



MLS 6717037 Lake Home

**\$365,000**

880 sq ft  
2 bedrooms  
1 baths

3818 County Road 54  
Longville MN 56655

Waterfront: Little Boy Lake  
(Wabedo Twp.)

Status: Pending

**Description:**

With 185 feet of shoreline on beautiful Little Boy Lake, this retreat is the perfect getaway for lake lovers. A detached garage, shed, and additional boat storage ensure you have space for all your outdoor gear. Step inside through the convenient mudroom-complete with a refrigerator for quick access to cold drinks-before entering the inviting family room. Here, a wood-burning fireplace creates a warm, relaxing atmosphere, with space for a dining table. The kitchen features a peninsula for casual meals, warm wood ceilings, and ample cupboard space for all your essentials. Two main-level bedrooms provide comfortable accommodations, including one oversized room perfect for multiple beds or bunkbeds. Outdoor enthusiasts will love the nearby trail system, offering year-round activities like biking, hiking, skiing, and snowmobiling.

**Additional Details:**

Year Built	2001
Lot Acres	2
Lot Dimensions	185x590x140x675
Garage Stalls	1
School District	118
Taxes	\$1,444
Taxes with Assessments	\$1,510
Tax Year	2025

**Additional Features:**

**Basement:** None **Fuel:** Electric, Wood **Garage:** 1 **Heat:** Baseboard, Wood Stove **Sewer:** Tank with Drainage Field **Water:** Sand Point **Air Conditioning:** None

**Driving Directions:**

From Longville - Head out of town on Co Rd 7. Turn onto Co Rd 54 NE for 2.9 miles to the subject property on the left.



Listed By:  
Heartland Real Estate

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