



MLS 6659595 Residential

**\$550,000**

1,578 sq ft  
6 bedrooms  
3 baths

48435 505th Avenue  
Perham MN 56573

Status: Active

#### Description:

Amazing Hobby Farm with a Renovated Farmhouse, Expansive Outbuildings, and 40 Acres just 15 Minutes from Perham! This property is a Turnkey setup for Farming, Livestock, or Peaceful Country Living.

Step inside to find a Spacious Kitchen with Oak Cabinetry, a Primary Bedroom with an Ensuite Bath, and an Inviting Layout. Upstairs, Two Additional Bedrooms, currently being used as an Office & Den, are paired with a 2nd Bathroom. The Finished Basement adds even more Space, featuring a Family Room, Three Additional Bedrooms, and a 3rd Bath, making this home both Versatile & Comfortable.

The Farm's Infrastructure is designed for both Functionality and Efficiency. The 50x56 Shop is fully equipped with Power, Insulation, and a Wood Furnace, making it ideal for Year-Round Use. The 36x108 Calf Barn provides ample space for Horses or Cattle, complete with a Dedicated Tack Room.

For Livestock Operations, the property features Three Cattle Sheds measuring 54x100, 54x81, and 30x40, providing a combined 10,974 SqFt of Sheltered Space. Additional Infrastructure includes a Versatile Gambrel-Style Barn, Pole Buildings, Hay Sheds, Grain Bins, and Silos, ensuring you have everything needed for a Fully Equipped Hobby Farm.

The 40 Acres offer a Perfect Mix of Tillable Land, Pasture, and Wooded Areas, creating an Ideal Setting and Abundant Wildlife. Whether you're looking for a Working Farm or a Spacious Country Retreat, this Exceptional Hobby Farm is Ready for You!

#### Additional Details:

Year Built	1925
Lot Acres	40
Lot Dimensions	1,320 x 1,320
Garage Stalls	1
School District	549
Taxes	\$878
Taxes with Assessments	\$958

1  Listed By: 2024  
Jack Chivers Realty

#### Additional Features:

Affinity Real Estate Inc. participates in the Regional Multiple Listing Service of Minnesota, the Broker Reciprocity Program, allowing Dr. to display other Broker's listings on our website. All properties are subject to prior sale, change or withdrawal.

#### Driving Directions:



Call Affinity Real Estate

**218-237-3333**

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

From Perham, head North on Co Hwy 8 for about 8 Miles, then turn left onto 505th Ave. After 1.5 Miles, the property will be on the left.