



MLS 7070958 Residential

\$375,000

1,536 sq ft
2 bedrooms
2 baths

40745 430th Avenue
Perham MN 56573

Status: Active

Description:

Enjoy peaceful country living near the Lakes area! This inviting 2 bedroom, 2 bathroom home sits on 7.5 beautiful acres, offering space, privacy, and outdoor lifestyle. Step inside and you'll appreciate the large kitchen, that flows nicely with the dining, and living spaces, creating a comfortable layout for everyday living and entertaining. The amazing sunroom is filled with natural light and provides the perfect place to relax, host guests, or take in the peaceful country views year round. The home also features convenient main level laundry, making everyday living easy and functional. The large unfinished basement offers excellent potential for additional living space, bedrooms, storage, or future expansion. Outside, the property includes both an attached garage and a detached garage, giving you plenty of room for vehicles, lake toys, tools, equipment, and hobbies. Located near Perham, Otter Tail, Dent and the surrounding lakes area, this property puts you close to small town conveniences, recreation, fishing, boating, dining, and year round fun while still giving you the privacy and space of country living. A great opportunity to enjoy acreage, garage space, and lakes area living all in one property!

Additional Details:


Year Built	1989
Lot Acres	7.58
Lot Dimensions	7.58 acres
Garage Stalls	4
School District	549
Taxes	\$2,588
Taxes with Assessments	\$2,588
Tax Year	2025

Additional Features:

Basement: Full, Unfinished **Fuel:** Natural Gas **Garage:** 4 **Heat:** Forced Air **Sewer:** Private Sewer **Water:** Drilled, Well **Air Conditioning:** Central Air

Driving Directions:

From Perham head south on MN-78 for about 2 miles, west on MN-108 for about 1 mile, south on 430th Ave about .25 miles to the address on the right.



Listed By:
eXp Realty

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



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



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax:218-237-3377



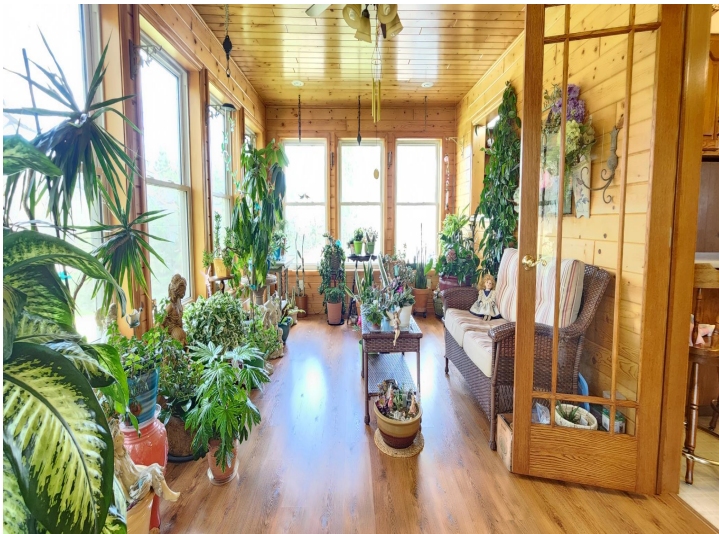
\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax: 218-237-3377

Affinity
REAL ESTATE INC

\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax: 218-237-3377

Affinity
REAL ESTATE INC

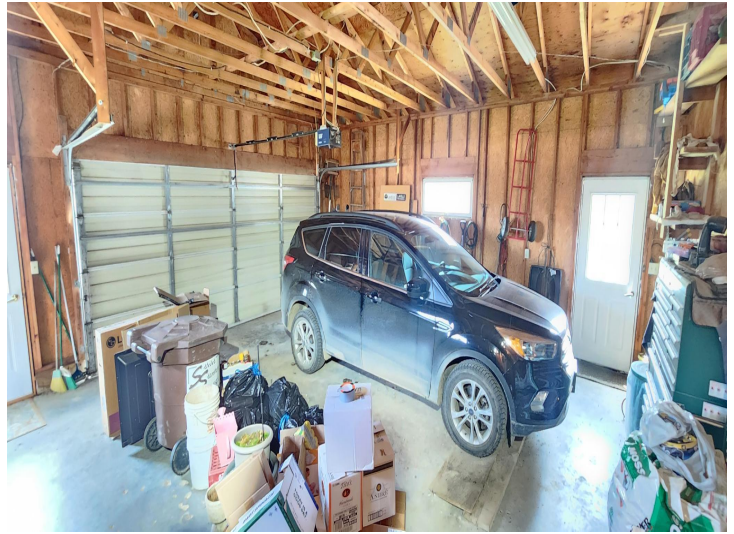
\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax:218-237-3377

Affinity
REAL ESTATE INC

\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax:218-237-3377

Affinity
REAL ESTATE INC

\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax: 218-237-3377

Affinity
REAL ESTATE INC

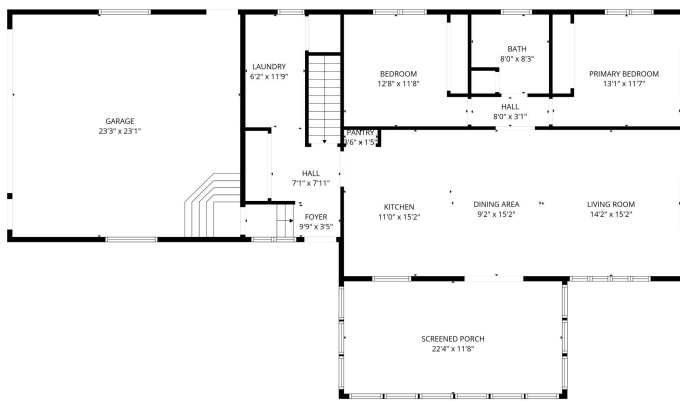
\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



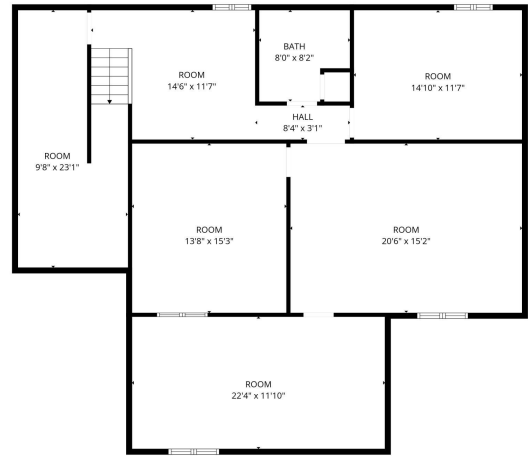
website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax:218-237-3377



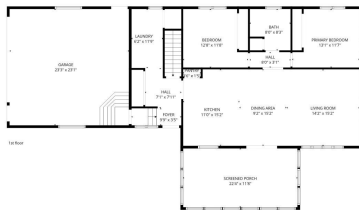
\$375,000
MLS 7070958 Residential
40745 430th Avenue
Perham MN 56573



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax: 218-237-3377



\$375,000
 MLS 7070958 Residential
 40745 430th Avenue
 Perham MN 56573