



MLS 7064536 Lake Home

\$595,000

1,408 sq ft
2 bedrooms
3 baths

22885 Rabbit Foot Lane
Aitkin MN 56431

Waterfront: Rabbit (East Portion)

Status: Coming Soon

Description:

One-Level Living at its Finest...take time to relax and enjoy 1500 acres of crystal-clear waters with 17 feet of clarity, fabulous boating-tubing-skiing and excellent fishing on highly sought after Rabbit Lake...with a maximum depth of over 330 feet...truly amazing. This charming impeccably cared for 2-bedroom, 2+ bath home is situated nicely on 1.76 acres of manicured park-like ground with 136 feet of shoreline, gentle elevation, a sandy beach above the water's edge and features a large living room with cathedral ceilings, a wall of lakeside glass, a spacious primary suite with a private bath-walk-in closet, custom Hickory cabinetry-quartz countertops-vaulted ceilings-stainless steel appliances-a large breakfast bar, dining area, tile flooring throughout, in-floor heat, custom tile showers, a convenient half bath and laundry area located inside the attached finished and heated 4-stall garage, a detached 12x28 storage building and a back-up generator for added peace of mind. Enjoy gorgeous lake views from beneath the covered porch and large concrete patio...leading to a huge lakeside firepit area...great for large groups of family and friends. This amazing property has plenty of space for a future addition to the home or a large, detached garage...the possibilities are endless. Located in the heart of Lake Country with the Cuyuna Bike Trails, fun shopping, many dining options, great golfing and so much more right out your back door!

Additional Details:

Year Built	2013
Lot Acres	1.86
Lot Dimensions	136 x 396 x 238 x 373
Garage Stalls	5
School District	182
Taxes	\$2,550
Taxes with Assessments	\$2,550
Tax Year	2026

Additional Features:

Fuel: Propane **Heat:** Ductless Mini-Split

Driving Directions:

FROM DOWNTOWN CROSBY @ THE JCT. OF 6 & MAIN ST, GO SOUTH ON 6 FOR 1.2 MILES TO RIGHT ON 30 FOR 1.5 MILES TO RABBIT LN. FOR 0.1 MILE TO SIGN & FIRE# 18270530



Listed By
Kurilla Real Estate LTD



Call Affinity Real Estate

218-237-3333

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



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