

Investment Opportunity

4.62± Acre Mobile Home Park in Hinds County, MS



Take advantage of this rare opportunity to own 4.62± acres of income-producing land currently operating as a mobile home park. The property features **three traditional structures** alongside tenant-owned mobile homes, offering a low-maintenance investment with built-in stability. With 10 tenants already in place and space available to add **8–10 additional pads**, the potential for growth is strong. Generating approximately **\$50,000 in annual gross income with minimal expenses**, the park is anchored by long-term residents and very low turnover—providing a steady, reliable cash flow. Whether you're expanding your portfolio or stepping into real estate investment, this property offers a compelling balance of consistency and upside. **Contact Josh today to learn more!**



**JOSH
WREN**

REALTOR®

Office: 601.898.2772

Cell: 601.497.9440

Josh@TomSmithLand.com



Expect More. Get More.

A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





**JOSH
WREN**

REALTOR®

Office: 601.898.2772

Cell: 601.497.9440

Josh@TomSmithLand.com



Expect More. Get More.

A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



AERIAL MAP



[Click Here for LandID Interactive Map](#)



**JOSH
WREN**

REALTOR®

Office: 601.898.2772

Cell: 601.497.9440

Josh@TomSmithLand.com



Expect More. Get More.

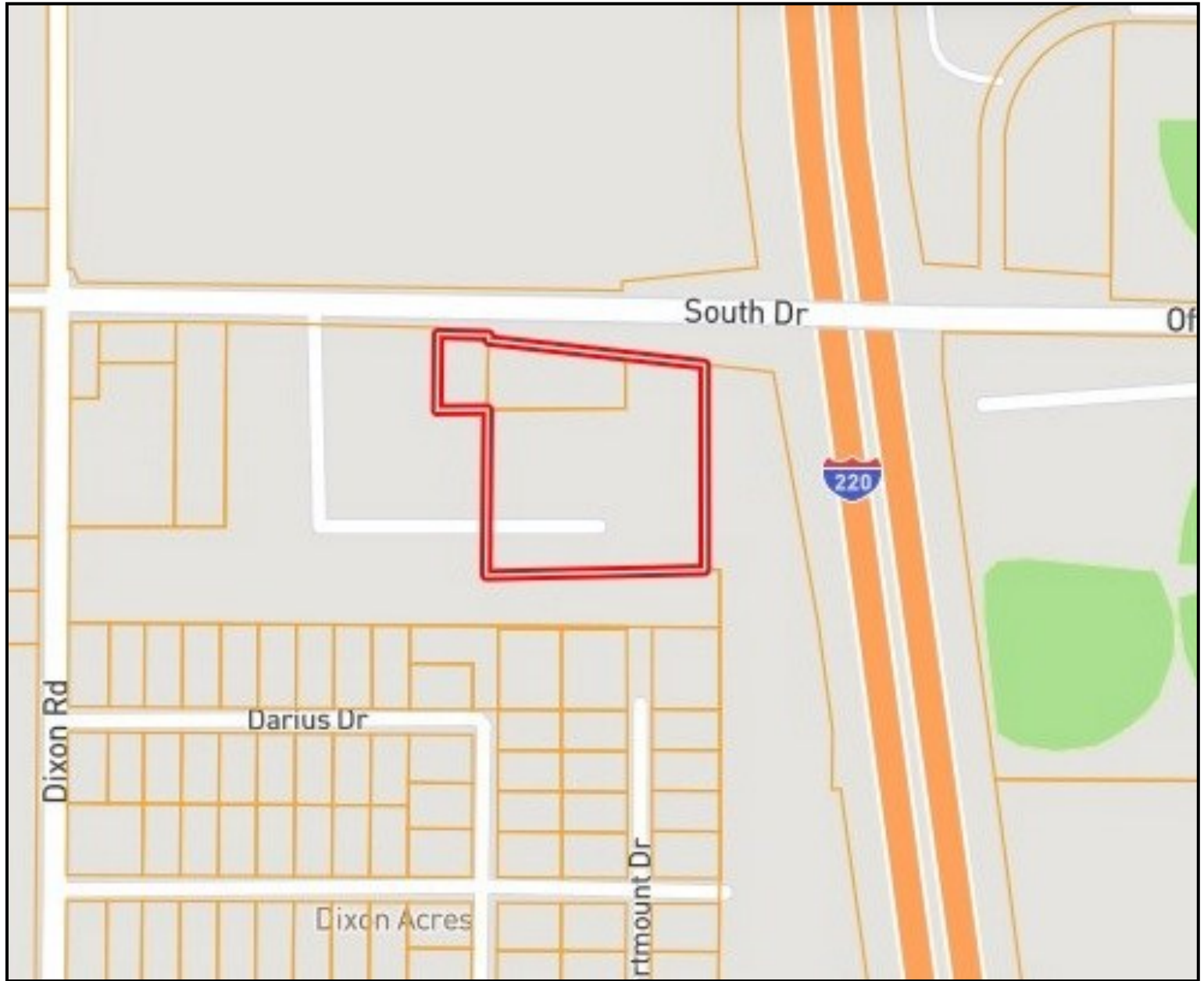
A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



OWNERSHIP MAP



**JOSH
WREN**

REALTOR®

Office: 601.898.2772

Cell: 601.497.9440

Josh@TomSmithLand.com



Expect More. Get More.

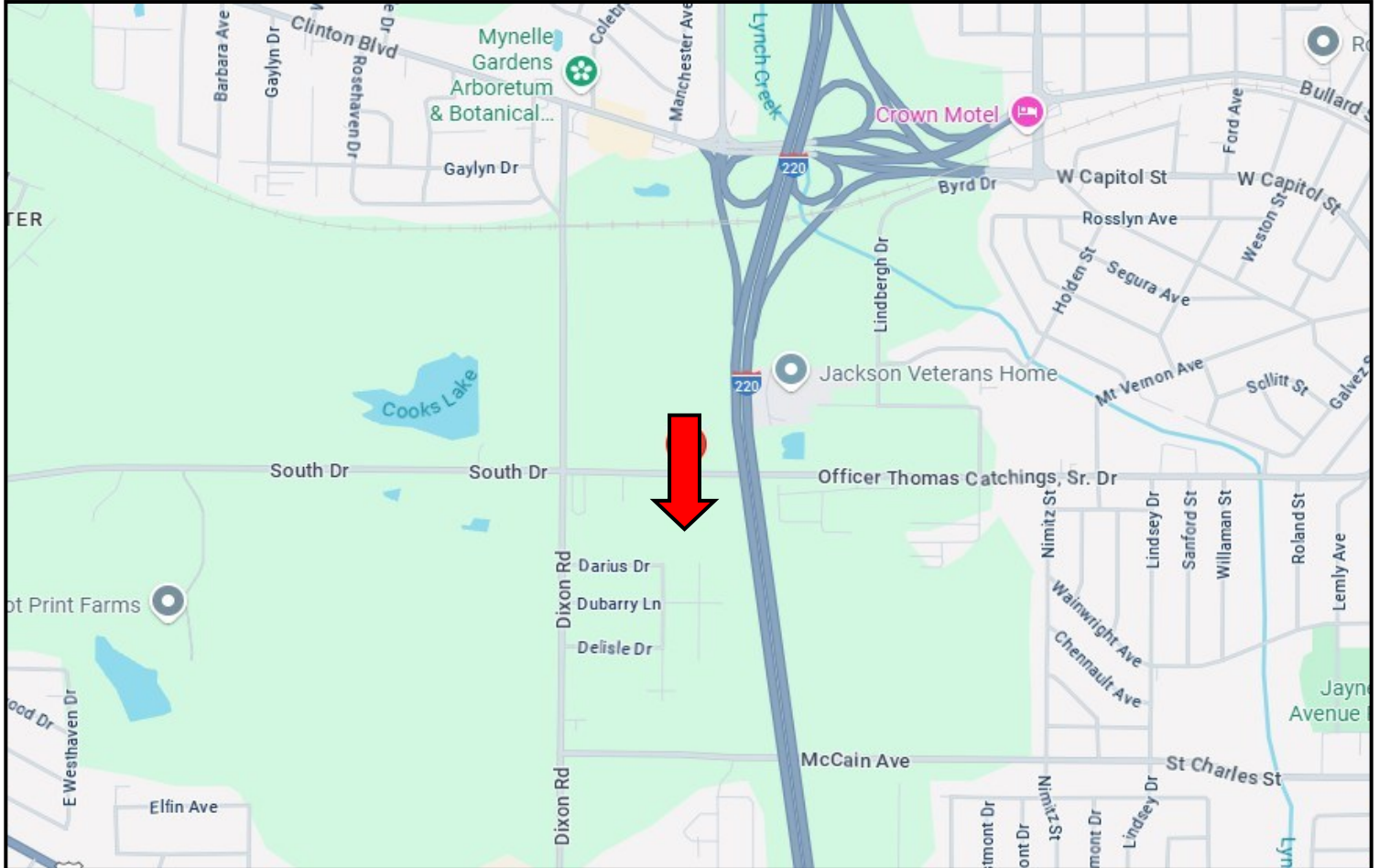
A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.



DIRECTIONAL MAP



DIRECTIONS FROM HWY 18 and I-20 in Jackson, MS: Travel NW on HWY 18 for 1 mile. Cross over HWY 80 onto Robinson Rd for 0.1 miles. Turn Left onto Dixon Rd and travel for 1 mile. Turn Right onto South Dr/Officer Thomas Catchings, Sr. Dr and driveway to property will be 0.2 miles on the right. [Google Map Link](#)

Address: 4661 South Drive, Jackson, MS 39209

**JOSH
WREN**

REALTOR®

Office: 601.898.2772

Cell: 601.497.9440

Josh@TomSmithLand.com



Expect More. Get More.

A Real Estate Expert You Can Trust

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.

