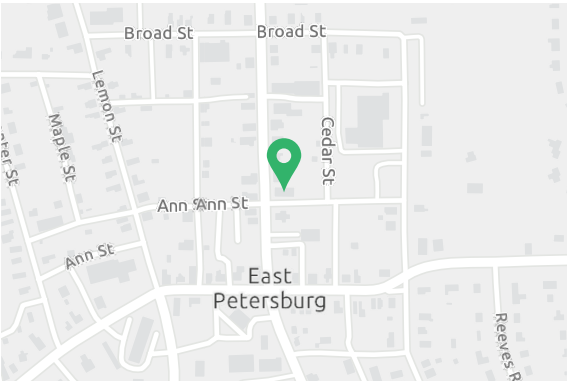
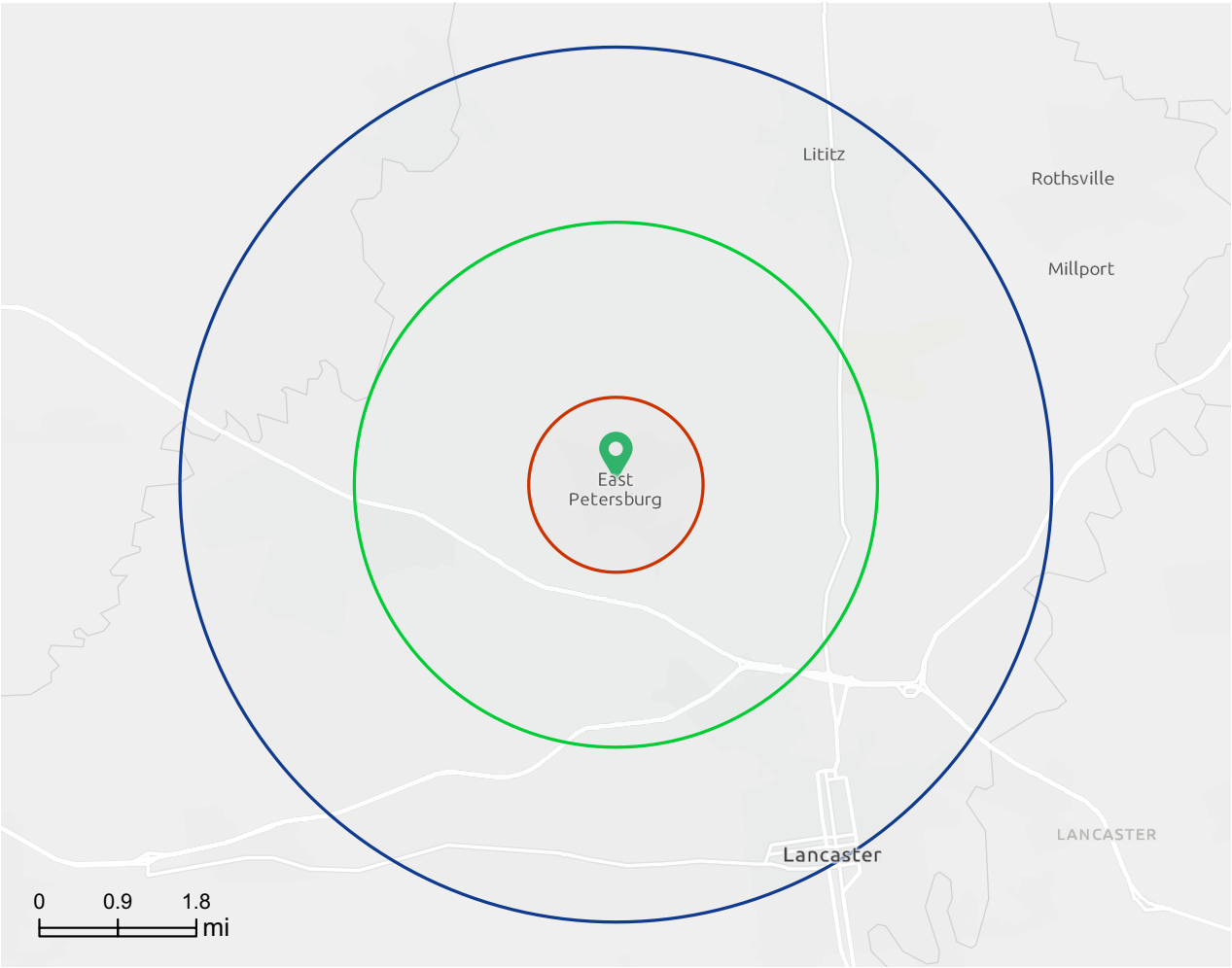
Site Map

6069 Main St, East Petersburg, Pennsylvania, 17520

Rings: 1, 3, 5 mile radii



Prepared by Esri
Latitude: 40.10099
Longitude: -76.35395



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Demographics

Executive Summary

6069 Main St, East Petersburg, Pennsylvania, 17520

Rings: 1, 3, 5 mile radii



Population	1 mile	3 miles	5 miles
2020 Population	5,588	38,930	135,611
2020 Male Population	48.5%	47.9%	48.1%
2020 Female Population	51.5%	52.1%	51.9%
2026 Population	6,654	41,265	142,210
2026 Male Population	49.3%	48.4%	48.6%
2026 Female Population	50.8%	51.6%	51.4%
2031 Population	6,969	41,969	145,905
2031 Male Population	49.1%	48.2%	48.4%
2031 Female Population	50.9%	51.8%	51.6%
2010-2020 Annual Rate	0.60%	1.41%	0.88%
2020-2026 Annual Rate	2.83%	0.94%	0.76%
2026-2031 Annual Rate	0.93%	0.34%	0.51%

In the identified area, the current year population is **142,210**. In 2020, the Census count in the area was **135,611**. The rate of change since 2020 was **0.76%** annually. The five-year projection for the population in the area is **145,905** representing a change of **0.51%** annually from 2026 to 2031. Currently, the population is **48.6%** male and **51.4%** female.

Median Age

2026 Median Age	41.6	43.9	42.1
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The median age in this area is **42.1**, compared to U.S. median age of **39.6**.

Race and Ethnicity

2026 White Alone	81.8%	77.2%	75.3%
2026 Black Alone	4.3%	4.6%	5.4%
2026 American Indian Alone	0.2%	0.2%	0.3%
2026 Asian Alone	2.5%	6.5%	5.4%
2026 Pacific Islander Alone	0.0%	0.0%	0.0%
2026 Some Other Race Alone	4.3%	4.1%	5.6%
2026 Two or More Races	6.9%	7.4%	7.9%
2026 Hispanic Origin	10.9%	10.6%	13.2%
2026 Diversity Index	45.3	50.6	55.0

Persons of Hispanic origin represent **13.2%** of the population in the identified area compared to **19.9%** of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is **55.0** in the identified area, compared to **73.0** for the U.S. as a whole.

 **Source:** This infographic contains data provided by U.S. Census (2010, 2020), Esri (2026, 2031). U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography.

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Demographics

Executive Summary | 6069 Main St, East Petersburg, Pennsylvania, 17520 | Rings: 1, 3, 5 mile radii

Households	1 mile	3 miles	5 miles
2026 Wealth Index	105	142	112
2010 Total Households	2,000	12,871	50,275
2020 Total Households	2,071	14,343	53,714
2026 Total Households	2,514	15,282	56,446
2031 Total Households	2,652	15,633	58,357
2010-2020 Annual Rate	0.35%	1.09%	0.66%
2020-2026 Annual Rate	3.15%	1.02%	0.80%
2026-2031 Annual Rate	1.07%	0.46%	0.67%
2026 Average Household Size	2.62	2.61	2.42

The household count in this area has changed from **53,714** in 2020 to **56,446** in the current year, a change of **0.80%** annually. The five-year projection of households is **58,357**, a change of **0.67%** annually from the current year total. Average household size is currently **2.42**, compared to **2.43** in the year 2020. The number of families in the current year is **36,147** in the specified area.

Mortgage Income

2026 Percent of Income for Mortgage	19.0%	21.8%	22.7%
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Median Household Income

2026 Median Household Income	\$92,634	\$107,659	\$94,777
2031 Median Household Income	\$102,338	\$123,761	\$106,984
2026-2031 Annual Rate	2.01%	2.83%	2.45%

Average Household Income

2026 Average Household Income	\$126,947	\$151,706	\$128,790
2031 Average Household Income	\$143,841	\$167,458	\$142,239
2026-2031 Annual Rate	2.53%	2.00%	2.01%

Per Capita Income

2026 Per Capita Income	\$49,196	\$57,483	\$51,579
2031 Per Capita Income	\$56,055	\$63,754	\$57,340
2026-2031 Annual Rate	2.64%	2.09%	2.14%

Income Equality

2026 Gini Index	40.7	42.7	42.9
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 **Source:** This infographic contains data provided by U.S. Census (2010, 2020), Esri (2026, 2031). U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography.

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Demographics

Executive Summary | 6069 Main St, East Petersburg, Pennsylvania, 17520 | Rings: 1, 3, 5 mile radii

Households by Income

Current median household income is **\$94,777** in the area, compared to **\$85,893** for all U.S. households. Median household income is projected to be **\$106,984** in five years, compared to **\$100,053** all U.S. households.

Current average household income is **\$128,790** in this area, compared to **\$122,692** for all U.S. households. Average household income is projected to be **\$142,239** in five years, compared to **\$138,579** for all U.S. households.

Current per capita income is **\$51,579** in the area, compared to the U.S. per capita income of **\$48,241**. The per capita income is projected to be **\$57,340** in five years, compared to **\$55,073** for all U.S. households.

Housing Unit Summary	1 mile	3 miles	5 miles
2026 Housing Affordability Index	117	103	99
2010 Total Housing Units	2,066	13,596	52,846
2010 Owner Occupied	1,646	9,726	33,115
2010 Renter Occupied	354	3,145	17,160
2010 Vacant	66	725	2,571
2020 Housing Units	2,148	15,230	56,914
2020 Owner Occupied	1,696	10,621	34,911
2020 Renter Occupied	375	3,722	18,803
2020 Vacant	81	826	3,187
2026 Housing Units	2,586	16,134	60,156
2026 Owner Occupied	2,132	11,520	37,249
2026 Renter Occupied	382	3,762	19,197
2026 Vacant	72	852	3,710
2031 Total Housing Units	2,728	16,494	61,731
2031 Owner Occupied	2,264	11,836	37,971
2031 Renter Occupied	388	3,796	20,386
2031 Vacant	76	861	3,374

Socioeconomic Status

2026 Socioeconomic Status Index	61.2	62.1	55.3
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Currently, **82.4%** of the **60,156** housing units in the area are owner occupied; **14.8%** renter occupied; and **2.8%** are vacant. Currently, in the U.S., **57.6%** of the housing units are owner occupied; **32.4%** are renter occupied; and **10.0%** are vacant. In 2020, there were **56,914** housing units in the area and **81** vacant housing units. The annual rate of change in housing units since 2020 is **0.89%**. Median home value in the area is **\$365,556**, compared to a median home value of **\$376,272** for the U.S. In five years, median home value is projected to change by **6.20%** annually to **\$403,360**.

 **Source:** This infographic contains data provided by U.S. Census (2010, 2020), Esri (2026, 2031). U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography.

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