

# Residential - Lynn, PA

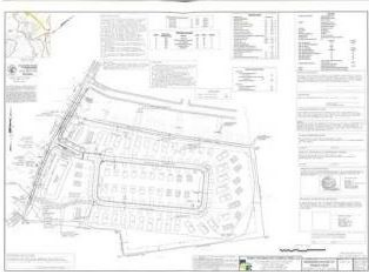


## 6629 Madison Street, Lynn, PA, 18066

Offered at \$1,375,000

16.37 acre site in Lynn Township services by LCA public water and sewer. Site is 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 PennDOT Highway Occupancy permit. Manufactured home communities are great long term investments however approvals for new communities are difficult to obtain. In this case the difficult work is done and this project is shovel ready. Site includes existing home that is planned for conversion to community clubhouse. Lot rents in this area project are at least \$600 to \$650 per month. This is a growing area with easy access to all major routes yet the site is tree lined providing a private rural feel. Located in the popular Northwestern School District. This community should appeal to first time buyers. 1.5 acre adjacent site also available for future expansion. Ownership group includes 2 licensed PA Brokers.

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



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