



MLS 6738044 Residential

**\$375,000**

1,296 sq ft  
2 bedrooms  
2 baths

10244 State Highway 87  
Menahga MN 56464

Status: Active

#### Description:

Discover the perfect blend of privacy, functionality, and opportunity—just five minutes from Menahga. Situated on 40 acres, this well-maintained 2-bedroom, 2-bathroom home provides ample space for recreation, hobby farming, or peaceful country living. The property features approximately 15 wooded acres on the north side, which include some nice hardwoods, along with lower bedding areas that offer excellent deer hunting potential. Fenced pasture acreage offers flexibility for livestock or potential tillable acreage. The 40x32 detached shop is ideal for storing vehicles, equipment, or serving as a workshop, and two additional sheds provide ample storage space. Inside, you'll find a practical layout filled with natural light and everyday comforts, conveniently located off State Highway 87 with easy access to Spirit, Stocking, and Blueberry Lakes, as well as Blueberry Pines Golf Course.

#### Additional Details:

Year Built	1915
Lot Acres	40
Lot Dimensions	1320 x 1320
Garage Stalls	3
School District	821
Taxes	\$1,474
Taxes with Assessments	\$1,474
Tax Year	2025

#### Additional Features:

**Basement:** None **Fuel:** Electric, Propane **Garage:** 3 **Heat:** Baseboard **Sewer:** Tank with Drainage Field **Water:** Drilled **Air Conditioning:** Wall Unit(s)

#### Driving Directions:

West on 87 from Menahga 3.4 miles.



Listed By:  
Premier Realty Group

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