



MLS 6705474 Residential

**\$40,000**

1,596 sq ft  
2 bedrooms  
2 baths

202 1st Street  
Wadena MN 56482

Status: Pending

**Description:**

**FIXER UPPEER** ..This is a fantastic opportunity for those looking to purchase a property with great potential at a competitive price. Whether you're an investor seeking a high-return project, a buyer planning to add value through renovations, or someone looking for an affordable home with room for improvements, this property offers endless possibilities. Offered as-is, with no repairs or contingencies, it's ideal for cash buyers only, and a quick closing is preferred. All reasonable offers will be considered, but the buyer must conduct their own independent due diligence, evaluations, and inspections before submitting an offer.

For more information or to schedule a showing/walkthrough,.

Opportunities like this don't last—act now!

**Additional Details:**

Year Built	1905
Lot Acres	0.16
Lot Dimensions	70 x 100
School District	2155
Taxes	\$1,244
Taxes with Assessments	\$1,314
Tax Year	2025

**Additional Features:**

**Fuel:** Natural Gas **Heat:** Forced Air

**Driving Directions:**

From the intersection of Us Hwy 10 & 71 in Wadena; Then North on US Hwy 71 1 block to Birch Ave NE, go east on Birch 1 block, subject on the Northeast corner



Listed By:  
The Gores Company

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**



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