



MLS 6308093 Residential

\$439,900

2,365 sq ft
3 bedrooms
3 baths

174 Gemmell Avenue
Bemidji MN 56601

Status: Canceled

Description:

Come to Mill Park Addition on Gemmel Ave SW in Bemidji MN!! Pull on to the stone driveway, just to find this location gives you beautiful views of Lake Irving from the top of the hill, with a city lot that adjoins the property. You will find this newer constructed home to be very efficient with a foundation of insulation concrete forms, Marvin windows, LP and stone siding, radiant water in floor heat, powered by a natural gas on demand boiler. The home is outfitted with tea lights throughout, solid cabinets, solid counter tops, and soft closing drawers and cabinets. Spend some time in the kitchen with double ovens, high end gas cooktop, with the views to Lake Irvine. Hardwood floors on the main floor complimented with maple cabinetry in the kitchen and bathrooms. The primary overlooks Lake Irving and has a custom en-suite with an oversized shower.

Additional Details:

Year Built	2020
Lot Acres	0.28
Lot Dimensions	120x100
Garage Stalls	3
School District	31
Taxes	\$2,196
Taxes with Assessments	\$2,196
Tax Year	2022

Additional Features:

Basement: Daylight/Lookout Windows, Egress Window(s), Finished, Full, Insulating Concrete Forms **Fuel:** Natural Gas **Garage:** 3 **Heat:** Boiler, Forced Air, Radiant Floor **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

174 Gemmell Ave SW



Listed By:
Coldwell Banker Crown Realtors

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