

MLS 7170697 Residential

$1,199,000

2,340 sq ft
4 bedrooms
3 baths

13472 Edgefield Road
Brandon MN 56315

Status: Active

Description:

Exceptional 17-Acre Country Property with an Incredible 76' x 100' Heated Shop! Just outside Brandon, this impressive property offers the perfect mix of comfortable country living, exceptional craftsmanship, and endless possibilities. The spacious 4-bedroom, 3-bath rambler features convenient one-level living, energy-efficient insulated concrete form construction, in-floor heat, dual fuel options, a beautiful custom hickory kitchen, and a generous primary suite with a walk-in closet and jetted tub. The extraordinary 7,600 sq. ft. heated shop is designed to accommodate semi-trucks, trailers, and heavy equipment, featuring 18' sidewalls, 16' insulated overhead doors, high-capacity electrical service, compressed air lines, and a bathroom with a shower and a separate septic system. Enjoy peaceful country views from the stunning 24' x 34' covered porch with stamped concrete and LED lighting. Additional highlights include a finished 3-stall attached garage, fenced pasture, private pond, animal shelter, and beautifully maintained grounds. Whether you're a trucking enthusiast, business owner, hobby farmer, or simply looking for room to spread out, this remarkable property offers an opportunity to live, work, and enjoy the country lifestyle!

Additional Details:

Year Built	2015
Lot Acres	17.44
Lot Dimensions	902 845 945 823
Garage Stalls	12
Taxes	$7,468
Taxes with Assessments	$7,468
Tax Year	2026

Additional Features:

Basement: None **Fuel:** Propane, Wood **Garage:** 12 **Heat:** Boiler, Dual Fuel/Off Peak, Forced Air, In-Floor Heating **Sewer:** Mound Septic, Private Sewer **Water:** Private, Well **Air Conditioning:** Central Air

Driving Directions:

From Brandon, north on Co Rd 7, turn left onto Edgefield Rd, and the property is on the left.

Broker Reciprocity

Listed By:
Alex Brokers Realty, LLC

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
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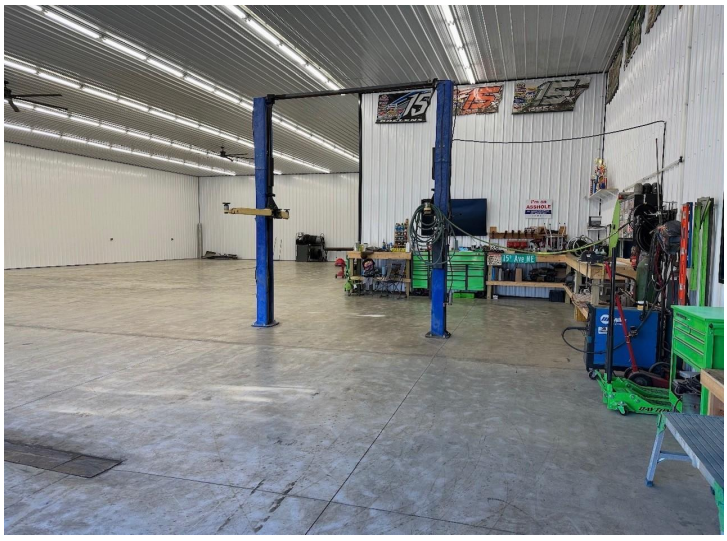



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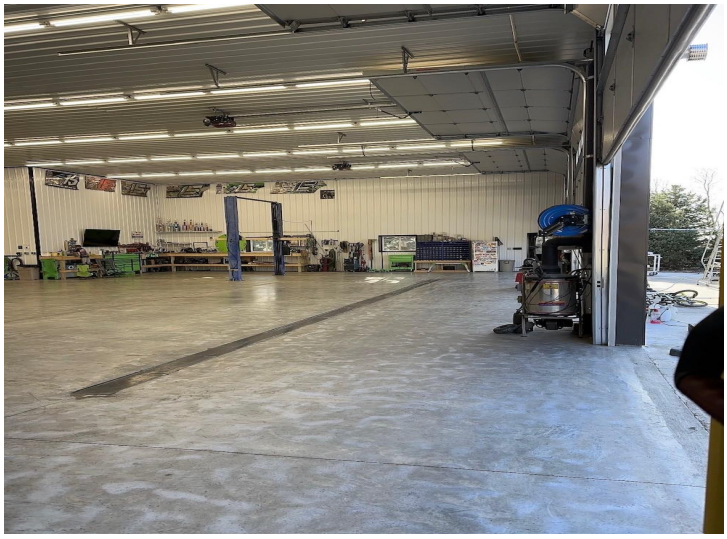




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