

# Detached - Lynn, PA



## 6629 Madison Street, Lynn, PA, 18066

Offered at \$1,375,000

16.37 acre site in Lynn Township serviced by LCA public water and sewer. Fully approved for 66 site manufactured home community. Purchase includes 66 LCA sewer EDUs that are prepaid and reserved for this community. Approvals include required NPDS permit and Penn DOT Highway Occupancy permit. Great opportunity to make your mark. Either sell the homes and rent the lots or keep the homes and rent complete resulting in a 66 unit investment at a cost and time frame significantly less than a stick built complex. Plus you can select your own unit mix and adjust as needed. Site includes existing home that is planned for conversion to community clubhouse. This is a growing area with easy access to all major routes yet the site is tree lined providing a private rural feeling. Located in the popular Northwestern School District. Nearby 2 bedroom 1.5 bath townhomes rent for 1500 per month. Detached homes in this community should garner significantly more rent. Ownership group includes 2PA Brokers.

0 Bedrooms
0 Bathrooms
Unknown sqft sqft
16.37 acre (lot size)
Built: 2022



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