



MLS 6618179 Lake Home

\$499,900

2,524 sq ft
3 bedrooms
3 baths

3372 Little Boy Drive
Longville MN 56655

Waterfront: Little Boy Lake
(Wabedo Twp.)

Status: Active

Description:

Discover the perfect blend of country living and lakeside serenity with this delightful home, complete with a private dock on the waters of Little Boy Lake. Nestled among towering pines, this 3-bedroom, 3-bathroom property offers the ideal retreat for relaxation and recreation. The spacious kitchen features a cozy sitting area, stainless steel appliances, a gas stove, an island, a built-in cabinet, and plenty of cupboard space for all your needs. Step outside to the expansive deck with a covered grilling area—perfect for entertaining or unwinding after a day on the lake. The open floor plan flows effortlessly from the dining room to the family room, which boasts a beautiful gas-stone fireplace. The owner's suite offers a walk-in closet, an en suite with a luxurious soaking tub, and its own stone fireplace for added comfort. The partially finished lower level offers endless potential, featuring Jack-and-Jill bathrooms, space for exercise equipment, games, a TV area, and abundant storage. A large office or craft room is also ideal for pursuing hobbies or working from home. A spacious laundry room with a large folding counter and extra cupboards adds practicality. In addition to the attached garage stall, the property includes a 32' x 36' detached garage, perfect for storing vehicles, equipment, or recreational toys. Outdoor enthusiasts will love the nearby trail system, offering year-round activities like biking, hiking, skiing, and snowmobiling. This home provides the perfect mix of comfort, adventure, and tranquility.

Additional Details:

Year Built	2009
Lot Acres	2.06
Lot Dimensions	179x522x175x502
Garage Stalls	3
School District	118
Taxes	\$2,104
Taxes with Assessments	\$2,170
Tax Year	2024

Additional Features:

Basement: Egress Window(s), Partially Finished **Fuel:** Electric, Propane **Garage:** 3 **Heat:** Forced Air, Fireplace(s), Radiant Floor **Sewer:** Tank with Drainage Field **Water:** Submersible - 4 Inch **Air Conditioning:** Central Air

Driving Directions:

From State Highway 7, turn left onto Co Rd 7, slight right onto Co Rd 7, 1/4 mile, turn left onto S Little Boy Dr NE to the house.



Listed By:
Heartland Real Estate



Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



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



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