



MLS 6737949 Lake Home

\$499,900

1,188 sq ft
3 bedrooms
2 baths

24747 State 87
Nevis MN 56467

Waterfront: Crow Wing River

Status: Pending

Description:

Rare opportunity to own 69.4 acres of total privacy with over 700 feet of frontage on the Crow Wing River, ideally located between First and Second Crow Wing Lakes. This exceptional property adjoins hundreds of acres of DNR land, offering endless opportunities for outdoor recreation. A 3-bedroom, 2-bathroom modular home sits on the property making it perfect for a private retreat, hunting base, or year-round residence. Despite its seclusion, the land has excellent road access. A true Northwoods gem. Properties are incredibly rare.

Additional Details:

Year Built	2006
Lot Acres	69.4
Lot Dimensions	2673xIRREGULAR
School District	308
Taxes	\$1,497
Taxes with Assessments	\$1,718
Tax Year	2025

Additional Features:

Basement: Crawl Space **Fuel:** Propane **Heat:** Forced Air, Wood Stove **Sewer:** Tank with Drainage Field **Water:** Sand Point **Air Conditioning:** None

Driving Directions:

From Park Rapids: Go East on 34, take a right onto County 11, turn left onto State 87 to #24747.



Listed By:
Coldwell Banker Crown Realtors

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Call Affinity Real Estate

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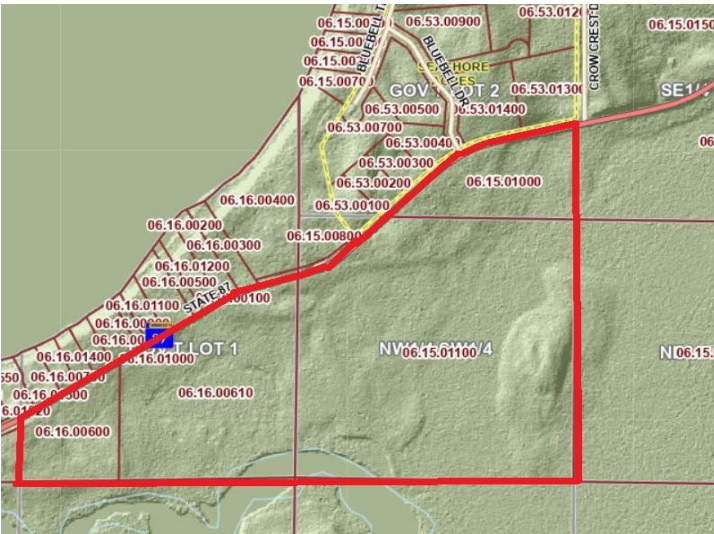
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