



MLS 6710647 Lake Home

\$624,900

2,016 sq ft
3 bedrooms
3 baths

34470 Spruce Lane
Pequot Lakes MN 56472

Waterfront: Clear

Status: Pending

Description:

Excellent rental and investment opportunity!

Stunning views and location on Clear Lake in Pequot Lakes. This property was built and resided in by one family who cherished it and made forever memories! 3 bed, 3 bath in the home and finished guest quarters with bathroom above the 36x24 heated garage. Vaulted ceilings, charming fireplace, open concept, breathtaking east facing lake views, wrap around deck and full unfinished lower level. Maintenance free siding, an acre lot with 200 ft of sand beach and level, private frontage. This home is ready for a new owner to give it a facelift and make it their own!

Additional Details:

Year Built	1992
Lot Acres	0.98
Lot Dimensions	200x126x55x56xirregular
Garage Stalls	3
School District	186
Taxes	\$2,170
Taxes with Assessments	\$2,170
Tax Year	2024

Additional Features:

Basement: Block, Daylight/Lookout Windows, 8 ft+ Pour, Full, Storage Space, Unfinished **Fuel:** Natural Gas **Garage:** 3 **Heat:** Forced Air, Fireplace(s) **Sewer:** Private Sewer, Septic System Compliant - Yes, Tank with Drainage Field **Water:** Drilled, Private **Air Conditioning:** Central Air

Driving Directions:

North of Pequot Lakes take a right on County Road to a right on Forest Knolls, to a sharp right on Spruce Lane to #34470



Listed By:
Northland Sotheby's International Realty

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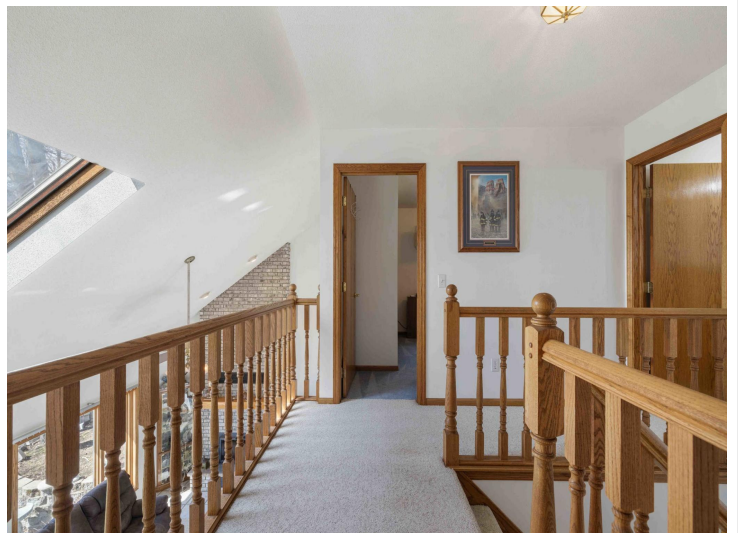
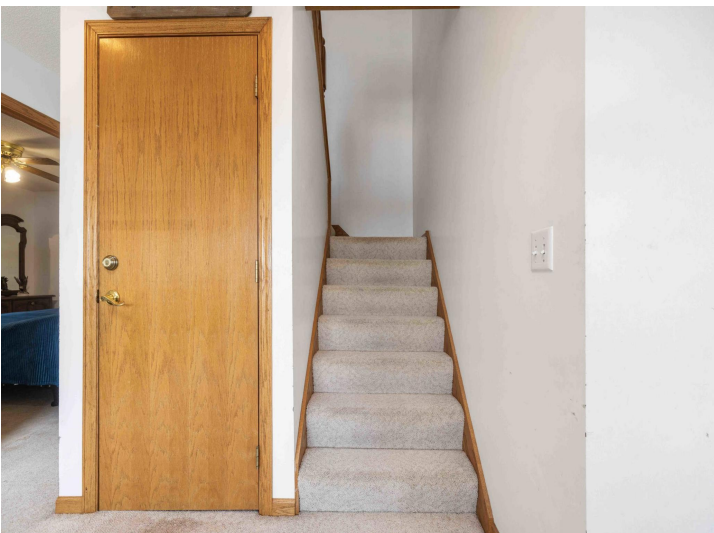
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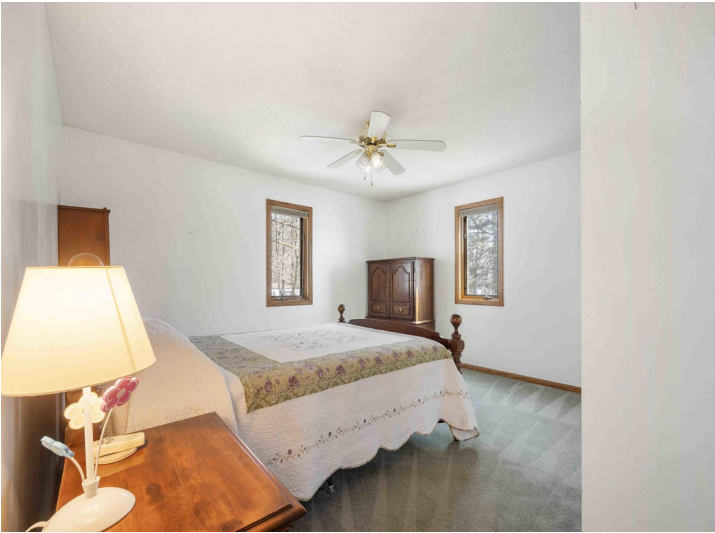
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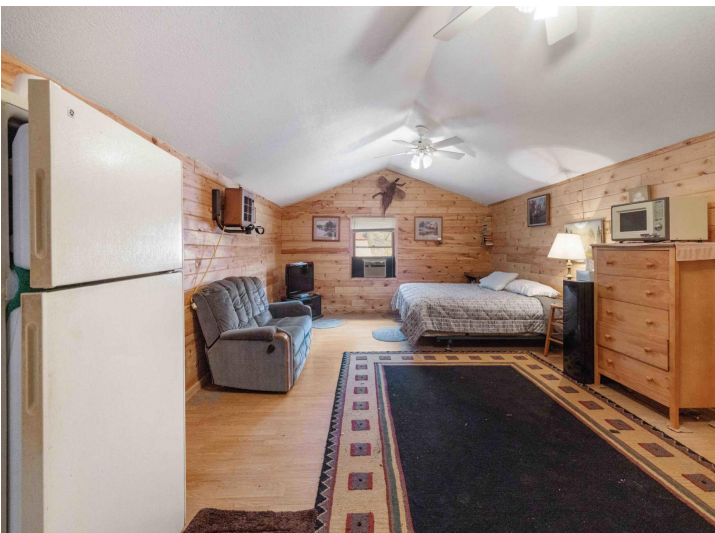
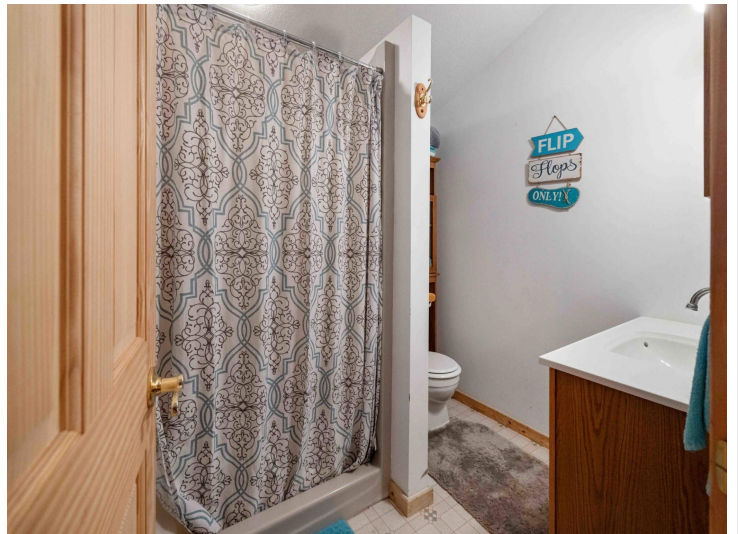
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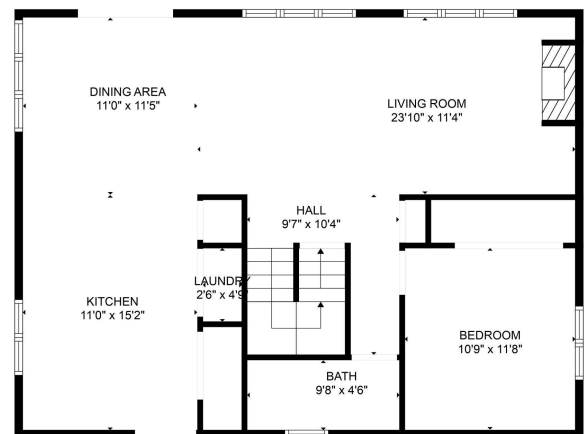
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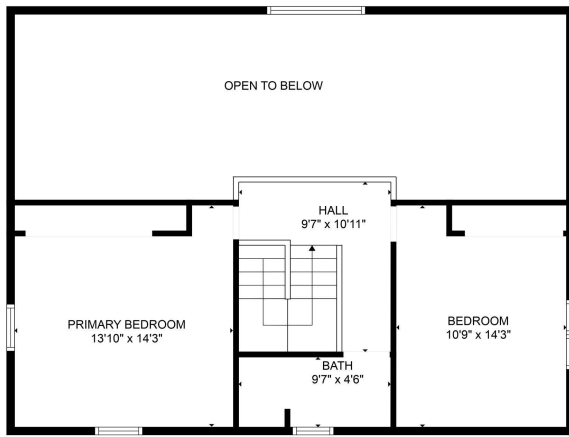
ESTIMATED AREAS
 GLA BELOW GROUND: 0 sq. ft. EXCLUDED AREAS: 863 sq. ft.
 GLA FLOOR 2: 995 sq. ft. EXCLUDED AREAS: 0 sq. ft.
 GLA FLOOR 3: 554 sq. ft. EXCLUDED AREAS: 436 sq. ft.
 Total GLA 1549 sq. ft. total area 2408 sq. ft.

FLOOR PLAN CREATED BY LANDVANGERS AND INFORMATION DERIVED FROM PUBLIC RECORDS. NOT FOR CONSTRUCTION.

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 GLA BELOW GROUND: 0 sq. ft. EXCLUDED AREAS 863 sq. ft.
 GLA FLOOR 1: 993 sq. ft. EXCLUDED AREAS 0 sq. ft.
 GLA FLOOR 2: 554 sq. ft. EXCLUDED AREAS 436 sq. ft.
 TOTAL GLA 1547 sq. ft. TOTAL AREA 2402 sq. ft.

FLOOR PLAN CREATED BY CIRCULAR AND TRIANGULATION SURVEYING METHOD. MEASUREMENTS ARE APPROXIMATE AND NOT GUARANTEED.

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