



MLS 6516377 Residential

**\$450,000**

3,680 sq ft  
4 bedrooms  
4 baths

406 Western Avenue  
Park Rapids MN 56470

Status: Pending

#### Description:

All offers due by 5pm on 4/28/24. Fantastic 4-bedroom, 4-bath home on a 3-acre wooded lot, right on the edge of the city limits! This home has mature trees that offer privacy and a quiet atmosphere. Inside, you'll find the perfect layout! The main floor displays a bright open floor concept featuring two master bedroom suites with walk-in closets and ensuite bathrooms. And who doesn't want in-floor heat, a main-floor laundry, and a mud room right off the garage? The walk-out lower-level plays host to two large additional bedrooms. Step outside to enjoy your coffee from the covered deck, overlooking your fenced backyard and pavilion with built-in fireplace. You'll also appreciate the attached heated double garage, complete with a third stall tucked under the backside of the house and additional shed, offering convenient parking and multiple storage options. Experience the best of both worlds – the serenity of a country living feel - combined with the convenience of city amenities.

#### Additional Details:

|                        |         |
|------------------------|---------|
| Year Built             | 2005    |
| Lot Acres              | 3       |
| Lot Dimensions         | 220x592 |
| Garage Stalls          | 3       |
| School District        | 309     |
| Taxes                  | \$4,512 |
| Taxes with Assessments | \$4,512 |
| Tax Year               | 2023    |

#### Additional Features:

**Basement:** Block, Egress Window(s), Finished, Full, Walkout **Fuel:** Electric, Natural Gas **Garage:** 3 **Heat:** Dual, Forced Air, Fireplace(s), Radiant Floor **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

#### Driving Directions:

From Hwy 34/71 - Go west on Hwy 34. Take a left on Western Ave. Proceed 0.3 miles, home is on left.



Listed By:  
Keller Williams Realty Professionals

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