



MLS 6730151 Lake Land

**\$59,900**

0.09 Acres  
Finished Lot(s)

30547 Cougar Pass  
Pequot Lakes MN 56472

Waterfront: Pelican

Status: Pending

#### Description:

Here is what you have been waiting for, a level 0.09 Acres lot nestled up against the woods. It's been in one family since 2007. There are many possibilities to make this lot your own. Included with the lot: 1998 Breckenridge Park Model, 8'x20' Deck which hold the 8'x15' Screen Porch, 8'x8' Grilling Deck, 12'x12' Screen Gazebo Deck, 8'x10' Storage shed, 3 or 4 plastic deck lockers, and a rock lined parking area. The park model is in great shape with a open living area, 2 recliners and loveseat in living room, a functional kitchen, dining area for 4, bedroom with queen bed and bathroom with shower and full size toilet. Many ways to enjoy the outside part of the property with a view of the woods from any deck while keeping safe from the bugs in either screen enclosure. Storage shed hold two small refrigerators for beverages. All interior and exterior furniture is included. Many shared amenities to enjoy at Whitebirch RV & Camping Resort.

#### Additional Details:

Lot Acres	0.09
Lot Dimensions	32x101x54x85
School District	186
Taxes	\$246
Taxes with Assessments	\$246
Tax Year	2025

#### Additional Features:

#### Driving Directions:

From 7070 Dove St and the security gates of Whitebirch Cluster 2 - once securing access thru gates go forward to RT on Whitebirch Way then LT on Plumwood to #30547 on LT



Listed By:  
Edina Realty, Inc.

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