



MLS 7158765 Lake Home

\$1,150,000

4,205 sq ft
5 bedrooms
5 baths

18559 Empire Trail
Burtrum MN 56318

Waterfront: Big Swan

Status: Active

Description:

This rare, one-of-a-kind property features two homes on nearly 5 acres, with approximately 480 feet of level, drive-up accessible lakeshore. The main home, built in 2006, offers stunning west-facing views and generous living space, including 4 bedrooms and 4 bathrooms. Enjoy the lakeside setting from the expansive patio and deck overlooking the water. A second guest home, originally built in 1975, adds additional flexibility and charm. It features an open-concept kitchen, dining, and living area with a cozy wood-burning fireplace, along with 1 bedroom and an additional $\frac{3}{4}$ bathroom. Combined, both homes offer approximately 4,500 finished square feet. The tarred driveway extends all the way to the water's edge for easy access. The main home was custom built with high-end materials and exceptional craftsmanship, and has been meticulously maintained by its second owner. The property is fully handicap accessible. Located on Big Swan Lake, a pristine 900+ acre lake in beautiful central Minnesota, this property offers a truly exceptional lakeside lifestyle.

Additional Details:

Year Built	2006
Lot Acres	4.644
Lot Dimensions	Irregular See Overlay
Garage Stalls	3
Taxes	\$5,958
Taxes with Assessments	\$5,958
Tax Year	2025

Additional Features:

Fuel: Natural Gas, Propane **Heat:** Boiler, Dual Fuel/Off Peak, Forced Air, Fireplace(s), In-Floor Heating

Driving Directions:

From Grey Eagle Follow County 102 North To Stop Sign, At Stop Sign Go Left On County 13, Follow County 13 Till 184th Avenue, Go Left On 184th Follow To Emerald Drive Go Right, Then Right On Empire Trail



Listed By:
Central MN Realty LLC

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Call Affinity Real Estate

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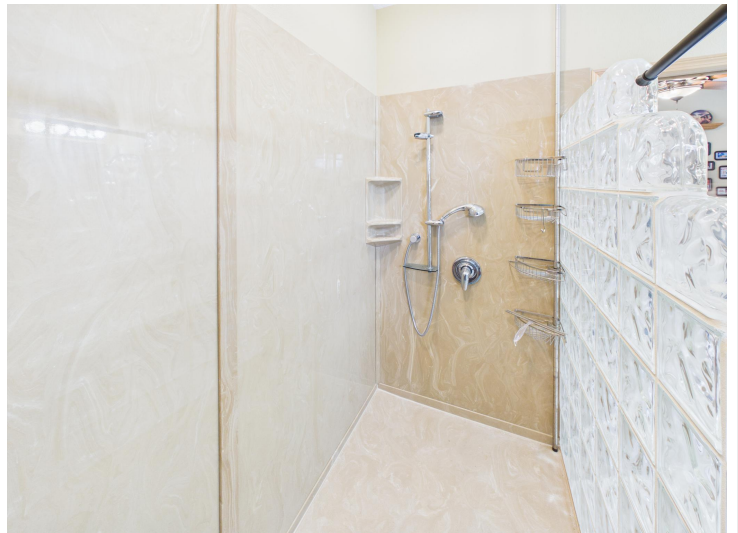
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