



MLS 7078882 Lake Land

**\$165,000**

**Description:**

A rare opportunity to acquire up to five gently sloping lakeshore lots on Little Chippewa Lake, located just 15 minutes west of Alexandria and approximately two hours from the Twin Cities. Each parcel exceeds one acre and offers at least 150 feet of prime, sandy, firm-bottom shoreline on this 270-acre lake, known for its exceptional water clarity and outstanding fishing.

All lots have been platted, surveyed, and successfully perc tested, and are situated on a quiet, wellmaintained county road with access to fiber optic service and electricity. Buyers may select their own builder to create a custom lake home, with options for gently sloped or walkout designs that take full advantage of scenic views and beautiful sunsets.

Conveniently located near a county park, golf course, and public hunting areas.

**Additional Details:**

Lot Acres	1.15
Lot Dimensions	154x350x103x406
School District	2908
Taxes	\$20
Taxes with Assessments	\$20
Tax Year	2026

**Additional Features:**

**Driving Directions:**

From Brandon go North 1 mile on Hwy 7 to Co Rd 108 West 1 mile



Listed By:  
Edina Realty, Inc.

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**