



MLS 7045640 Residential

\$267,000

2,142 sq ft
4 bedrooms
2 baths

828 Birch Avenue
Fergus Falls MN 56537

Status: Active

Description:

Welcome to 828 West Birch Avenue in Fergus Falls—a rare opportunity to own a home in an established neighborhood that offers the convenience of city living with a truly rural feel.

This 4-bedroom, 2-bath home features over 2,200 square feet of living space and sits on an impressive 0.58-acre lot, spanning two-and-a-half city lots. Inside, you'll find a comfortable main living area that flows into the dining space, along with a galley-style kitchen featuring oak cabinetry, newer white appliances, ample counter space, and additional storage.

The main level includes three bedrooms and a full bathroom, while the lower level offers a spacious family room, a fourth bedroom, second full bathroom, and a versatile bonus room—ideal for a home office or flex space. You'll also appreciate the dedicated laundry and utility area - featuring a newer furnace, including a large storage room and additional space under the stairs.

Step outside to enjoy the composite deck just off the dining area—perfect for grilling, relaxing, or entertaining. The expansive yard provides plenty of room for recreation, along with a well-maintained garden space for those who enjoy working outdoors.

This property also offers excellent storage and workspace options, including an attached two-stall garage with a workshop area, a detached garage currently set up as a wood shop, and an additional backyard utility shed.

Located on a quiet dead-end street adjacent to a farm field, this home offers a unique combination of privacy and space while still being within city limits—an uncommon find in Fergus Falls.

If you've been searching for space, functionality, and a one-of-a-kind setting, this property is a must-see.

Additional Details:

Year Built 1993
Lot Acres 0.582
Lot Dimensions 125x203

Garage Stalls 2

Listed By: 944
Andrew Yagie Real Estate
Taxes \$2,263
Affinity Real Estate Inc. participates in the Regional Multiple Listing
Tax with Assessments \$2,348
Service of Minnesota, Inc. Broker Reciprocity (sm) program, allowing
Tax Year 2025
to display other broker's listings on our website. All properties are
subject to prior sale, change or withdrawal.

Additional Features:

Basement: Block; Egress Window(s); Full, Partially Finished; Storage Space Fuel: Array Garage: 2 Heat: Forced Air Sewer: City
Sewer/Connected Water: City Water/Connected Air Conditioning: Central Air



Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



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

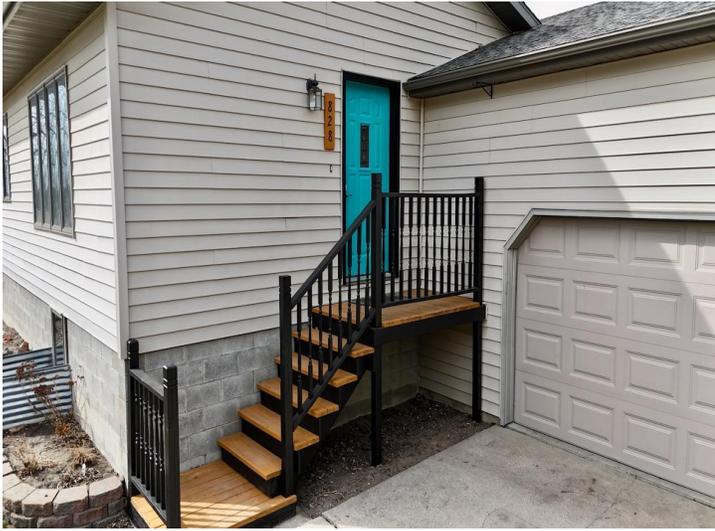
Driving Directions:



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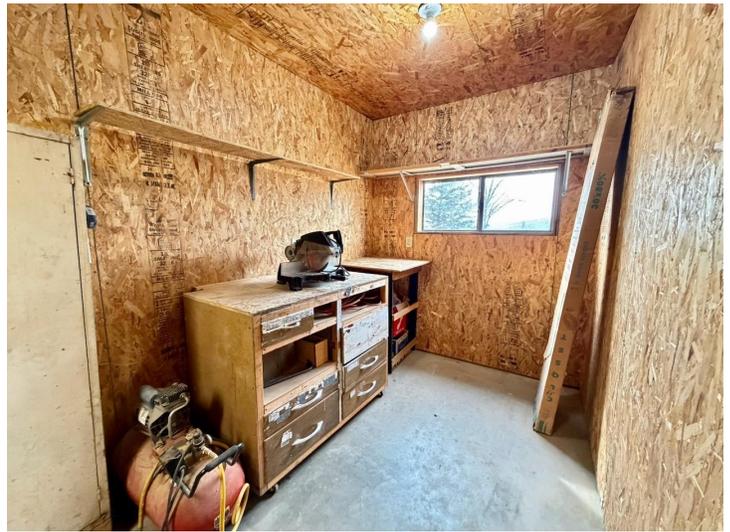
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