



MLS 7068272 Lake Land

**\$165,000**

**Description:**

A rare turnkey lot on Lower Twin Lake! This 0.74-acre parcel with 200 ft of shoreline is ready for immediate enjoyment. Bring your RV, boat, and recreational vehicles today!

The property comes complete with a deck, a dock, stairs to the water, two fire rings, and a firewood shed. Enjoy breathtaking panoramic views from this private, elevated lot nestled in tall pines. Lower Twin is a 252-acre fishing paradise for walleye and pike, with boat access to the Shell River and nearby trails for your ATVs.

This site is perfect for your camper now or a future build, with electric, water, and a 5-bedroom capacity septic system already installed. Located just minutes from Menahga and Park Rapids, this unique, ready-to-use lakeside opportunity is not to be missed!

**Additional Details:**

Lot Acres	0.74
Lot Dimensions	110.30' x 200' x 224.50' x 140' x 30'
School District	821
Taxes	\$1,114
Taxes with Assessments	\$1,114
Tax Year	2025

**Additional Features:**

**Driving Directions:**

Twin lakes South on Lodge Dr, left on River Lake Dr.



Listed By:  
Realty ONE Group Choice

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**Call Affinity Real Estate**

**218-237-3333**

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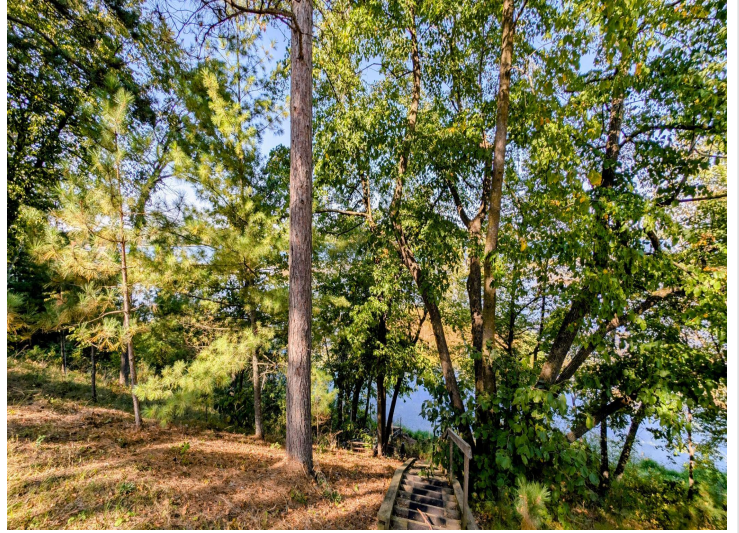
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