



MLS 6463987 Lake Home

\$699,000

4,928 sq ft
3 bedrooms
4 baths

39229 460th Avenue
Perham MN 56573

Waterfront: Otter Tail River

Status: Active

Description:

OTTER TAIL RIVER HOME! This is your opportunity to own an "AMAZING" property close to Perham! This custom-built home is spacious, well-maintained and has had only one owner. Custom kitchen with hickory cabinets and butcher block island. Huge Owner's suite with gas fireplace and private bath. Main floor laundry room with sink. 4-season sunroom with side patio access and a 2nd set of stairs to the lower level featuring a large family room, fantastic storage and a geo-thermal heating/cooling system with a LP furnace backup. Two-stall attached garage that is insulated and finished. Composite deck with scenic river views and abundant wildlife watching year-round. Underground irrigation. Just a handful of steps to the dock. Across the road is a 30' x 30' shed/shop with overhead doors on 2 sides. This 5 acre paradise offers many outdoor activities year-round!

Additional Details:

Year Built	2004
Lot Acres	5
Lot Dimensions	250x850x275x550x27x240
Garage Stalls	2
School District	549
Taxes	\$3,656
Taxes with Assessments	\$3,736
Tax Year	2024

Additional Features:

Basement: Daylight/Lookout Windows, Egress Window(s), Finished, Insulating Concrete Forms **Fuel:** Electric, Propane **Garage:** 2 **Heat:** Dual, Forced Air, Fireplace(s), Geothermal, Heat Pump, Radiant Floor **Sewer:** Private Sewer, Tank with Drainage Field **Water:** Submersible - 4 Inch, Drilled, Private **Air Conditioning:** Geothermal

Driving Directions:

From Highway 10 and Highway 78 near Perham: Travel Highway 10 east 3 miles, right on 460th Avenue 2.3 miles to property.



Listed By:
New Horizons Realty of Perham

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