MLS 6676193 Land

$165,000

11.18 Acres
Raw Land

TBD Parcel B State Hwy 371
Backus MN 56435

Status: Active

Description:

This exceptional property offers a rare blend of commercial potential, residential possibilities, and outdoor recreation—perfect for business owners, outdoor enthusiasts, and hunters alike! Location is key, situated right on Highway 371, this property boasts excellent visibility, ensuring high exposure for any business venture. Plus, for aviation enthusiasts, it borders the Backus Airport, allowing for effortless fly-in, fly-out convenience. For added accessibility, a frontage road off County Road 87 has been approved, making entry and exit even more convenient, especially for future business use. Additionally, a bypass lane off Highway 371 has been approved to improve traffic flow, making this an even more attractive commercial opportunity. Nature lovers and adventure seekers will appreciate the easy access to nearby lakes, hiking trails, and extensive ATV and snowmobile routes, providing year-round outdoor enjoyment. Whether you're looking to develop, invest, or simply escape to your own private retreat, this property offers endless potential. Don't miss this rare opportunity to own a stunning piece of land in Backus, combining natural beauty with unbeatable highway frontage and enhanced accessibility!

Additional Details:

Lot Acres	11.18
Lot Dimensions	319x1494x324x1559
School District	2174
Taxes	$154
Taxes with Assessments	$154
Tax Year	2024

Additional Features:

Driving Directions:

Head N on 371 in Backus. Property on left just before 87.

Listed By:
Gallery of Homes

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218-237-3333

info@affinityrealestate.com

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