



MLS 7099631 Lake Home

**\$399,900**

1,096 sq ft  
2 bedrooms  
1 baths

42955 165th Street  
Clitherall MN 56524

Waterfront: Trulse

Status: Active

**Description:**

Every detail of this one level home has been thoughtfully updated and meticulously maintained, allowing you to move in and immediately enjoy the lifestyle this exceptional property offers. The 5.7-acres provides plenty of space for animals, gardening, and outdoor recreation. Enjoy apple trees providing spring blooms and apples in the fall. Abundant wildlife, including pheasants, wild turkeys, deer, and waterfowl, makes this an ideal setting for anyone who enjoys spending time outdoors. With 320 feet of shoreline on Trulse Lake, you'll enjoy a sandy beach, excellent fishing, and boating. The dock is included with the sale. The property has a detached double garage and a spacious pole barn, offering exceptional space for vehicles, a workshop, hobbies, and all your storage needs. Located just minutes from Battle Lake, you'll enjoy the convenience of nearby shopping, dining, golf, and additional lakes while still feeling worlds away from the hustle and bustle. The property also offers an easy commute to Fergus Falls, Perham, and Alexandria, making it an excellent year-round home, weekend retreat, or retirement destination.

If you've been searching for a beautifully updated home with acreage, exceptional privacy, and a quiet lake setting, this rare opportunity is one you won't want to miss.

**Additional Details:**


Year Built	2009
Lot Acres	5.7
Lot Dimensions	607 x 652 x 320 x1347 Irregular
Garage Stalls	4
School District	542
Taxes	\$1,841
Taxes with Assessments	\$1,926
Tax Year	2026

**Additional Features:**

**Fuel:** Electric **Heat:** Baseboard, Ductless Mini-Split

**Driving Directions:**

From Clitherall go South on Hwy 5, East on 160th Ave then immediately North on 425th Ave, East on 165th, when you reach the "cul de sac" Turn north on shared driveway.



Listed By:  
Trilogy Real Estate

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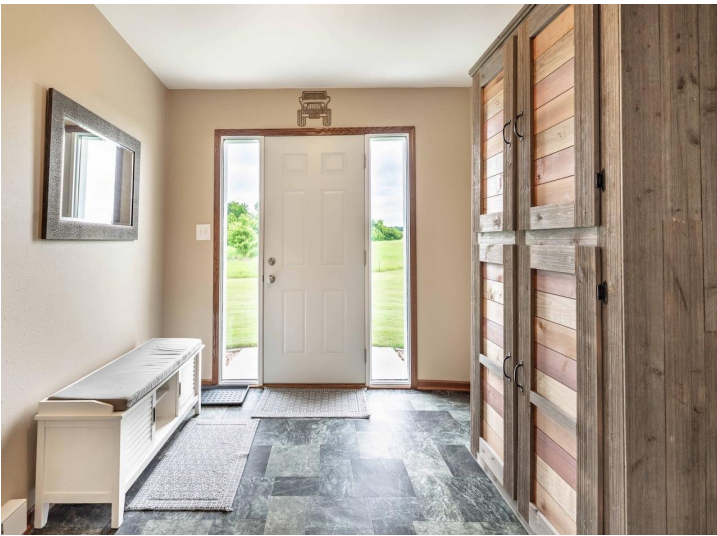
**Call Affinity Real Estate**

**218-237-3333**

**info@affinityrealestate.com**



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



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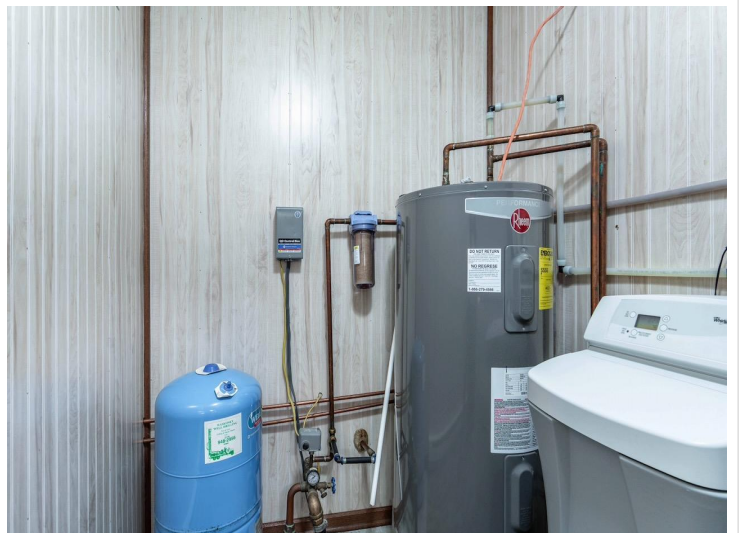
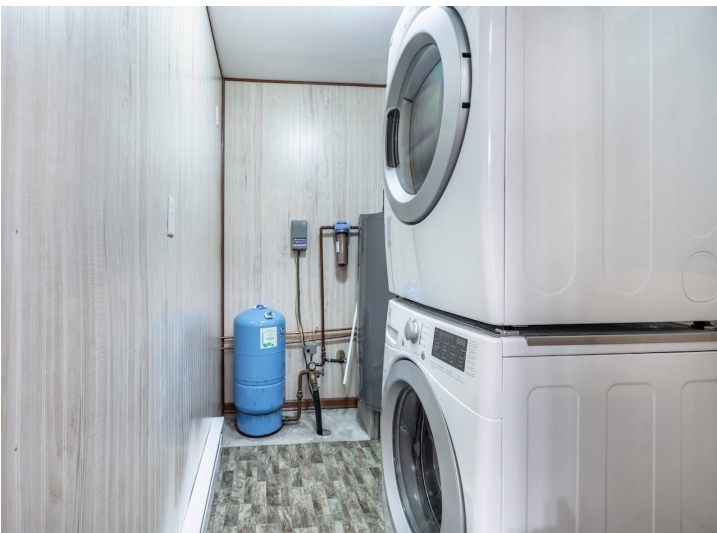
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