



MLS 7067679 Residential Income

**\$249,900**

**Description:**

Turnkey Duplex Investment Opportunity in Brainerd, MN

Don't miss this excellent income-producing property in a desirable Brainerd location! This well-maintained duplex features both an upper-level unit and a main-level unit, each offering 2 bedrooms and 1 full bathroom—ideal for tenants seeking comfort and convenience.

Situated on a spacious double lot, the property is surrounded by mature trees that provide shade, privacy, and curb appeal. Each unit includes its own in-unit laundry facilities, a highly sought-after feature for renters. Off-street parking adds extra convenience, while the 2+ car detached garage offers additional storage or rental potential.

Located near local parks and schools, this property appeals to a wide range of tenants, making it a strong addition to any investment portfolio. Whether you're looking to expand your rental holdings or live in one unit while renting the other, this duplex offers flexibility and long-term value.

Schedule your showing today and explore the potential this Brainerd property has to offer!

**Additional Details:**

Year Built	1903
Lot Acres	0.32
Lot Dimensions	100x140x100x140
Garage Stalls	2
School District	181
Taxes	\$2,549
Taxes with Assessments	\$2,574
Tax Year	2026

**Additional Features:**

**Basement:** Finished, Storage/Locker, Unfinished **Fuel:** Natural Gas **Garage:** 2 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City

Listed By:  
Edina Realty, Inc.

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**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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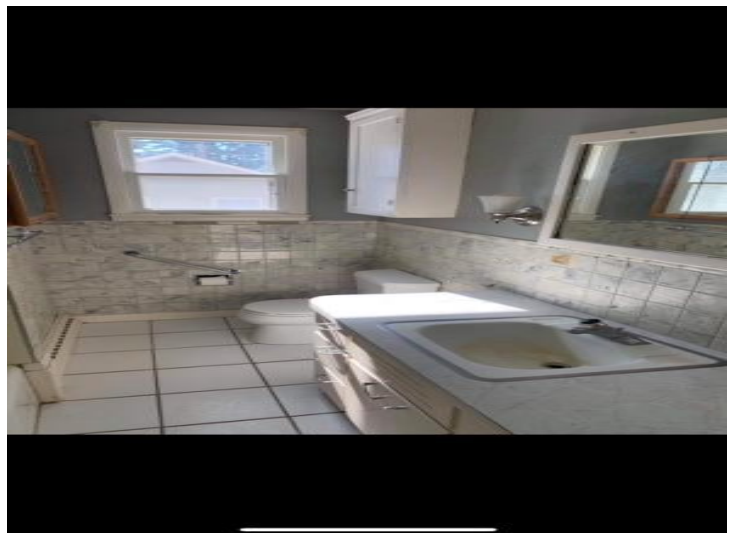
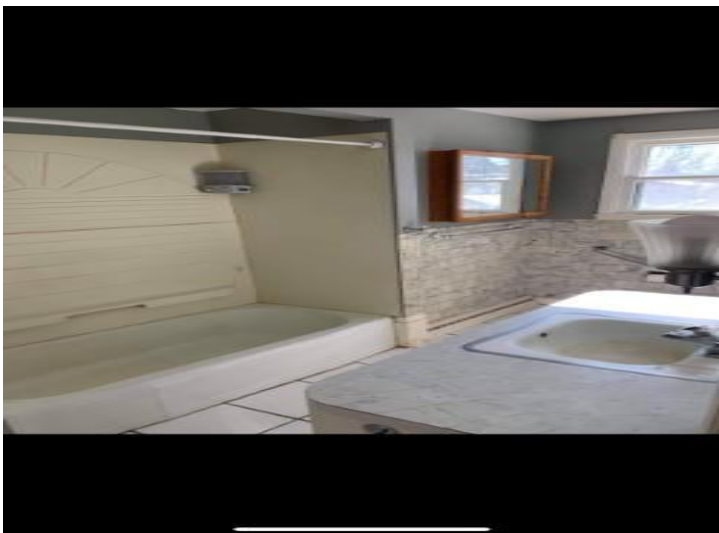
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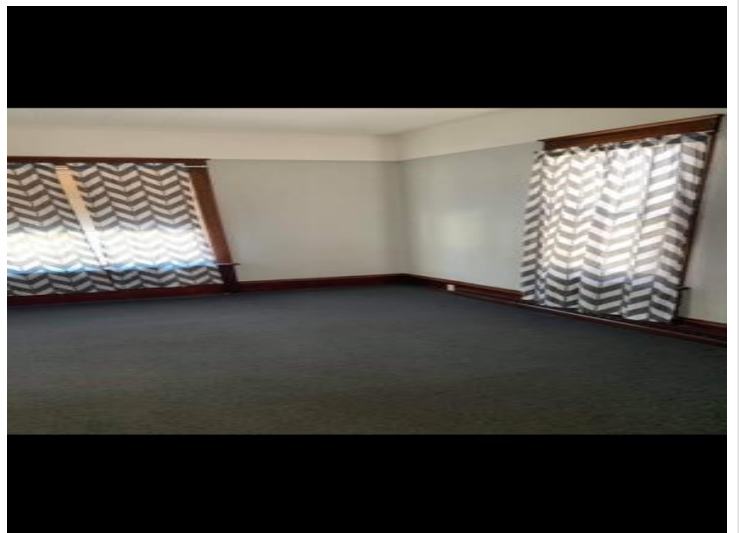
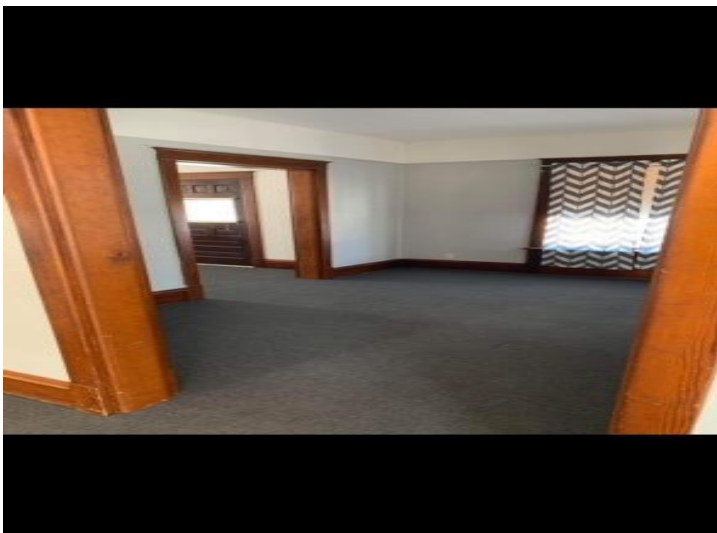
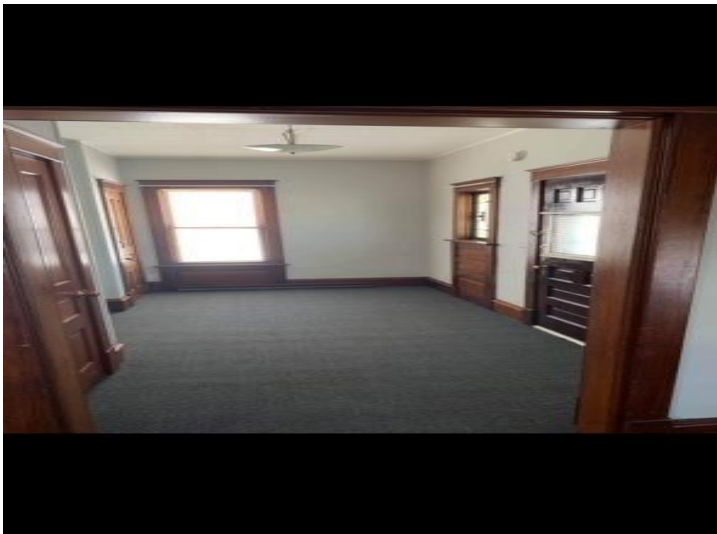
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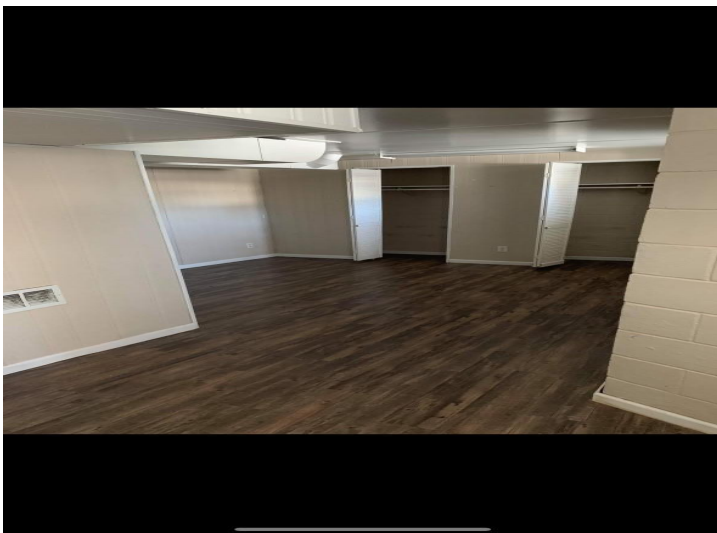
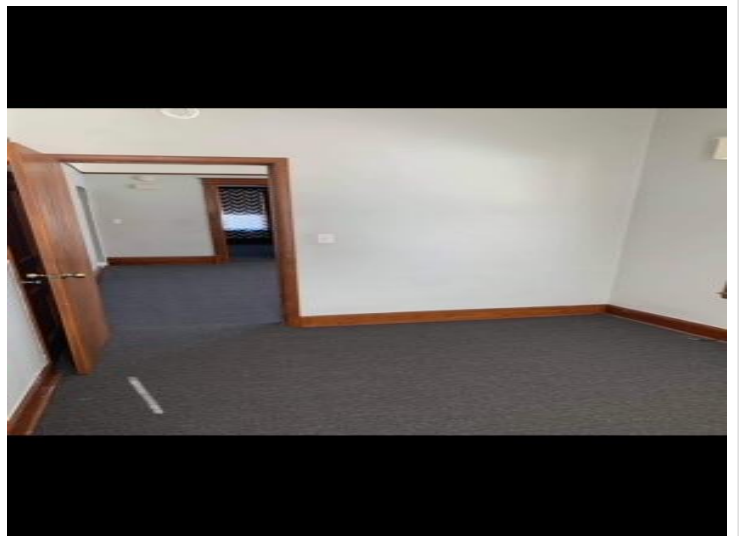
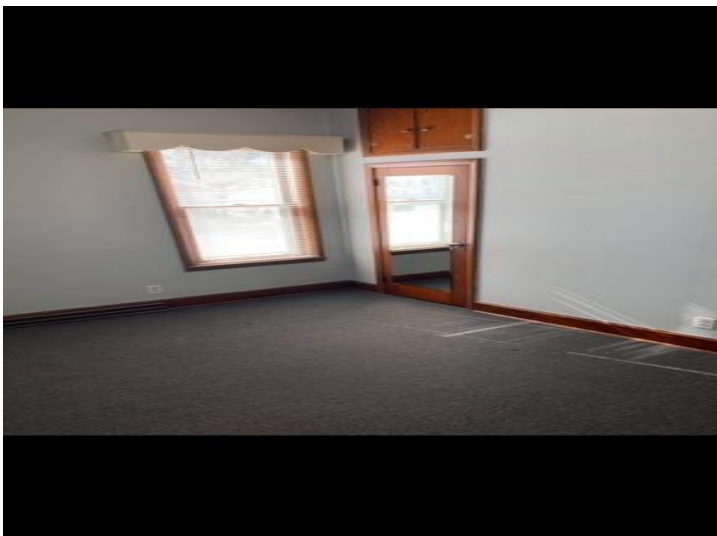
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