

# MOBILE HOME COMMUNITY FOR SALE

2401 SE 59th Street

# WIGGIN

PROPERTIES, LLC



**Property Type:** Mobile Home Community

**Number of Spaces:** 132

**Sale Price:** \$2,100,000

**Occupancy:** 95%

**CAP Rate:** 11%

**Highlights:**

- On-site manager
- No park-owned homes
- City Utilities
- Land available to expand
- Fully fenced

**Description:** Arrow-Wood Mobile Home Park is nestled in a secluded area just off I-35 and I-240, making it easily accessible from Oklahoma City as well as Edmond. Surrounded by beautiful trees with additional land to expand, this property is an excellent investment opportunity. Just minutes away from a major shopping center and more than 5 parks, it's not surprising that the occupancy already stands at 95%.



## Michael Raff

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Wiggin Properties, LLC

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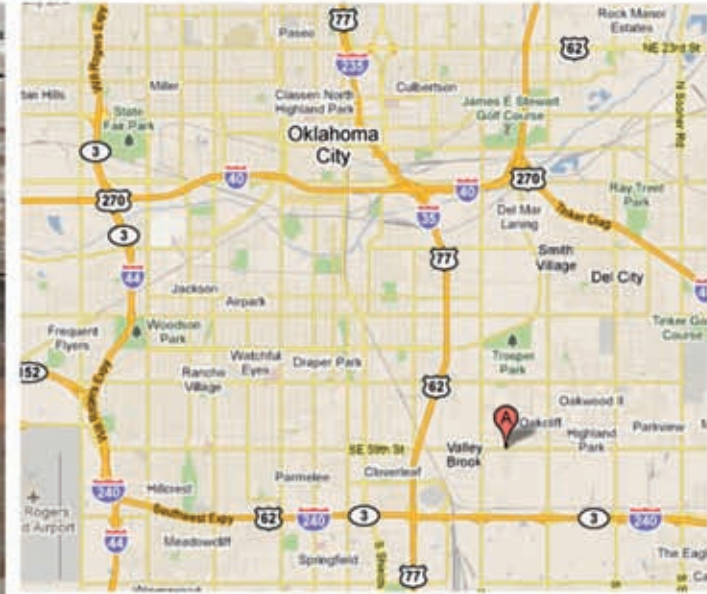
Suite 120

Oklahoma City, OK 73118

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**Location:** Arrow-Wood Mobile Home Park is located just outside Oklahoma City, with quick access to I-35, I-240, and I-40. Oklahoma City has been called “recession proof” in recent years, making it an excellent place to invest. Arrow-Wood has a high occupancy rate, and presents an 11% CAP rate.

## Additional Information:

[www.wigginprop.com](http://www.wigginprop.com)  
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