



MLS 6395316 Land

**\$13,900**

0.56 Acres

Raw Land

TBD Hillside Pass

Breezy Point MN 56472

Status: Active

**Description:**

This wooded and conveniently located lot in the heart of Breezy Point, is the perfect location to build your next home. Studded with mature trees, this level lot is located on a paved road, and is in the wonderful Pequot Lakes School District. You will love being right in the center of the Brainerd Lakes Area as it is minutes from all the Nisswa, Breezy Point, Pequot Lakes and Crosslake amenities. Amenities include amazing restaurants, various shops, a new medical clinic and award-winning golf courses. Fishing enthusiasts will love being just minutes from the Whitefish Chain, Pelican Lake, the Cullen Lakes and other surrounding lakes. Don't miss out on the opportunity to own in this beautifully developed neighborhood that is just a golf cart ride from everything you need!

**Additional Details:**

Lot Acres	0.56
Lot Dimensions	100 x 244
School District	186
Taxes	\$134
Taxes with Assessments	\$134
Tax Year	2024

**Additional Features:**

**Driving Directions:**

From the intersection of County Rd 11 and County Rd 4 in Breezy Point take County Road 11 to Pequot Lakes, go 1.4 miles, turn right onto Ranchette Dr, go 0.2 miles, turn right onto Winter Trl, turn left onto Hillside Pass and proceed to the lot that is right before the property address of 31185.



Listed By:  
Larson Group Real Estate/Kelle

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**Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470**



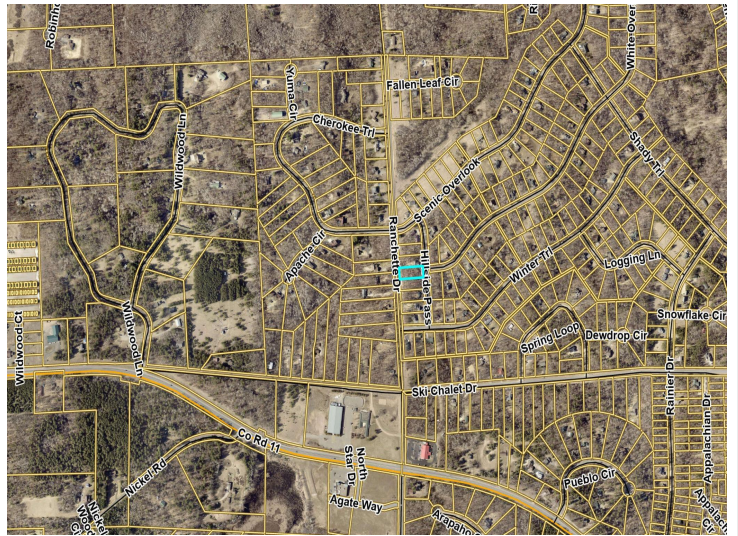
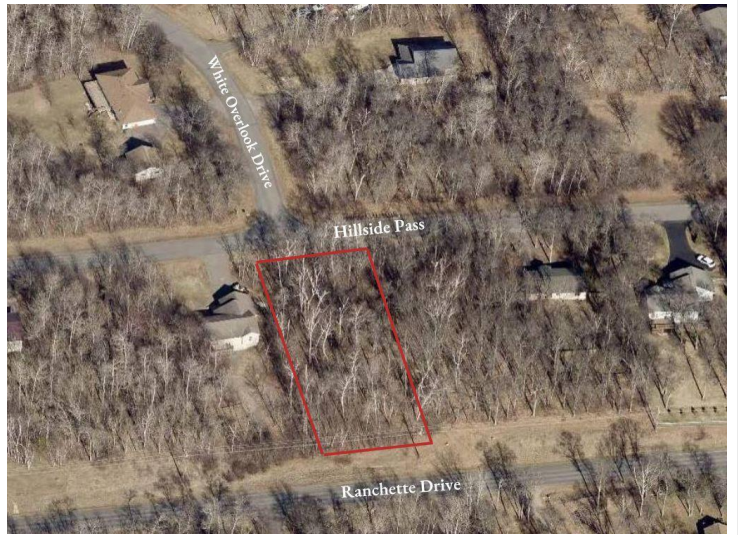


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