



MLS 6744957 Residential Income

\$449,000

Description:

Discover this rare chance to own two side-by-side duplex buildings nestled between Round Lake and North Long Lake—just minutes from both Brainerd and Nisswa. This ideal location combines serene lake country living with quick access to nearby amenities, dining, and recreation. Each duplex unit offers a thoughtfully designed layout featuring a spacious main level with living room, kitchen, laundry, and bathroom. Upstairs, you'll find two bedrooms, a full bath, and abundant closet space throughout. Each unit also includes an attached single-stall garage for added convenience. These units are well-suited for long-term tenants. Whether you're looking to expand your investment portfolio or live in one side and rent the others, this versatile property presents strong potential in a highly desirable area.

Duplex Buildings: 5,232 SF Total (Both Buildings); 5019/5021: 2,616 SF Total; 5019: 1,044 SF Living (576 SF Main & 468 SF Upper) + 264 SF Garage; 5021: 1,044 SF Living (576 SF Main & 468 SF Upper) + 264 SF Garage; 5041/5043: 2,616 SF Total; 5041: 1,044 SF Living (576 SF Main & 468 SF Upper) + 264 SF Garage; 5043: 1,044 SF Living (576 SF Main & 468 SF Upper) + 264 SF Garage

Additional Details:

Year Built	1989
Lot Acres	1.57
Lot Dimensions	317.10' x 245' x 313' x 194'
Garage Stalls	4
School District	181
Taxes	\$3,696
Taxes with Assessments	\$3,696
Tax Year	2025

Additional Features:

Fuel: Natural Gas **Heat:** Forced Air

Driving Directions:

From the Baxter Hwy 371 / Hwy 210 stoplight intersection - North on Hwy 371 approx. 7.6 miles - East on Ojibwa Road - Property is located on the South between Rudbeck Road and Sugarbush Lane



Listed By:
Close-Converse Commercial Prop

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