

\$110,000 - 6 Patuxent Mobile Estate, Lothian

MLS® #MDAA2122314

\$110,000

3 Bedroom, 2.00 Bathroom, 840 sqft

Residential on 0.00 Acres

PATUXENT MOBILE ESTATES, Lothian, MD

Discover the charm of this beautifully renovated manufactured home nestled in the inviting Patuxent Mobile Estates. This well-maintained turn-key Fleetwood residence blends comfort and functionality with a spacious layout and thoughtful upgrades completed over the past five years. Step onto the welcoming front porch via a custom paver walkway and into a bright interior featuring new laminate plank flooring, as well as all new windows, a replaced roof, updated vinyl siding, and added recessed lighting. The renovated kitchen serves as the heart of the home, boasting white cabinetry, a tile backsplash, an island with pendant lighting, and an adjacent dining area. Centrally located between the living and dining spaces, it creates a seamless flow for everyday living and entertaining. The primary bedroom is privately situated on one side of the home, with a nearby full bath showcasing a tiled tub/shower surround and stylish fixtures. On the opposite end, two additional bedrooms share a second full bath with a sleek standing shower and herringbone tile design. A laundry room and separate storage shed add to the home's practicality. With a manageable lot size and ample community parking, this home is ideal for those seeking a low-maintenance lifestyle without sacrificing comfort. Residents enjoy access to community amenities, including a boat ramp, playground, and picnic area. These features are perfect for relaxing weekends or spending time outdoors with family and



friends. Nestled in southern Anne Arundel County, Lothian offers a peaceful, rural setting with convenient access to major commuter routes like MD-2 and Route 4. Enjoy a quiet lifestyle surrounded by natural beauty, with nearby parks, trails, and waterfront recreation, all just a short drive from shopping, dining, and entertainment in Annapolis, Edgewater, and Prince Frederick.

Built in 1999

Essential Information

MLS® #	MDAA2122314
Price	\$110,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	840
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Manufactured
Style	Other, Single Wide, Pre-Fabricated
Status	Active

Community Information

Address	6 Patuxent Mobile Estate
Subdivision	PATUXENT MOBILE ESTATES
City	Lothian
County	ANNE ARUNDEL-MD
State	MD
Zip Code	20711

Amenities

Amenities	Stall Shower, Tub Shower, CeilingFan(s), Entry Lvl BR, Recessed Lighting
View	Garden/Lawn
HOA Amenities	Boat Ramp

Interior

Interior Features	Floor Plan-Open
Appliances	Oven-Single, Oven/Range-Gas, Refrigerator, Stainless Steel Appliances, Water Heater
Heating	Baseboard - Electric
Cooling	Ceiling Fan(s), Window Unit(s)
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Porch(es)
Windows	Double Pane, Vinyl Clad, Replacement
Other Structures	Storage Barn/Shed

School Information

District	ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
Elementary	LOTHIAN
Middle	SOUTHERN
High	SOUTHERN

Additional Information

Date Listed	August 7th, 2025
Days on Market	85
Zoning	RA

Listing Details

Listing Office	Northrop Realty
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