



MLS 6723370 Lake Land

**\$155,000**

0.08 Acres  
Finished Lot(s)

30019 Whitebirch Way  
Pequot Lakes MN 56472

Waterfront: Pelican

Status: Pending

#### Description:

Welcome to Whitebirch Camping Cluster 2 in Breezy Point, MN! This meticulously maintained property features a custom 2014 Kropf park model designed for comfort and durability. The park model includes a steel roof, covered gutters, extra storage cabinets, a porcelain bathroom sink, and a 30-gallon water heater. The double loft offers two sleeping areas, accommodating up to 10 guests comfortably.

A standout feature is the 12x12 Minnesota Room, built to withstand severe weather and showcasing a cozy knotty pine interior. Enjoy the maintenance-free deck with a convenient ramp, a paver patio perfect for outdoor gatherings, and a spacious yard that seamlessly connects to an association-owned green space—ideal for yard games and added privacy. Additional storage is available in the 8x10 shed.

As part of the Whitebirch community, you'll have access to shared amenities including pools, playgrounds, recreational courts, and more. Experience the perfect blend of relaxation and recreation in this exceptional setting.

#### Additional Details:

Lot Acres	0.08
Lot Dimensions	49.83 x 54.42 x 58 x 80
School District	186
Taxes	\$514
Taxes with Assessments	\$514
Tax Year	2025

#### Additional Features:

#### Driving Directions:

From the gates of Breezy Point Resort go south on 4 to right on Dove St. go approx. 1.75 miles to 7070 Dove Street and campground on the right.



Listed By:  
Dane Arthur Real Estate Agency-Crosslake

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