



MLS 6423706 Lake Home

\$329,900

1,088 sq ft
2 bedrooms
2 baths

35420 438th Avenue
Ottertail MN 56571

Waterfront: Otter Tail River

Status: Closed

Description:

Amazing opportunity to own a year round 2 bed/2 bath COMPLETELY REMODELED home on the Otter Tail River. With over a half acre of flat/usable green space, located in the heart of Lakes Country, this property is perfect and move-in ready! Updates include complete rehabilitation of crawl space, removal and replacement of all floor coverings, complete rehabilitation of all interior walls and ceilings, interior door replacement, complete kitchen remodel, bathroom(s) remodel, new water heater, new water softener, installation of natural gas service, new natural gas fireplace with amenities, new ductless mini-split (AC and Heat pump), new lighting throughout, new exterior vinyl siding, new gutters where needed, and insulation of garage.

Can be purchased as a turn key property (pontoon/dock/kayaks and paddle boards included) . Otter Tail Lake is accessible and is a 20 minute boat cruise down the river!

Additional Details:

Year Built	1976
Lot Acres	0.62
Lot Dimensions	275x100
Garage Stalls	2
School District	549
Taxes	\$1,352
Taxes with Assessments	\$1,432
Tax Year	2023

Additional Features:

Basement: Crawl Space **Fuel:** Natural Gas **Garage:** 2 **Heat:** Baseboard, Boiler, Ductless Mini-Split, Fireplace(s) **Sewer:** Mound Septic, Septic System Compliant - Yes, Shared Septic **Water:** Well **Air Conditioning:** Ductless Mini-Split

Driving Directions:

Taking Otter Tail Scenic Byway, go west on Township Rd 272 1/8 mile. Go south on 438th. The property is located on the Otter Tail River.



Listed By:
Counselor Realty Detroit Lakes

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