



MLS 6740997 Lake Home

\$1,499,000

2,408 sq ft
3 bedrooms
2 baths

45970 Co Hwy 51
Perham MN 56573

Waterfront: Little Pine

Status: Hold

Description:

LEGACY PROPERTY ON LITTLE PINE LAKE! First time on the market in over 30 years, this property is truly one-of-a-kind. Just three minutes from Perham, this 7.9-Acre Estate blends Unmatched Privacy, Prime Location, and a Jaw-Dropping Setting that simply Cannot be Replicated.

Featuring over 5 Acres of Mature Woods, Vibrant Wildlife, a Flat and Level approach to the Water's Edge, and 900 Ft. of Riprapped Shoreline wrapping around a Private Peninsula overlooking the Ottertail River. A Winding Trail through the woods leads to a Serene Hilltop Clearing — a Park-Like Space with Sweeping Views over the Lake.

Tucked deep into the trees at the end of a Private Drive, the Home offers Peaceful Seclusion. Remodeled with Rustic Charm in 2018, the interior features Reclaimed Wood Floors, a Custom Masonry Fireplace, and a 50-Year Roof. Nearly every room offers a Lake View, while the exterior showcases LP Siding, Rich Stonework, and a Beautiful Paver Patio that ties it all together.

Not to be forgotten is the Remarkable 56x36 Heated Shop with Concrete Floors, Insulation, and a Finished Workshop Area — the perfect complement to the estate. Whether you're seeking a Private Homestead, a place to Gather Generations, or a Rare Tract of Land to Pass Down, this is the type of property that comes along once in a lifetime!

Additional Details:

Year Built	1947
Lot Acres	7.9
Lot Dimensions	Irregular
Garage Stalls	1
School District	549
Taxes	\$8,004
Taxes with Assessments	\$8,084
Tax Year	2024

Additional Features:

Space, Partial **Fuel:** Electric, Natural Gas **Garage:** 1 Car, Insulated **Air, Fireplace(s):** Central Air, Gas **Sewer:** Private Sewer, Septic System
Listed By: **Broker Reciprocity** **218-297-3333**
C Jack Chivers Realty

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