



MLS 6655240 Lake Land

**\$125,000**

**Description:**

Sunrise on Little Floyd Lake!!! This is the last lake front lot of this common interest community. Enjoy the beautiful sunrises on Little Floyd Lake from this elevated lot. Located in a quiet HOA community just minutes north of Detroit Lakes. You will have lake access at the communities' common grounds a short golf cart or walk away. The clubhouse is available for your use as is the outdoor pool. Day dock your boat and with potential to lease or purchase a boat slip. Little Floyd Lake is an excellent recreation and pan fishing lake. Just down the street is the famous Sunlite Bar and Grill. HOA fees include lawn care and snow removal. Bring your imagination and dream lake home plans to life on the shores of Little Floyd.

HOA Fees are Bi-Annual, \$600 due May 1st and \$600 due October 1st.

**Additional Details:**

Lot Acres	0.72
Lot Dimensions	irregular - 45'x75'
School District	22
Taxes	\$482
Taxes with Assessments	\$544
Tax Year	2024

**Additional Features:**

**Driving Directions:**

From Hwy 34 and County Hwy 21, head north on Co Hwy 21 3.3 miles, turn right onto Sunrise Way, destination is 200ft from co hwy 21.



Listed By:  
Jack Chivers Realty

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**Call Affinity Real Estate**

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