



INCOME PRODUCING PROPERTY

115+/- Acres in Pike County, MS

Twin Oaks Mobile Home Park

JC Lewis Mobile Home Park



\$7,800,000

Twin Oaks Mobile Home Park

- 16+/- Acres with Park
- 45 Mobile Homes
- Sewer Plant and Spray Field

JC Lewis Mobile Home Park

- 20+/- Acres with Park
- 79+/- Additional Acres for Expansion
- 53 Mobile Homes
- 2 Oxidation Holding Ponds and Chlorinator
- 12 Lot Spaces
- 3,500+/- sq ft Duplex with Garage

JC Lewis- 4134 Hwy 98 E McComb, MS 39648

Twin Oaks- 5089 Hwy 98 E McComb, MS 39648

Directions from I-55 N in McComb, MS: Take exit 15A toward Tylertown. Merge onto US-98 E. Travel 6.8 miles and turn right onto JC Lewis Drive.



Call the land man today!

TOM SMITH, ALC®, BROKER

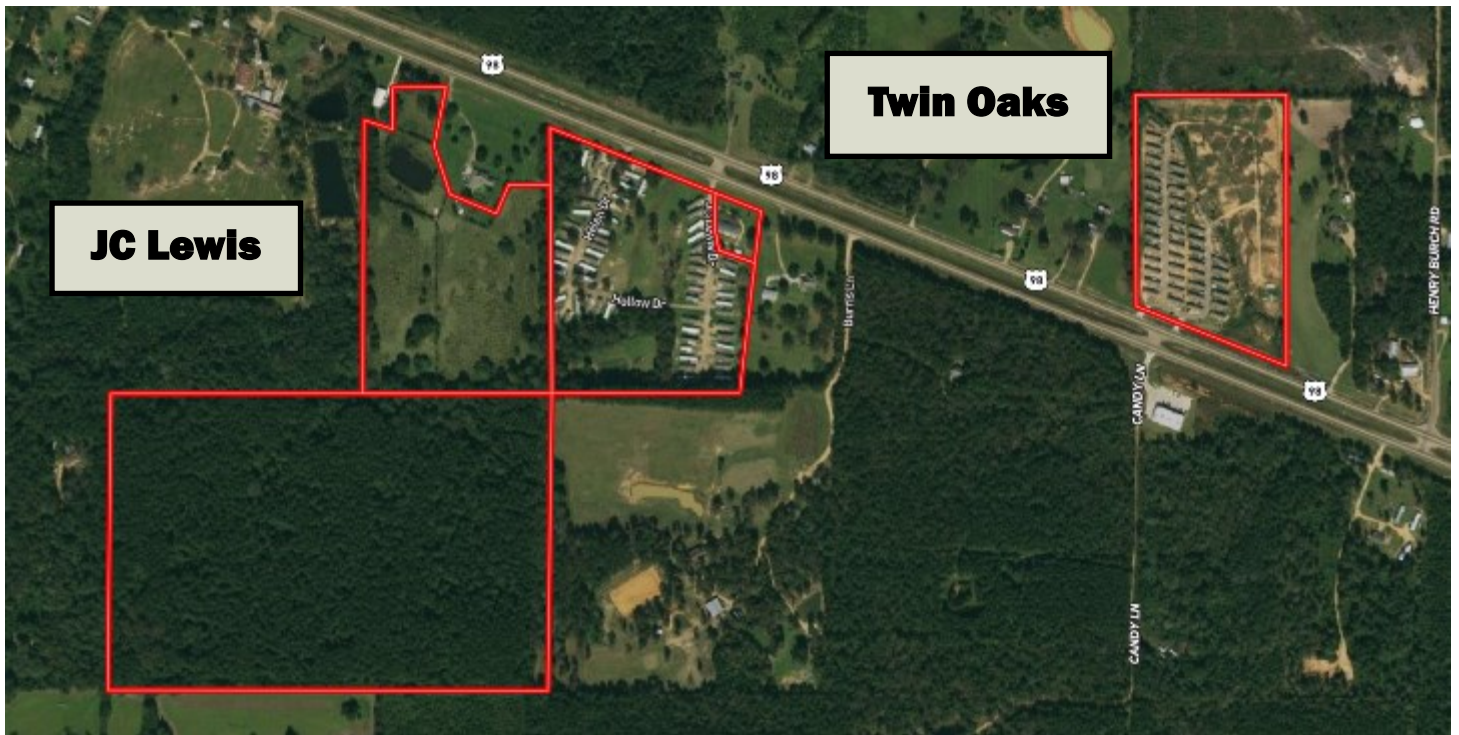
Tom@TomSmithLand.com

601.898.2772 office | 601.454.9397 cell



TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



Are you looking for an income-producing opportunity in Pike County, MS? Take a look at these two established mobile home parks situated on 115+/- acres in McComb. Twin Oaks and JC Lewis consist of 98 tenant-occupied single-wide mobile homes, a duplex, and twelve spaces, two of which are vacant. The majority of the homes being conveyed are 2015 models with three bedrooms and two baths. The mobile home park JC Lewis occupies 20+/- acres leaving 79+/- acres open for expansion, and has 53 mobile homes. The 3,500+/- square foot duplex features a garage, one bedroom, and one bath on one side, while three bedrooms and two baths are on the other side. Two oxidation ponds hold sewage before going through a chlorinator. The mobile home park Twin Oaks occupies 16+/- acres and has 45 mobile homes. The sewer system is a sewer plant and spray field. The properties are conveniently in North Pike School District and less than 5 minutes from McComb and Hwy 98. Call Tom to schedule your private showing today!

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Twin Oaks



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JC Lewis



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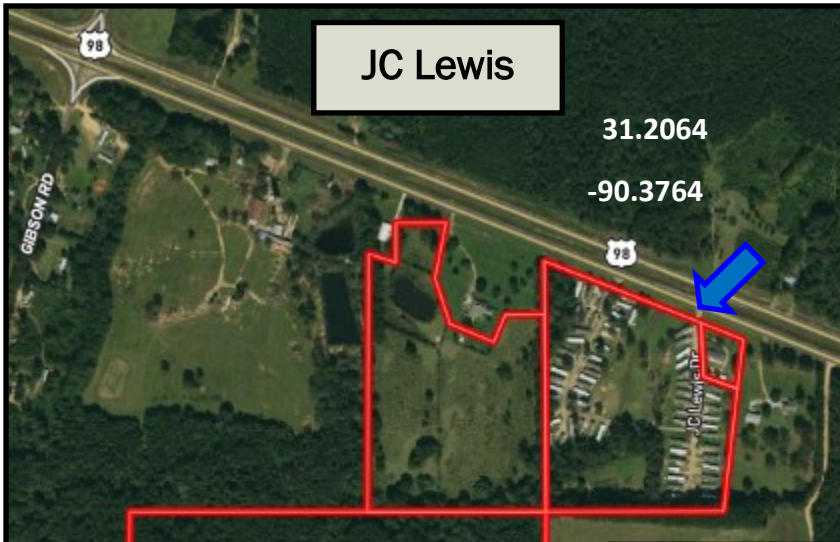


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Aerial Map

[Click Here for an Interactive Map](#)



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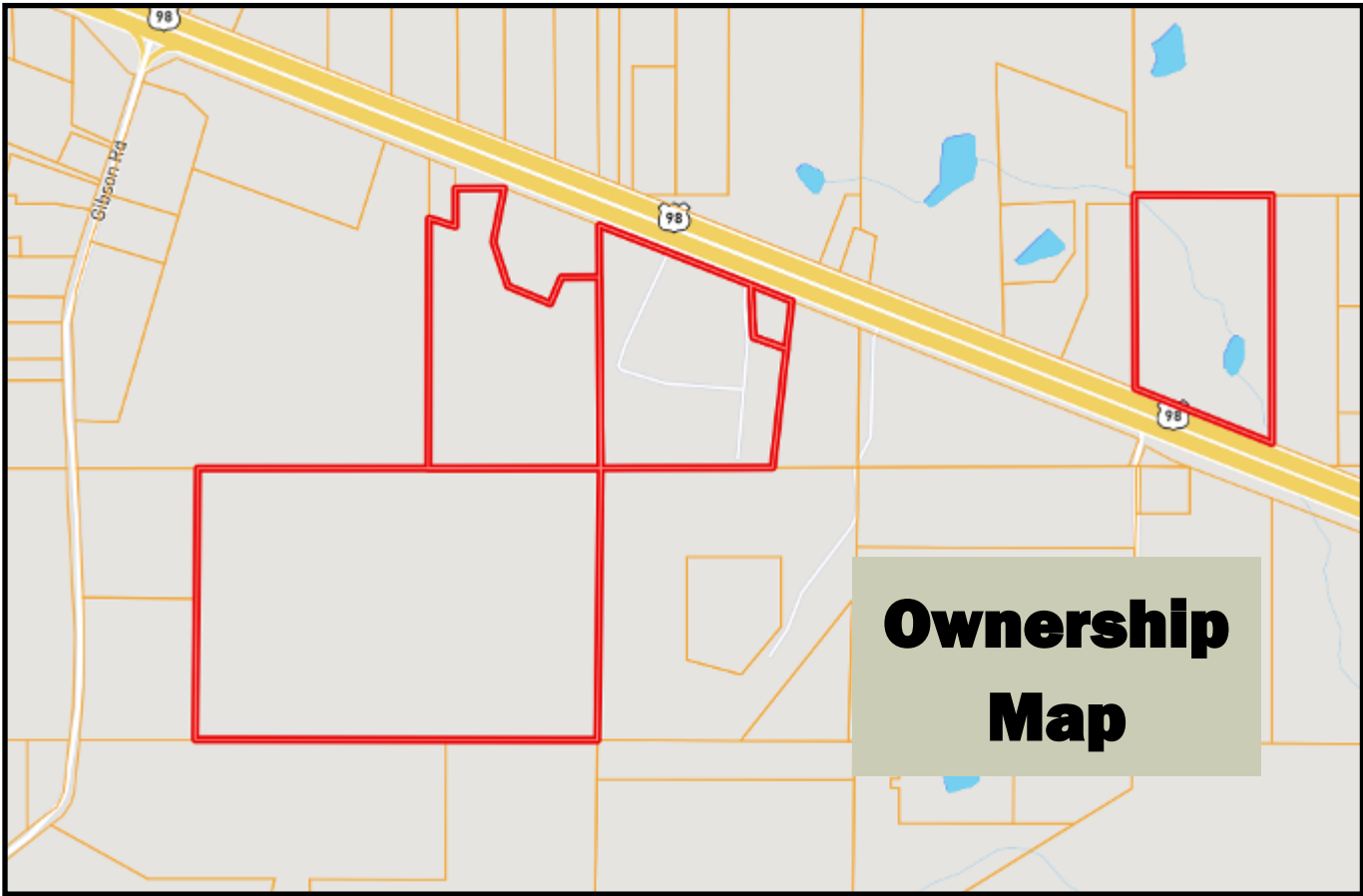
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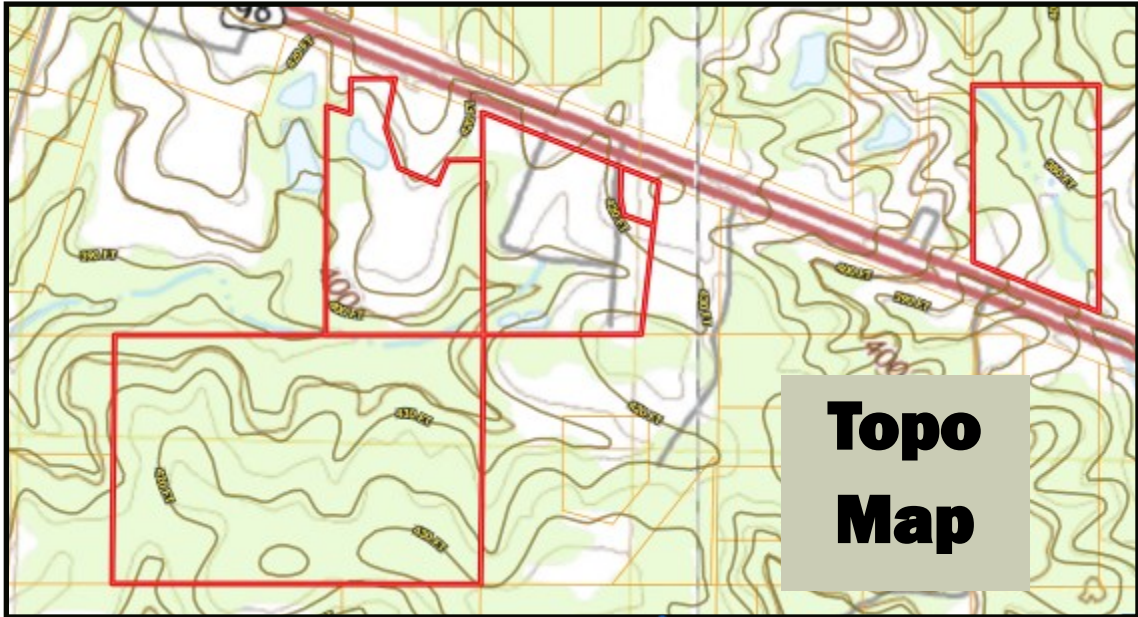
Expect More. Get More.

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**Ownership
Map**



**Topo
Map**

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land man
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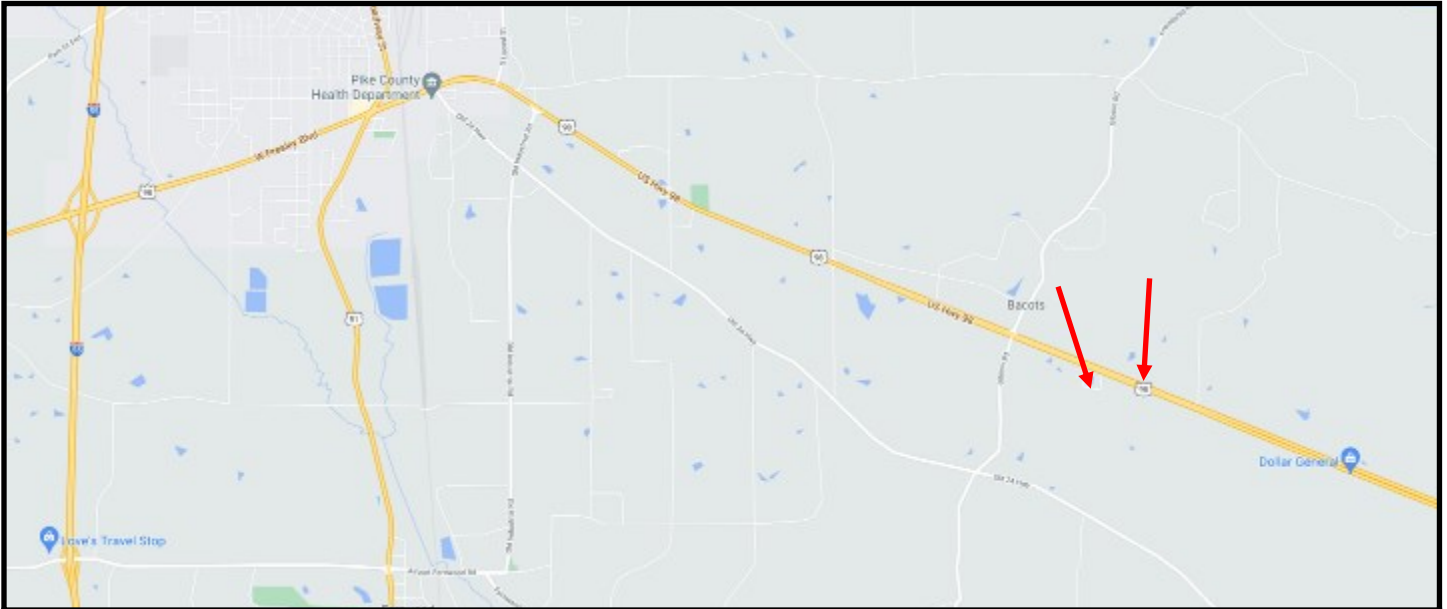


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Directional Map

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