



MLS 6754770 Residential

\$239,900

1,128 sq ft
3 bedrooms
2 baths

9285 Birchmont Beach Road
Bemidji MN 56601

Status: Active

Description:

Cozy 3-Bedroom Retreat with 6 Acres of Serenity!

Escape to your perfect blend of comfort and country living with this charming 3BR, 2BA home, just 10 minutes from town. Featuring modern upgrades and outdoor amenities, this property is a rare find for those seeking both convenience and tranquility.

Key Features You'll Love -

Move-In Ready: Enjoy peace of mind with a brand-new roof and septic system.

Outdoor Enthusiast's Dream: 6 sprawling AC of land that connect directly to state-owned property for endless exploration.

Sustainable Living: A chicken coop, root cellar, and large garden area offer self-sufficiency at its finest.

Spacious Utility: The detached heated shop/garage provides ample space for projects, parking, or storage.

Cozy Comforts: Heat the home with outdoor wood stove or propane, central AC, and a large entry/mudroom for seamless transitions between outdoor activities and indoor living.

Discover the serenity of rural living without sacrificing proximity.

Additional Details:

Year Built	2004
Lot Acres	6.07
Lot Dimensions	675x344
Garage Stalls	2
School District	31
Taxes	\$912
Taxes with Assessments	\$912
Tax Year	2023

Additional Features:

Basement: Crawl Space **Fuel:** Propane, Wood **Garage:** 2 **Heat:** Forced Air, Radiant Floor, Wood Stove **Sewer:** Private Sewer, Septic System
Compliant - Yes **Water:** Private, Well **Air Conditioning:** Central Air



Listed By:
EXIT MN Lakes Realty

to Birchmont Beach Rd. East on BBR to 9285. Slightly left on North side of rd.

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218-237-3333

info@affinityrealestate.com



Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470