



MLS 6691435 Residential

**\$500,000**

2,296 sq ft  
3 bedrooms  
3 baths

16335 County Road 2  
Brainerd MN 56401

Status: Pending

#### Description:

Enjoy one level country living with storage galore in this exceptionally well-maintained home on 11 beautiful acres. Hardwood floors, custom woodwork, thoughtful floor plan, fireplace in great room, 3-season porch and a spa style primary bedroom are just a few of the special features. Comfortable living with an open floor plan, large windows to enjoy the view of wooded acreage and to watch the wildlife. Two complete bedroom suites, one at each end of the home while a third bedroom that was used as a craft room/office. No internal stairs in this home; there is a cement ramp walkway that leads to the full unfinished basement / storage area/ workshop. If storage is important, this property has it all: An attached 896 sq ft insulated garage, a detached 26 x 44 insulated & heated garage/shop, a 30 x 80 pole barn, a 20 x 24 detached garage plus a 18x 24 shed. This is one level living at its finest. The 11 acre lot split has been approved by the county and will be completed upon an accepted PA. Taxes reflect the full 40 acres. Seller is anxious to sell!

#### Additional Details:

Year Built	2000
Lot Acres	11.1
Lot Dimensions	545 x 880
Garage Stalls	11
School District	181
Taxes	\$3,113
Taxes with Assessments	\$3,138
Tax Year	2025

#### Additional Features:

**Basement:** Block, Drain Tiled, Full, Sump Pump, Unfinished **Fuel:** Propane, Wood **Garage:** 11 **Heat:** Forced Air, Fireplace(s), Outdoor Boiler  
**Sewer:** Mound Septic, Private Sewer **Water:** Drilled **Air Conditioning:** Central Air

#### Driving Directions:

From Brainerd: East on Hwy 18 to CR 23 for 10 mi. East on CR 2 for .3 mi. Property on right.



Listed By:  
Edina Realty, Inc.

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Call Affinity Real Estate

**218-237-3333**

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





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