



MLS 6559730 Lake Home

\$249,000

924 sq ft
3 bedrooms
1 baths

35336 Northern Lights Drive
Richville MN 56576

Waterfront: Dead Lake (56038300)

Status: Active

Description:

Dead Lake in Otter Tail County. This unique property is on the channel that connects Dead Lake to Tombs Lake. Two docks are included - on dock being on Dead Lake and the other on Tombs. The 1973, 3 bedroom, 1 bath manufactured home is well kept and has a nice lakeside deck for grilling and telling fish stories. The home is used seasonally and will be sold furnished and turn-key. The 2nd manufactured home (house #35338) is disconnected from utilities and is used for storage. These lots total approx 1.12 acres and have 338' of frontage, They are nicely wooded and offer lots of privacy on a dead end road. Dead Lake is 7,901 acres (the 2nd largest lake in Otter Tail County) and has a reputation as one of the best all-around fishing lakes in Otter Tail County. Walleye, Northern Pike, Largemouth Bass, Black Crappie, and Bluegill are the dominant gamefish species in the fish community. Come and enjoy the lake!

Additional Details:

Year Built	1973
Lot Acres	1.12
Lot Dimensions	338x175
School District	549
Taxes	\$1,243
Taxes with Assessments	\$1,324
Tax Year	2024

Additional Features:

Basement: None **Fuel:** Propane **Heat:** Forced Air **Sewer:** Holding Tank, Private Sewer **Water:** Private, Sand Point **Air Conditioning:** Wall Unit(s)

Driving Directions:

From Richville: SW on County Highway 14 to Northern Lights to property at dead end.



Listed By:
Coldwell Banker Preferred Partners

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