



MLS 6722166 Lake Land

**\$60,000**

#### Description:

This lot is located in Whitebirch Cluster 2. This gated seasonal resort is open from April to November with lake access less than 2 miles away. Park has great amenities including a dock slip on Pelican, game room, pool and hot tub. The lot includes the 2014 Rockwood Ultra Trailer that sleeps 6. This is a fantastic opportunity to enjoy the Brainerd Lakes area at a reasonable price.

#### Additional Details:

Lot Acres	0.09
Lot Dimensions	46x92x48x80
School District	186
Taxes	\$238
Taxes with Assessments	\$238
Tax Year	2025

#### Additional Features:

#### Driving Directions:

From 7070 Dove St and the gates of Whitebirch Cluster 2 - once securing access thru gate to a right onto Whitebirch Way to a left onto Cougar Pass and follow to the property on the right located at 30534 Cougar Pass.



Listed By:  
Coldwell Banker Realty

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**Call Affinity Real Estate**

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