



MLS 7081163 Land

**\$89,000**

1 Acres  
Finished Lot(s)

11847 12th Avenue  
Federal Dam MN 56641

Status: Active

**Description:**

This is a 1 acre lot in the Nature's Trail development with a dock (#108) in Isle Harbor located just west 1 mile on Leech Lake near Federal Dam. The lot is improved with a 25'x 30' Quonset Hut built in 2020 and insulated. Electric power has been bought in, just add a meter with service from Lake Country Power. Installed gravel driveway with a large parking area is ready for your RV or Camper. Use the Quonset Hut as a garage for your boat, party room or sleeping cabin. Isle Harbor has a private boat ramp to launch your boat. Association dues are \$240/year. Leech Lake has fantastic fishing for Walleye, Muskie, and Crappies. Near 1,000s of acres of public lands for hunting, ATV riding, and snowmobile trails. Build a cabin, camp, or RV on this property.

**Additional Details:**

Lot Acres	1
Lot Dimensions	150x300
School District	118
Taxes	\$224
Taxes with Assessments	\$224
Tax Year	2026

**Additional Features:**

**Driving Directions:**

Co Rd 8 to Isle Harbor (West) and then south on 12th Ave.



Listed By:  
Coldwell Banker Realty

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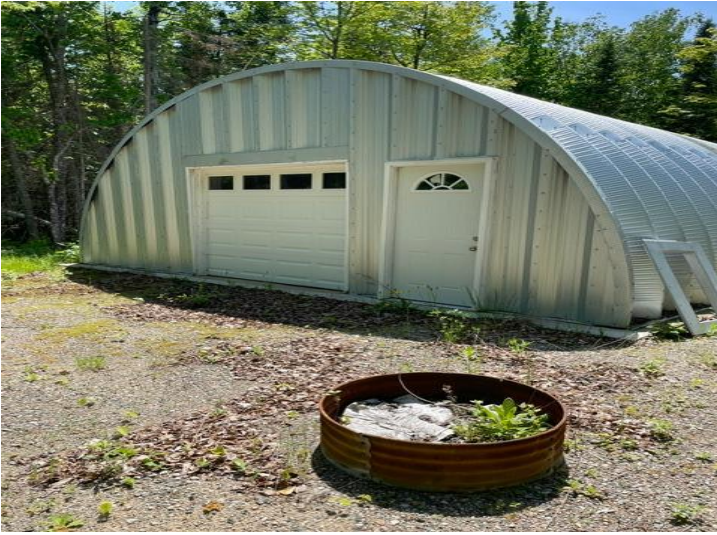
Call Affinity Real Estate

**218-237-3333**

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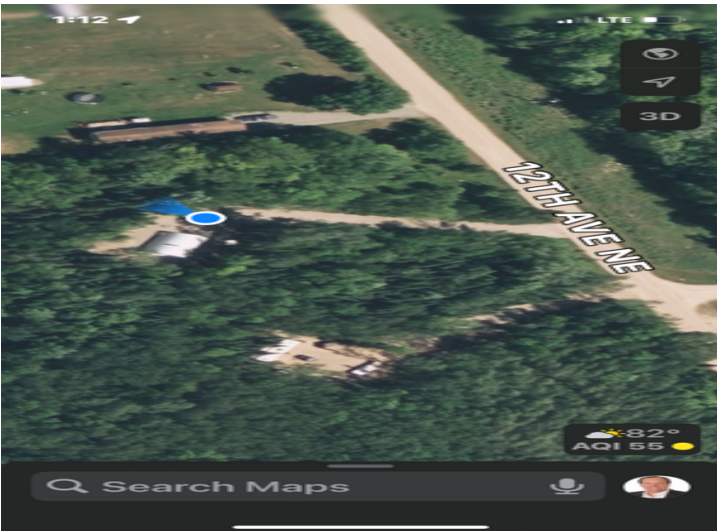
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