



MLS 6499936 Residential

**\$374,900**

2,330 sq ft  
3 bedrooms  
2 baths

45333 County Highway 8  
Perham MN 56573

Status: Pending

**Description:**

Countryside charm with a touch of nostalgia! Look no further than this delightful property nestled along County Highway 8 in picturesque Perham, MN.

Step inside this cozy abode and feel the warmth of home envelop you while the spirit of comfort and possibility is ever-present. With three spacious living areas, there's ample room for gatherings with loved ones or quiet evenings curled up by the wood fireplace with a good book.

Practicality meets convenience with a mudroom, ensuring that outdoor adventures don't leave a trace inside. And speaking of the outdoors, prepare to be enchanted by the expansive 1.36-acre lot, offering plenty of space for gardening, playing, or simply soaking in the beauty of nature.

Car enthusiasts and hobbyists alike will rejoice at the sight of the attached 3-stall garage, providing shelter for vehicles, tools, and toys alike. But the pièce de résistance? A generous 30 x 40 shop, that beckons with endless possibilities for your projects!

**Additional Details:**

|                        |          |
|------------------------|----------|
| Year Built             | 1991     |
| Lot Acres              | 1.36     |
| Lot Dimensions         | 1505x375 |
| Garage Stalls          | 3        |
| School District        | 549      |
| Taxes                  | \$2,354  |
| Taxes with Assessments | \$2,354  |
| Tax Year               | 2024     |

**Additional Features:**

**Basement:** Finished, Full **Fuel:** Natural Gas **Garage:** 3 **Heat:** Forced Air **Sewer:** Private Sewer **Water:** Drilled, Private **Air Conditioning:** Central Air

**Driving Directions:**

Head north on Hwy 8. Property is on the left after about 2 miles



Listed By:  
Century 21 Atwood

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

**218-237-3333**

[info@affinityrealestate.com](mailto:info@affinityrealestate.com)



Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470