



MLS 7034302 Residential

\$25,000

0 sq ft
0 bedrooms
0 baths

811 Brook Street
Brainerd MN 56401

Status: Pending

Description:

Residential lot opportunity in Brainerd with approximately 0.34 acres and access to city water and city sewer services. The previous structure experienced a fire and is considered a total loss by the seller, creating an opportunity for redevelopment. Level site located within an established residential neighborhood with convenient access to local amenities, services, and transportation routes. Utilities are available at the property and the lot size provides flexibility for future construction plans subject to local zoning and municipal requirements. Depending on a buyer's plans, the existing structure may present potential for renovation or redevelopment, subject to buyer due diligence and local approvals. Property is being sold as-is.

Additional Details:

Year Built	1950
Lot Acres	0.34
Lot Dimensions	.34 acre
Garage Stalls	1
School District	896
Taxes	\$1,282
Taxes with Assessments	\$1,282
Tax Year	2025

Additional Features:

Basement: Unfinished **Fuel:** Array **Garage:** 1 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** None

Driving Directions:

From intersection of 210 and old 371: South on old 371 to right on Willow st. Right on Brook St to property on left.



Listed By:
Gallery of Homes

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