



MLS 6562479 Lake Home

\$339,900

644 sq ft
0 bedrooms
1 baths

3287 Duck Point Drive
Cass Lake MN 56633

Waterfront: Leech

Status: Active

Description:

Amazing property on Duck Point of Leech Lake with 122' of level shoreline leading to crystal clear water, hard sand bottom and world class walleye fishing! Extremely well kept over sized garage with 616 sq ft of heated area with a 3/4 bath heated by propane and a wood stove plus 34 x 28 garage space for storage. Bring your house plans to build your dream home on this Oversized level lot with 300' of depth. Property includes a compliant mound system sized for a 3 bedroom home and 4 inch drilled well. Must see to really appreciate the beauty this has to offer!

Additional Details:

Year Built	2020
Lot Acres	0.85
Lot Dimensions	122x300x109x294
Garage Stalls	2
School District	115
Taxes	\$1,990
Taxes with Assessments	\$2,056
Tax Year	2024

Additional Features:

Basement: None **Fuel:** Propane, Wood **Garage:** 2 **Heat:** Space Heater, Wood Stove **Sewer:** Mound Septic, Private Sewer, Septic System Compliant - Yes **Water:** Submersible - 4 Inch, Private **Air Conditioning:** None

Driving Directions:

From Cass Lake, Hwy 2 East to South on Sucker Bay Road to Right on Ottertail Point Drive to Right on Duck Point Road to property on Left.



Listed By:
Cedar Point Realty -Walker

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Call Affinity Real Estate

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