



MLS 6650224 Residential

\$267,400

704 sq ft
2 bedrooms
0 baths

23790 360th Street
Menahga MN 56464

Status: Active

Description:

This awesome 80+/- acre Wadena County hunting tract is absolutely filled with premiere opportunities and conveniently located just under 20 minutes east of Menahga, 30 minutes southeast of Park Rapids, and just over an hour northwest of Brainerd. Adjoining thousands of acres of the Huntersville State Forest, this property doesn't only offer extensive opportunities for additional land to hunt, but also includes a well-maintained trail system, preexisting food plots, multiple existing stands/blinds staying with the property overlooking success-proven spots, and essential water sources and cover consisting of a pond, stream, cattails, pine, spruce, tamarack, and a blend of northern hardwoods. With all the crucial elements of an ideal wildlife habitat spread throughout this property, it is to no surprise this tract boasts opportunities at an abundance of wildlife including whitetail, turkeys, bear, grouse, pheasant, and potentially waterfowl dependent on the water levels of the pond.

In addition to its hunting uses, this property has an existing cabin with everything you need to be utilized year-round. The cabin includes a kitchen, living room, bathroom, one bedroom with two beds, a recently added bunkhouse with four beds presenting more space for friends and family to enjoy, and a screen porch. Outside the back of the cabin there are two large storage containers to store anything you may need as well as a bonfire pit and outhouse in the front. Don't miss out on this opportunity to own an outdoorsman's paradise!

Additional Details:

Year Built	1960
Lot Acres	80
Lot Dimensions	80 Acres
School District	821
Taxes	\$1,184
Taxes with Assessments	\$1,184
Tax Year	2024

Additional Features:

Fuel: Electric, Wood **Heat:** Baseboard, Wood Stove

Driving Directions:

From County Road 48 headed east for 4.2 miles out of Menahga, turn right onto Hubbard Rd for 1.5 miles then turn left east. After 3 miles, take a left headed north on 23790th St. Have this for 3.9 miles and the property will be on your left.



Listed By:
Midwest Land Group LLC



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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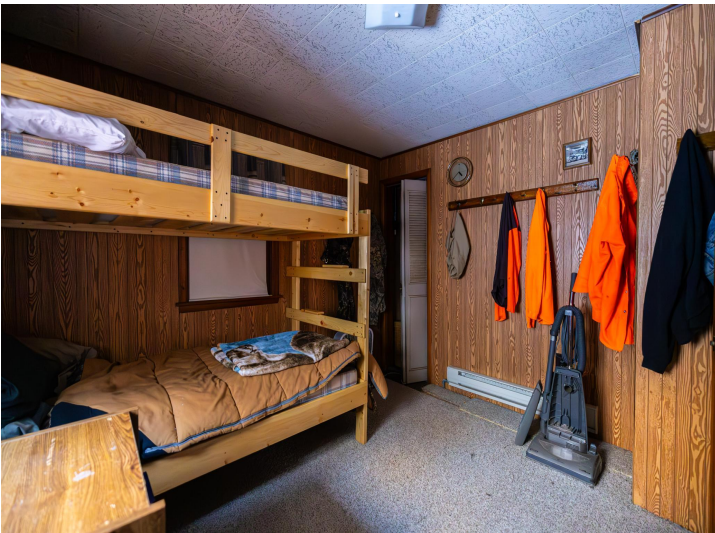
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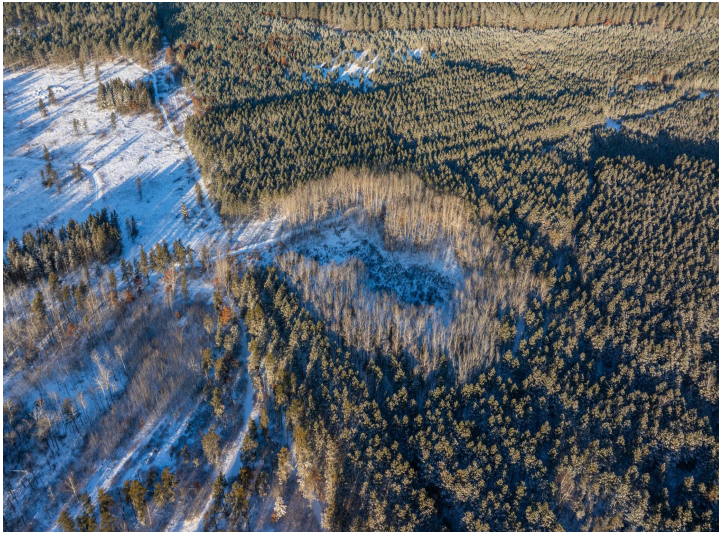
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