



MLS 7059554 Residential

**\$249,900**

1,994 sq ft  
2 bedrooms  
2 baths

740 Springen Avenue  
Fergus Falls MN 56537

Status: Active

**Description:**

Welcome to 740 Springen Avenue! Enjoy this lovely 2+ bed, 2 bath rambler on a beautiful private fenced in lot. Both bedrooms are on one level—perfect for those are starting out in life or downsizing —an excellent & affordable alternative to a Twinhome. Within the home, you will love the open concept kitchen and dining with light-infused large living room. Enjoy also the recently renovated main floor bath with a lovely walk-in tiled shower. The lower level has excellent potential for an additional bedroom (add an egress window) and epic family room. Also, enjoy the oversized, immaculate double attached garage. Fantastic location situated close to Kennedy School, YMCA and walking trails.

**Additional Details:**

Year Built	1967
Lot Acres	0.394
Lot Dimensions	84x202
Garage Stalls	2
School District	544
Taxes	\$1,946
Taxes with Assessments	\$1,946
Tax Year	2025

**Additional Features:**

**Basement:** Finished **Fuel:** Electric **Garage:** 2 **Heat:** Baseboard **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Ductless Mini-Split

**Driving Directions:**

Friberg to Springen Ave.



Listed By:  
Century 21 Atwood

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](mailto:info@affinityrealestate.com)



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



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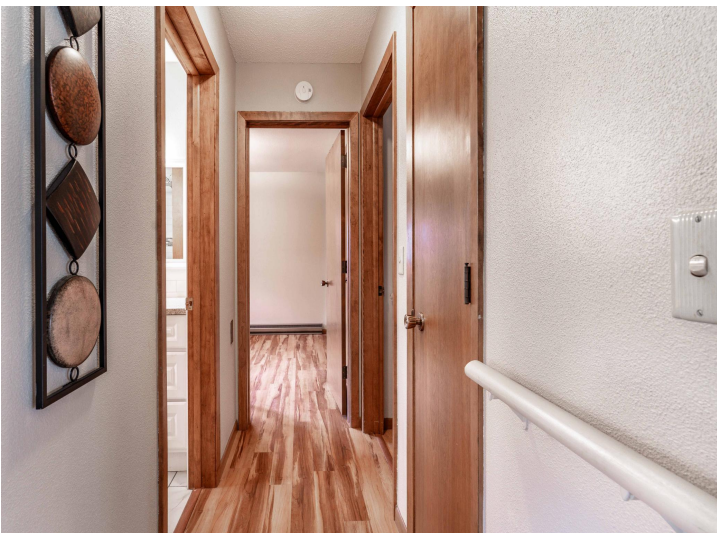
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