

43451 Cannon Rd
Gonzales, LA 70774



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MLS# 2025008746



\$999,900

6,480 Sqft

***** DO NOT DISTURB TENANTS! DO NOT WALK PROPERTY! *****Turn-Key Investment Opportunity Fully Occupied: Experience the stability and eye-watering cash flow of this meticulously planned, 6-unit manufactured home park on 2.89 acres of prime land, located in highly desirable Ascension Parish. Each of the 5 units feature concrete slabs and steps, individually subdivided lots with individually metered utilities and Mo-Dad systems, single carport, open brick paver patio in rear. All homes were purchased new in 2021 are very well-maintained with utilities and lawn being maintained by tenants. This investment opportunity generates strong ROI and is equipped to provides a stable source of income for years to come. Addresses are 43451 Cannon, 12523 Hebert, 12499 Hebert, 12507 Hebert, 12493 Hebert and 12487 Hebert. The property is well-planned and currently being professionally property managed. Ideal an ideal investment for anyone looking to capitalize on this growing and attractive market.



Annette Leon

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Dawson Grey Real Estate

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