



MLS 7073830 Lake Home

**\$950,000**

2,314 sq ft  
3 bedrooms  
2 baths

26326 389th Avenue  
Battle Lake MN 56515

Waterfront: Blanche

Status: Coming Soon

**Description:**

Blanche Lake's reputable exclusivity comes to the market in a fabulous yr.round lake house w/ 100' front, detached garage and back lot with small fenced mini-orchard of apple trees. Minimalist & chic this 3BD/2BA was designed and built by an architect who captured peaceful lake living with a pitched roof allowing for a wall of lakeside windows. All living amenities on the 1800sqft main floor w/ a full 1800sqft lower level. Elegant stone fireplace, large intentional windows for tons of natural lighting, unexpected lighting sources and spaces that highlight the architectural design. Open main floor living walks out to lakeside brick/concrete terrace. Lake front is the signature sand of Blanche Lake; piles of walk-in, beautiful, raw/rare & pristine beach. Geometric precision and clean lines are quietly seen in the structural interior beams and broad overhanging eaves. Notable quality materials: glass, stone, concrete, wood with a quiet cohesive neutral color palette. Garage is oversized single stall (20x26). Valuable back lot and quiet, dead end location - everything about this package is cool and unique, and truly lends to the tone of sanctuary - yet minutes from Ottertail, golf, etc.

**Additional Details:**

Year Built	2002
Lot Acres	0.397
Lot Dimensions	100 x 170 approx , plus back lot
Garage Stalls	1
School District	542
Taxes	\$4,490
Taxes with Assessments	\$4,490
Tax Year	2025

**Additional Features:**

**Basement:** Full **Fuel:** Electric, Propane **Garage:** 1 **Heat:** Forced Air, Fireplace(s), In-Floor Heating **Sewer:** Private Sewer **Water:** 4-Inch Submersible, Private **Air Conditioning:** Heat Pump

**Driving Directions:**

Hwy 71 South of Perham. South, past Balmoral Golf Course ... some gravel. 26326 289th Battle Lake 56515



Listed By:  
Counselor Realty Detroit Lakes

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Blanche Lake

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