

# MOBILE HOME PARK INVESTMENT OPPORTUNITY in Lawrence County, MS



## \$285,000

**HEADS UP, INVESTORS!!!** This 9-unit mobile home park in Monticello, Lawrence County, MS, is just what you've been looking for! This property is currently renting 7 of the 9 units! This property is located within the city limits of Monticello, MS. It is convenient to US-84 for quick travel to the amenities of Brookhaven, MS, or Collins, MS. Take a look today and expand your investor profile! Call Preston Smith for a private showing!

**Directions from the intersection of US-84 and MS-27 in Monticello, MS:** Travel south on MS-27 for .5 miles. Turn left onto MS-184. Travel 1.5 miles, then turn right onto Jefferson St. In .2 miles, the property will be on the right. Address: 304 Jefferson St, Monticello, MS, 39654.



**CLIF  
CANNON**  
REALTOR®

Office: 601.990.5070

Cell: 601.565.1070

Clif@TomSmithLand.com



## A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.







**CLIF CANNON**

REALTOR®

Office: 601.990.5070

Cell: 601.565.1070

Clif@TomSmithLand.com



**A Real Estate Expert You Can Trust**

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





# Aerial Map



**CLIF CANNON**

REALTOR®

Office: 601.990.5070

Cell: 601.565.1070

Clif@TomSmithLand.com



**A Real Estate Expert You Can Trust**

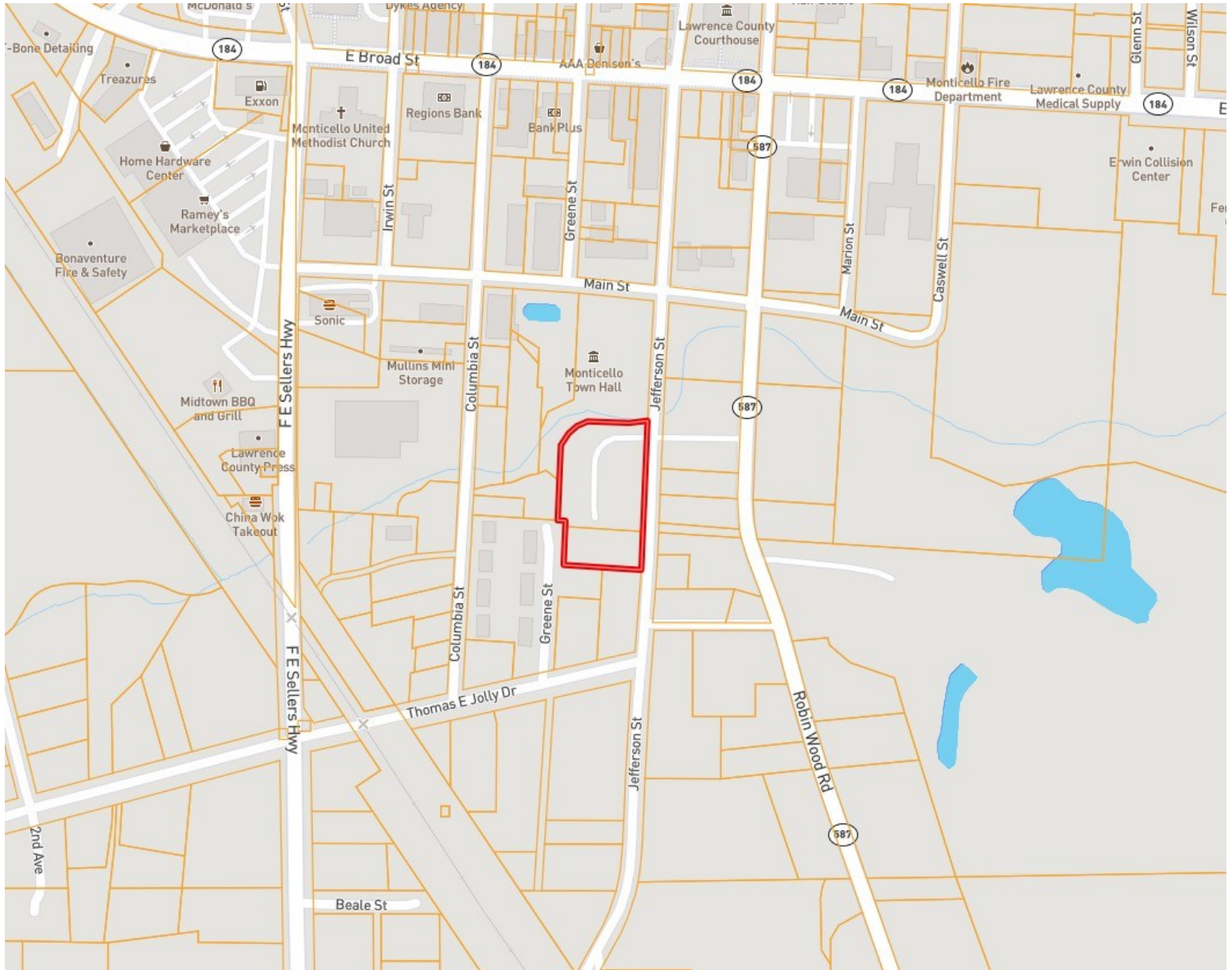
TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





# Ownership Map



**CLIF CANNON**

REALTOR®

Office: 601.990.5070

Cell: 601.565.1070

[Clif@TomSmithLand.com](mailto:Clif@TomSmithLand.com)



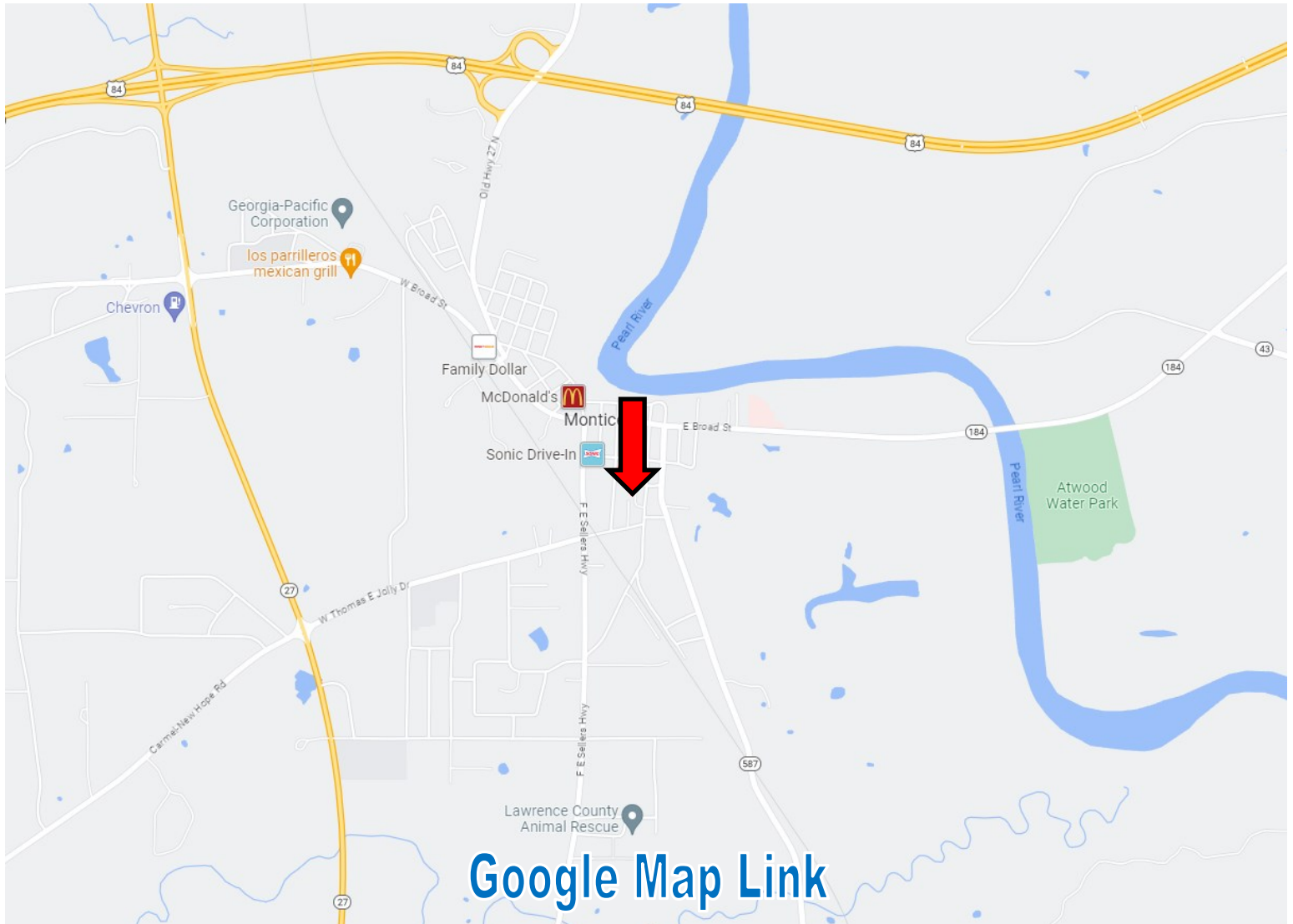
**A Real Estate Expert You Can Trust**

[TomSmithLandandHomes.com](http://TomSmithLandandHomes.com)

Information is believed to be accurate but not guaranteed.



# Directional Map



**Directions from the intersection of US-84 and MS-27 in Monticello, MS:** Travel south on MS-27 for .5 miles. Turn left onto MS-184. Travel 1.5 miles, then turn right onto Jefferson St. In .2 miles, the property will be on the right. Address: 304 Jefferson St, Monticello, MS, 39654.

**CLIF CANNON**

REALTOR®

Office: 601.990.5070

Cell: 601.565.1070

Clif@TomSmithLand.com



**A Real Estate Expert You Can Trust**

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

