



MLS 6735678 Lake Home

\$625,000

942 sq ft
2 bedrooms
2 baths

36310 Augustana Drive
Battle Lake MN 56515

Waterfront: Otter Tail

Status: Active

Description:

Otter Tail Lake-This is the place! Original lake cabin on a gorgeous level lot, cuddled in love and warmth by the same family for over 60 years features a spacious and bright lakeside great room, well equipped eat-in kitchen, large lakeside patio for easy indoor-outdoor living, sheltered side patio for grilling, plenty of green space for yard games and gatherings and an almost perfect sand bottom, shallow swimming area! Extras include oversized shed with ½ bath, workshop and storage for lawn equipment and water toys. Plus, most furnishings, playset, firepit, picnic tables and dock included! All in a prime location on tar road and see Zorbaz, Corner Store and Beach Bums from the end of the dock. Start making your lake memories here!

Additional Details:

Year Built	1970
Lot Acres	0.35
Lot Dimensions	60 x 258
School District	542
Taxes	\$3,280
Taxes with Assessments	\$3,280
Tax Year	2024

Additional Features:

Basement: None **Fuel:** Electric **Heat:** Baseboard **Sewer:** Septic System Compliant - Yes, Tank with Drainage Field **Water:** Private, Well **Air Conditioning:** Wall Unit(s)

Driving Directions:

From Battle Lake: N on 78 to L on to Ottetail Rd (72) about 3 miles turn R onto Augusta Drive, property on Right.



Listed By:
Coldwell Banker Crown Realtors

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