

\$84,900 - 1 Andover Ln #b-16, Lewes

MLS® #DESU2099840

\$84,900

3 Bedroom, 2.00 Bathroom, 980 sqft

Residential on 0.10 Acres

SUSSEX EAST MHP, Lewes, DE

Sussex East/West is a leased-land, 55-plus* community (*up to 20% of owners may be younger than 55-years-old). Sussex East is located approximately 5.5 miles from the Lewes public beach, with the Cape Henlopen State Park beaches...and the famous Rehoboth Beach boardwalk not much farther away. This community has a unique location with direct access to the State Park's hiking/biking trail through common grounds at the middle of Enfield Lane! This spacious 14'x70' singlewide features a 11'x20' enclosed porch with vaulted ceilings. There's a covered front porch, and there is an 11'x10' open, rear deck that leads down to the patio and storage shed. The home's living room, which has a coat closet, opens to the eat-in kitchen. Appliances include a fridge, dishwasher, gas range, and a built-in microwave. The hall laundry has a full-size, side-by-side washer & dryer set. Popular split bedroom plan. The main bedroom is at the rear of the house, and it has a double closet. The first full bath is just outside of the main bedroom, and it features a step-in shower. The other two bedrooms are near the second full bath, which also has a step-in shower. Natural gas. Gas force air heat, central AC & a portable AC unit for the sunroom. Storage shed. Being offered AS IS - needs a bit of TLC. Two pets are allowed in Sussex East, and they have a fenced dog park near the community's indoor salt-water pool. (Note: Family & friends may always visit,



but rentals and subletting are NOT permitted in this community). Leasehold interest: Current Lot Rent of \$1,003/mt. (Lease will renew again on June 1, 2026 with any increase capped as per 25 Del. C. Sec. 7050-7054). Homeowner pays electric, water, sewer, fuel (metered natural gas), recycling & lawn maintenance. RHP, the community owner, requires an Application from the Buyer, with acceptance based on the following criteria: 1.)income verification, 2.)favorable credit bureau score, including evaluation of debt-to-income ratio, and 3.)clean criminal background check. Financing may be available to qualified borrowers from only a few Lenders that specialize in installment/chattel loans for manufactured homes on leased land. Closing costs will include a 3.75% transfer tax (DMV Doc Fee) & a Settlement Agent fee.

Built in 1987

Essential Information

MLS® #	DESU2099840
Price	\$84,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	980
Acres	0.10
Year Built	1987
Type	Residential
Sub-Type	Manufactured
Style	Other, Single Wide
Status	Active

Community Information

Address	1 Andover Ln #b-16
Area	Lewes Rehoboth Hundred (31009)
Subdivision	SUSSEX EAST MHP

City	Lewes
County	SUSSEX-DE
State	DE
Zip Code	19958
Senior Community	Yes

Amenities

Amenities	CeilingFan(s), Shades/Blinds, Carpet, Bathroom - Walk-In Shower
Parking	Concrete Driveway
Has Pool	Yes
HOA Amenities	Pool-Indoor, Bike Trail, Common Grounds, Other, Dog Park, Swimming Pool

Interior

Interior Features	Floor Plan-Traditional
Appliances	Dishwasher, Dryer - Electric, Water Heater, Oven/Range-Gas, Refrigerator, Washer, Built-In Microwave
Heating	Forced Air
Cooling	Central A/C, Ceiling Fan(s), Other
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Deck(s), Patio, Porch(es), Porch-enclosed
Lot Description	Corner Lot
Windows	Storm
Roof	Shingle
Foundation	Crawl Space, Pillar/Post/Pier
Other Structures	Shed

School Information

District	CAPE HENLOPEN
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Additional Information

Date Listed	November 2nd, 2025
Days on Market	2
Zoning	TP

Listing Details



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Listing information last updated on November 3rd, 2025 at 7:00pm EST