



MLS 6608280 Lake Land

\$169,900

Description:

Absolutely beautiful private lake lot with part of an island, 7.3 acres, 254' of sandy frontage on Shanty Lake near Lake George. Close to Bemidji for work, hospital, shopping and entertainment. Shanty Lake Hideaway, consists of 6 lake lots, bordering county land on the north and southwest views across the lake is county land also. Looking to build your home or get-a-way and you just don't have time to get the foundation in? Look no farther! A slab has been poured with in-floor heat tubes, compliant septic, 4" drilled well and electric are also in. This end of the road privacy, has wonderful lake access and plenty of play area for entertaining or spending quality time with your family. Seller will provide you with architectural drawings, and estimates they received for the home. Contractors have already been lined up. There is a possibility you could be in yet this fall! Come take a look and see the possibilities, (2 story? pour slab to west for additional bedrooms? turn garage into living space and put the garage out the front? Add windows?) Make this great property your own!

Additional Details:

Lot Acres	7.3
Lot Dimensions	471x481x244x682
School District	309
Taxes	\$320
Taxes with Assessments	\$530
Tax Year	2024

Additional Features:

Driving Directions:

From Lake George: 1.5 mi E on Hwy 200/71 to 205th Ave (R) 1 mi to 370th St (L) to first drive on R. Follow to end of road to #36179



Listed By:
Affinity Real Estate Inc.

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