



MLS 6769243 Lake Home

**\$819,000**

2,054 sq ft  
3 bedrooms  
3 baths

45343 Pioneer Drive  
Ottertail MN 56571

Waterfront: Rush Lake (56014100)

Status: Active

#### Description:

RUSH LAKE: 115' of sandy frontage. Welcome to your dream lakefront retreat! This beautifully crafted, newly built, one-level living, year round home, offers the perfect blend of comfort and natural beauty. This home features an open floor plan, 3 bedrooms, 2 1/2 bathrooms, an attached 2 stall garage, a tankless water heater, in-floor heating in the main house and garage, and a gorgeous 13x20 3-season porch—perfect for relaxing, entertaining, or simply soaking in the views. Step out back to your own private sandy shoreline, where you can relax, swim, soak up the sun, or enjoy smores by the bonfire. The spacious front yard is great for outdoor activities, gardening, or parking your RV with the provided RV hookups. This home is perfectly positioned between Perham and Ottertail-giving you the best of both worlds. Enjoy quick access to shopping, dining, entertainment, healthcare, and employment opportunities in either direction. Don't wait-schedule your showing today!

#### Additional Details:

Year Built	2023
Lot Acres	0.74
Lot Dimensions	237x115
Garage Stalls	2
School District	549
Taxes	\$3,440
Taxes with Assessments	\$3,440
Tax Year	2025

#### Additional Features:

**Fuel:** Natural Gas **Heat:** Forced Air, Radiant Floor

#### Driving Directions:

From Perham: Take HWY 78 approximately 9 miles. Turn left onto County HWY 54. Follow 1.5miles. Turn left onto 455th Ave, and left onto Pioneer Drive. Property by the end of cul-de-sac on the right.



Listed By:  
Coldwell Banker Preferred Partners

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**

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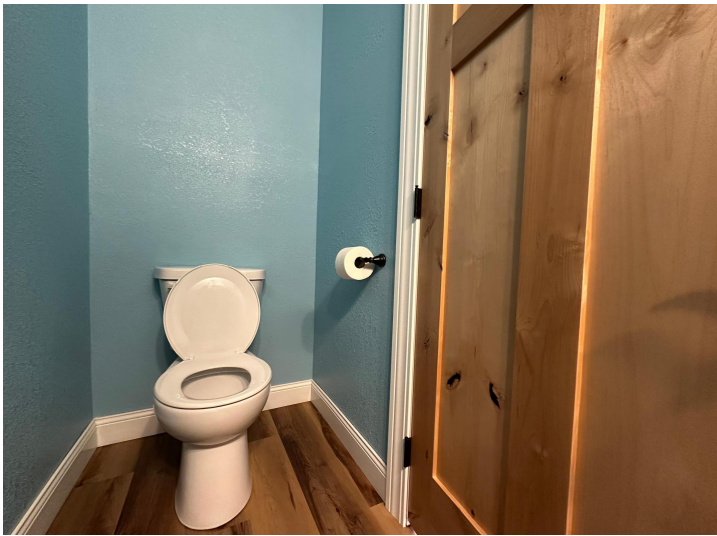


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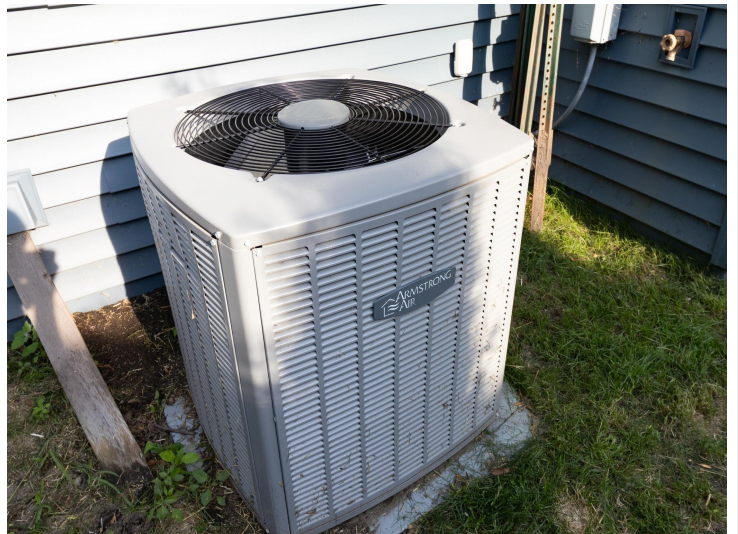
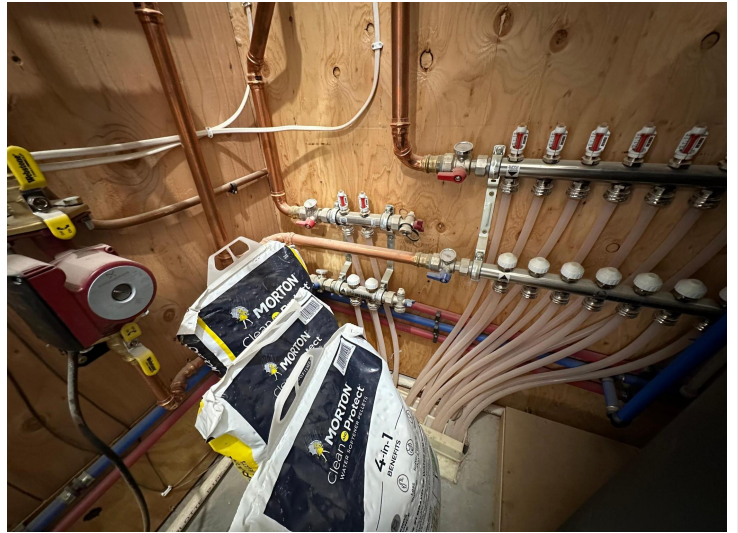


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