



MLS 7010865 Land

\$79,900

6.1 Acres
Finished Lot(s)

Tract C County Road 30
Aitkin MN 56431

Status: Active

Description:

Discover the freedom to build your vision in this exciting new development located on the north side of the Cuyuna Lakes area of Crosby/Ironton, MN. These versatile properties come with no covenants or restrictions, giving you the flexibility to create exactly what you want—whether that's a private home, a weekend cabin getaway, storage buildings, campsites, or a short-term rental/VRBO investment. Ranging in size from nearly 4 to 14 acres, these parcels are perfectly positioned for outdoor enthusiasts, offering easy access to the nationally recognized Cuyuna Lakes Mountain Bike Trails, known for its world-class riding and year-round recreation. You'll also appreciate the close proximity to Rabbit Lake and Mississippi River public accesses, providing endless opportunities for boating, fishing, paddling, and exploring the Northwoods lifestyle. Whether you're looking to build a primary residence, recreational retreat, or income-producing property, this location delivers unmatched flexibility, natural beauty, and access to some of Minnesota's best outdoor amenities. Don't miss your chance to own land in one of the most sought-after recreational areas in the state.

Additional Details:

Lot Acres	6.1
Lot Dimensions	330x800x330x799
School District	904
Taxes	\$656
Taxes with Assessments	\$656
Tax Year	2025

Additional Features:

Driving Directions:

From Crosby/Ironton- North on Hwy 6 4.2 miles to Right on CR 30 1.6 miles to development on Left. Alternately North on CR 31 4.1 miles through Cuyuna to Right on CR 30 0.6 miles to development on Left.



Listed By:
Positive Realty

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Call Affinity Real Estate

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