



**SULLIVAN**  
80 Zimmerman Rd, Loch Sheldrake, NY 12759

<https://gristmillrealestate.com>

**\$1,200,000**

Mobile home park with a four family house. What a moneymaker! 22 rentals in all. There are 18 slabs, currently 17 have mobile homes on them. The house has three one bedroom apartments and one two bedroom apartment. Every one owns their trailer and pays rent for the slab. They all pay their own utilities. There are paved roads and lighting for the mobile home park. You will find this 5.9 acre property in the Catskills Borscht Belt. Back in its heyday this area was home to numerous hotels and bungalow colonies and boarding houses. Beautiful Loch Sheldrake is also home of Sullivan County Community College and the Lochmor Golf Course. Each trailer pays \$525 a month lot rent and the apartments get between \$500-\$600 a month rent. Total rent gross is \$133,500. Expenses are approximately \$46,600 a year. This area is growing really fast, there will never be a problem getting tenants

**MLS ID:** 20232539

**Status Category:** Active

**Zone:** 01

**Year built:** 1950

**Date added:** Added 8 months ago

**Listing Category:** Commercial/industrial

**Area, sq ft:** 2816 sq ft

**Acreage:** 5.09

**Age:** 11-20

## UTILITIES

**Water:** Drilled Well

**Sewer:** Municipal

## EXTERIOR FEATURES

**Road Frontage:** Paved

**Lot Dimensions:** 5.09

## LOCATION DETAILS

**Area/Town:** Sullivan

**School District:** Fallsburg Central Schools

**Directions:** Google Maps 80 Zimmerman Road, Loch Sheldrake Ny

## LISTED BY

**Office Name:** Win Morrison Realty-k

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**Agent First Name:** Siobhan

**Agent Last Name:** Scanlan

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**Contact us**

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