

# CLINE CREEK VILLAGE

CLINE ST, HUNTSVILLE, TX 77340

PROPERTY SUMMARY | MULTIFAMILY PROPERTY

FOR SALE: SUBJECT TO OFFER



## PROPERTY DESCRIPTION

Investment opportunity awaits with this fully occupied mobile home park nestled on 1.53 acres in Walker County. With all 10 units currently leased, this property presents a lucrative venture for savvy investors seeking stable returns. Situated just 3 minutes from Interstate 45, accessibility is a key feature, enhancing convenience for both tenants and potential buyers. The park's strategic location offers seamless connectivity to major transportation routes, ensuring ease of commute and attracting tenants seeking accessibility.

## PROPERTY HIGHLIGHTS

- Investment opportunity: Fully occupied mobile home park
- Location: Situated on 1.53 acres in Walker County
- Units: 9 mobile homes & 1 house currently leased
- Accessibility: Just 3 minutes from Interstate 45
- Potential: Promising income-generating asset with long-term growth potential

## OFFERING SUMMARY

Sale Price:	Subject To Offer
Number of Units:	10
Lot Size:	1.53 Acres
Building Size:	0 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	5,230	14,268	19,293
Total Population	11,360	40,988	52,666
Average HH Income	\$29,958	\$37,592	\$43,520

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RENT ROLL | MULTIFAMILY PROPERTY

SUITE	BEDROOMS	BATHROOMS	RENT
1	2	2	\$690
2	2	1	\$575
3	2	1	\$590
4	2	2	\$750
5	2	1	\$605
6	2	1	\$540
7	2	1	\$600
8	2	1	\$535
9	3	2	\$800
10 - House	2	1	\$900
<b>TOTALS</b>			<b>\$6,585</b>
<b>AVERAGES</b>			<b>\$659</b>

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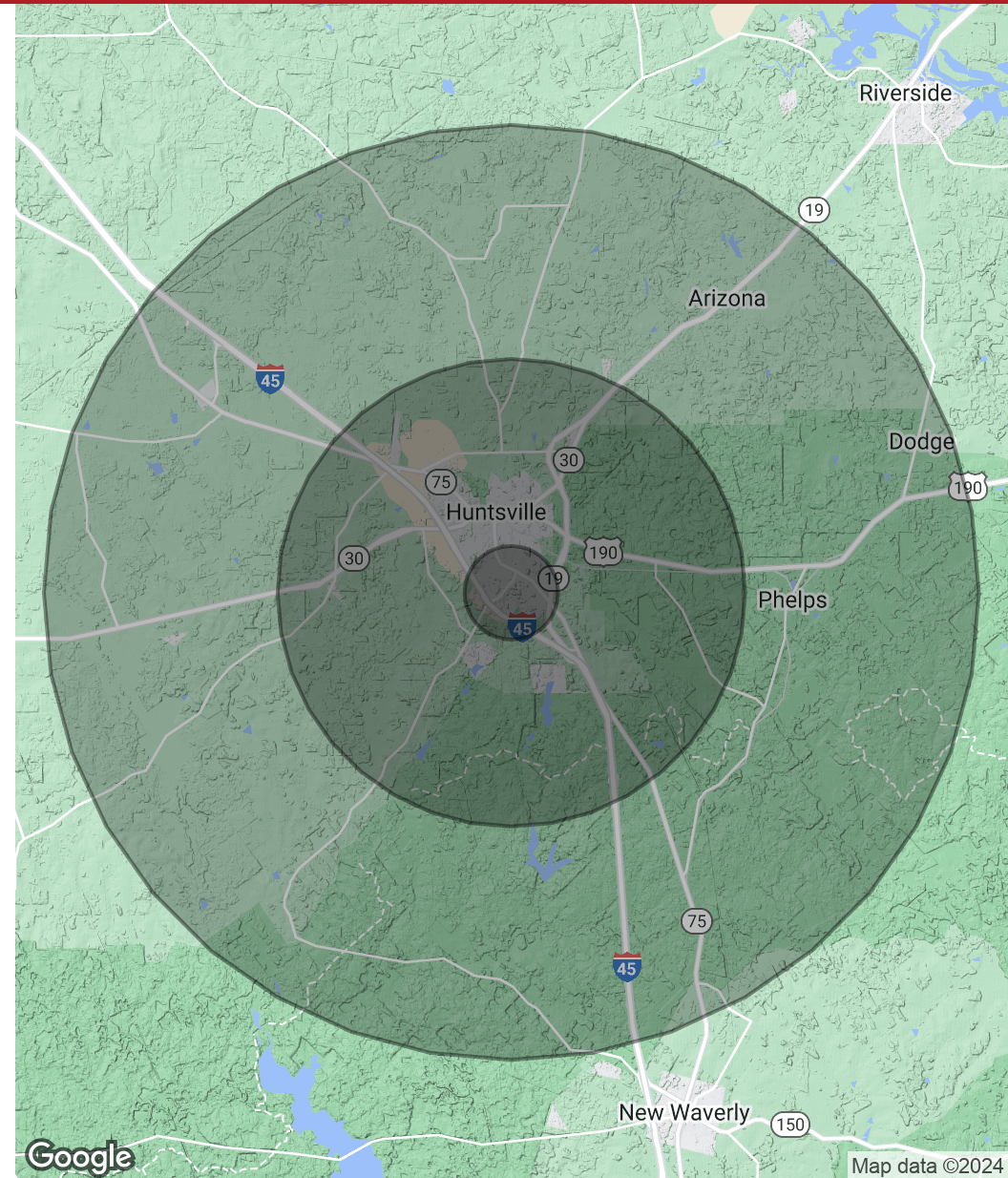
DEMOGRAPHICS MAP & REPORT | MULTIFAMILY PROPERTY

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	11,360	40,988	52,666
Average Age	27.7	32.3	34.0
Average Age (Male)	25.3	31.4	32.4
Average Age (Female)	29.4	25.5	29.7

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	5,230	14,268	19,293
# of Persons per HH	2.2	2.9	2.7
Average HH Income	\$29,958	\$37,592	\$43,520
Average House Value	\$44,243	\$89,224	\$113,109

\* Demographic data derived from 2020 ACS - US Census



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RETAILER MAP | MULTIFAMILY PROPERTY

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