



MLS 6759490 Lake Land

**\$115,000**

#### Description:

Escape to the heart of the Brainerd Lakes Area with this 2005 Breckenridge Park Model located in desirable Cluster 2 of Whitebirch RV Park in Breezy Point. This well-maintained property also features a spacious MN room finished in beautiful knotty pine tongue and groove—perfect for relaxing with that classic “up north” cabin feel. Enjoy your morning coffee on the deck under the awning, spend your evenings around the fire pit, and take advantage of the included storage shed for all your gear. Whitebirch RV Park offers resort-style amenities including an outdoor pool, tennis and volleyball courts, and more—making it a fantastic seasonal getaway. Plus, you’re just minutes from Breezy Point Resort, where golf, dining, beaches, and entertainment await. Whether you’re looking for a peaceful retreat or a place to gather with family and friends, this spot has it all!

#### Additional Details:

Lot Acres	0.07
Lot Dimensions	40x80x40x80
School District	186
Taxes	\$460
Taxes with Assessments	\$460
Tax Year	2025

#### Additional Features:

#### Driving Directions:

From 7070 Dove St & the security gates of Whitebirch 2 enter through gate, Once through gate proceed up the hill, turn right on Whitebirch Way, turn left on Cougar Pass, follow to 30638 on right.



Listed By:  
RE/MAX Advantage Plus

Affinity Real Estate Inc. participates in the Regional Multiple Listing Service of Minnesota, Inc Broker Reciprocity (sm) program, allowing us to display other broker's listings on our website. All properties are subject to prior sale, change or withdrawal.



**Call Affinity Real Estate**

**218-237-3333**

**info@affinityrealestate.com**



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





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax: 218-237-3377

**Affinity**  
REAL ESTATE INC

**\$115,000**  
MLS 6759490 Lake Land  
30638 Cougar Pass  
Pequot Lakes MN 56472





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax: 218-237-3377

**Affinity**  
REAL ESTATE INC

**\$115,000**  
MLS 6759490 Lake Land  
30638 Cougar Pass  
Pequot Lakes MN 56472





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax: 218-237-3377



**\$115,000**  
 MLS 6759490 Lake Land  
 30638 Cougar Pass  
 Pequot Lakes MN 56472





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax: 218-237-3377

**Affinity**  
REAL ESTATE INC

**\$115,000**  
MLS 6759490 Lake Land  
30638 Cougar Pass  
Pequot Lakes MN 56472





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax: 218-237-3377



**\$115,000**  
 MLS 6759490 Lake Land  
 30638 Cougar Pass  
 Pequot Lakes MN 56472





website: [www.AffinityRealEstate.com](http://www.AffinityRealEstate.com) | email: [info@affinityrealestate.com](mailto:info@affinityrealestate.com) | office: 218-237-3333 | fax:218-237-3377



**\$115,000**  
MLS 6759490 Lake Land  
30638 Cougar Pass  
Pequot Lakes MN 56472